



XXVII FIG CONGRESS

11-15 SEPTEMBER 2022
Warsaw, Poland

Volunteering
for the future –
Geospatial excellence
for a better living

The Netherlands' Cadastre, Land Registry and Mapping Agency Positivation : *Striving for a key register more in line with legal reality.*



Marcos Buiza & Sanne Hekman (Paper 11411)



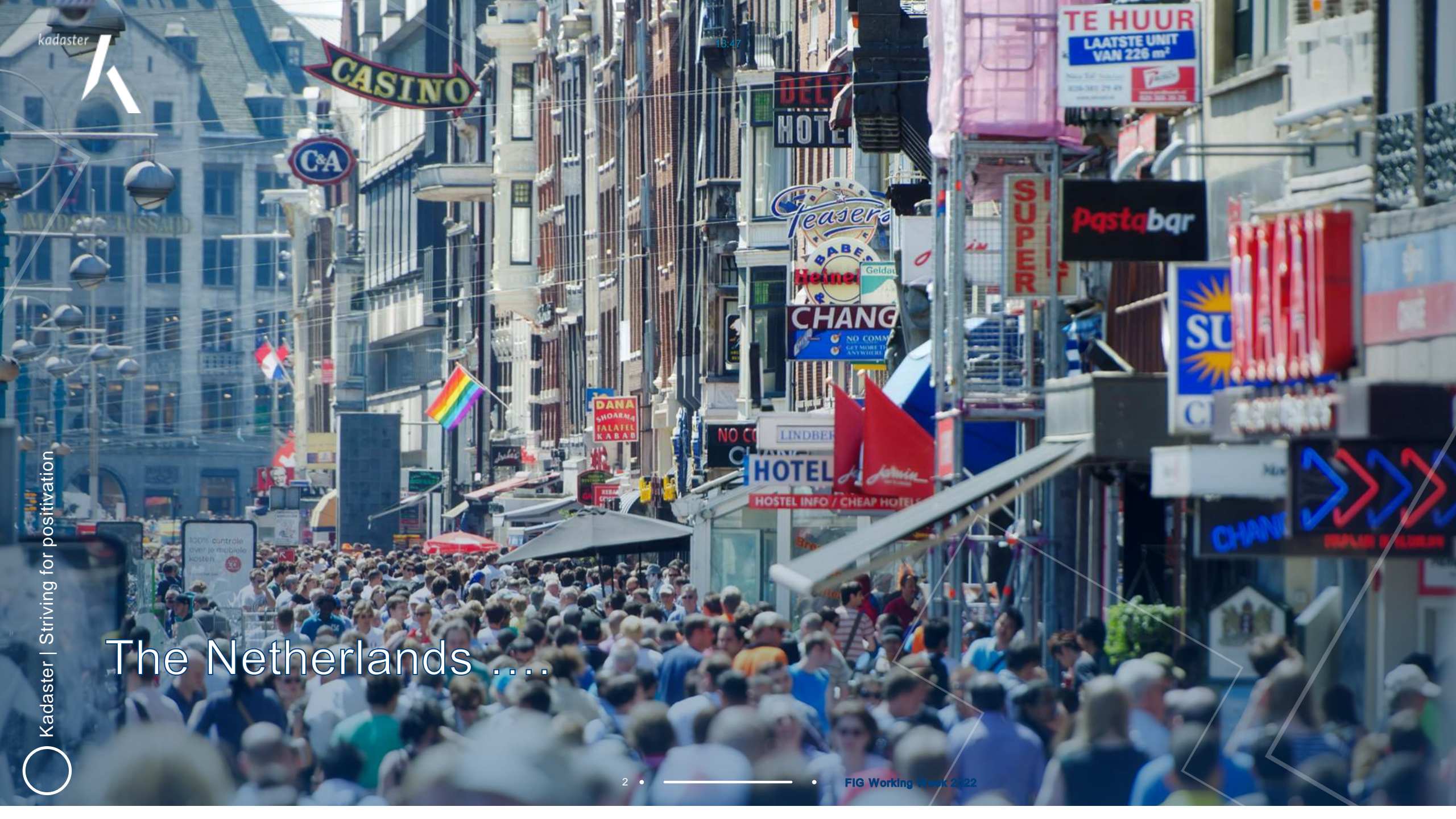
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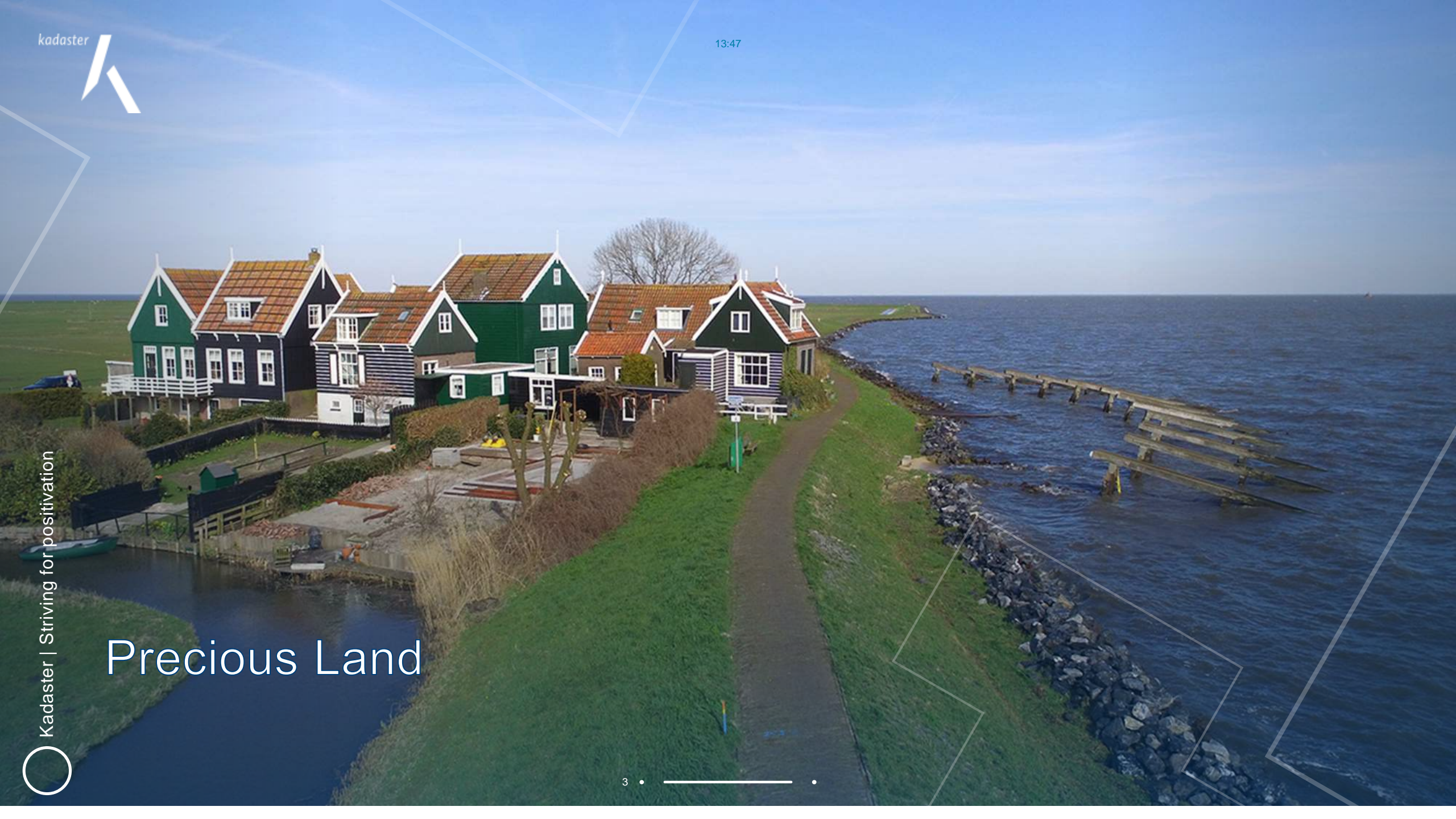


PLATINUM SPONSORS



The Netherlands





Precious Land





RECHT VAN OVERPAD?!

