

