Right of Way?!

MR. FRANK
DOET VISSER
UITSPRAAK





Television Famous Surveyors





Mapping & land registration since 1800





Analog to digital





Data-driven society

49-117E



For example: Adverse Possession

Ownership because of long term usage is not known in the public registers and Key Register Kadaster.



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For example: Inheritance

Ownership is not known in the public registers and Key Register Kadaster because someone inherited and by law it is not mandatory to inform the Dutch Kadaster.

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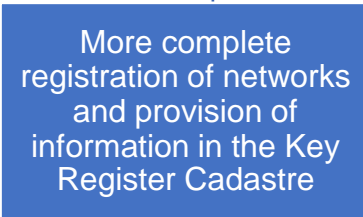
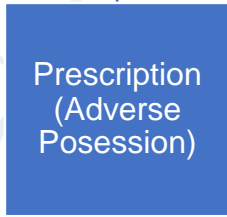
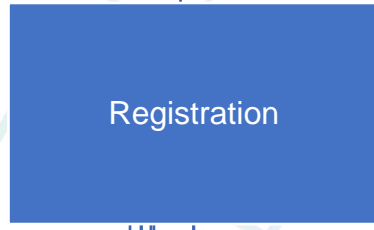
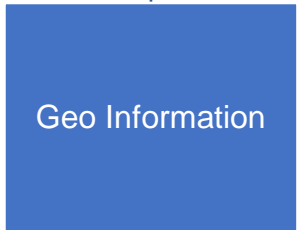
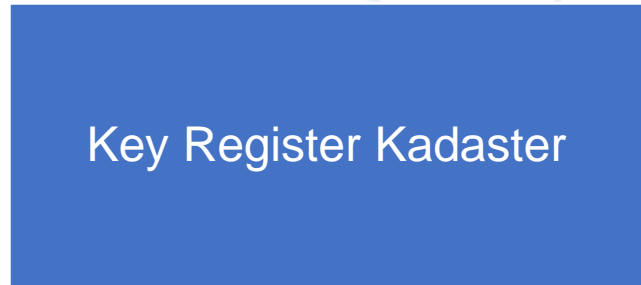


Goal Positivation:

Dutch society, being citizens, notaries, real estate agents, governments, etc. can rely on a correct and complete Key Register Cadastre [BRK], and is – as much as possible – in line with the legal reality.



The program Positivation: 9 tracks





Cable's, networks and pipelines [Concept]

Visible on the map

data transport	KL1011
data transport	KL1049
data transport	KL1051
data transport	KL1081
data transport	KL1220
gas hoge druk	KL1081
gas lage druk	KL1081
hoogspanning	KL1081
laagspanning	GM0008
laagspanning	KL1081
toed. vrijverval	GM0008
water	KL1104





Making Public-Law restrictions better known

Law on disclosure of public-law restrictions

Dutch Civil Code article 7:15.

“all restrictions on a parcel must be mentioned by seller when selling the property to the buyer”.





Why change?

- | Dual system of local municipalities using a different system than other governments [f.e. provinces, the Cultural Heritage Agency and water boards] is outdated
- | Mandatory registration on parcel level is not in line with other indicators known in the system of interconnecting Key Registers [f.e. Adres- or Building Identification]





One Channel Managed by Kadaster

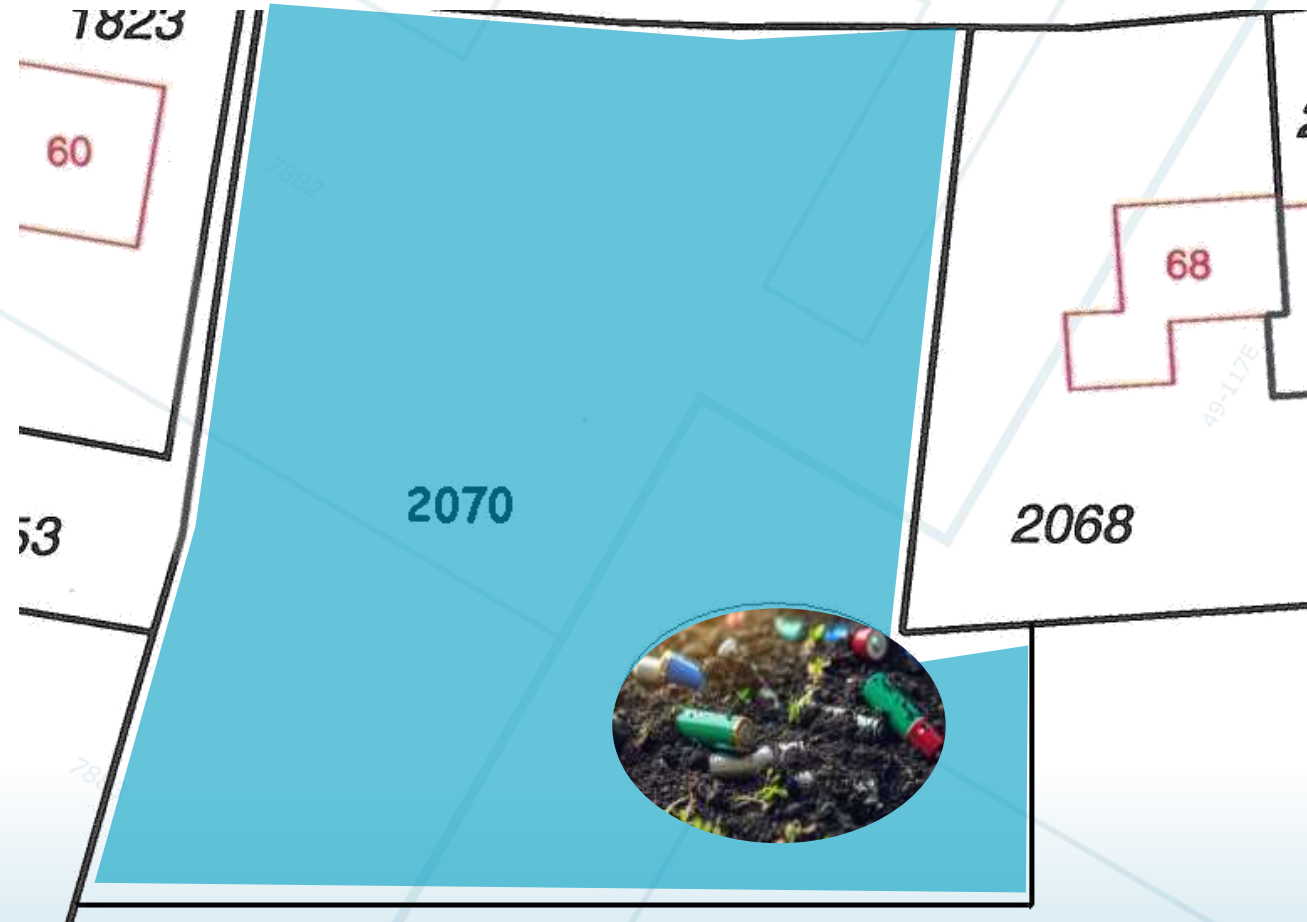
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All data combined in one system, users (especially notaries and real estate agents) can consult all public law restrictions of all governments via **one channel**, including the underlying source documents. *This considerably improves the awareness of these restrictions.*





Public-law restriction: Polluted soil





Public-law restriction: Polluted soil

after Splitting parcels [OLD SITUATION]





Public-law restriction: Polluted soil

after Splitting parcels [NEW SITUATION]





Types of contouring or identification of Public Law restrictions

Parcel

Building- or,

Fysical surroundings [F.e. a bridge]

Free contour

Adres Identification





Designated Municipal Monument

Soil Protection act: Serious contamination



View on the map [PDOK]





Striving for positivation ...

Not a 180° turn

Smalls steps

It's not the solution itself, but priority decides if it will be done

A lot of law & politics and stakeholders involved



kadaster



Sanne Hekman | 12th September

Thank you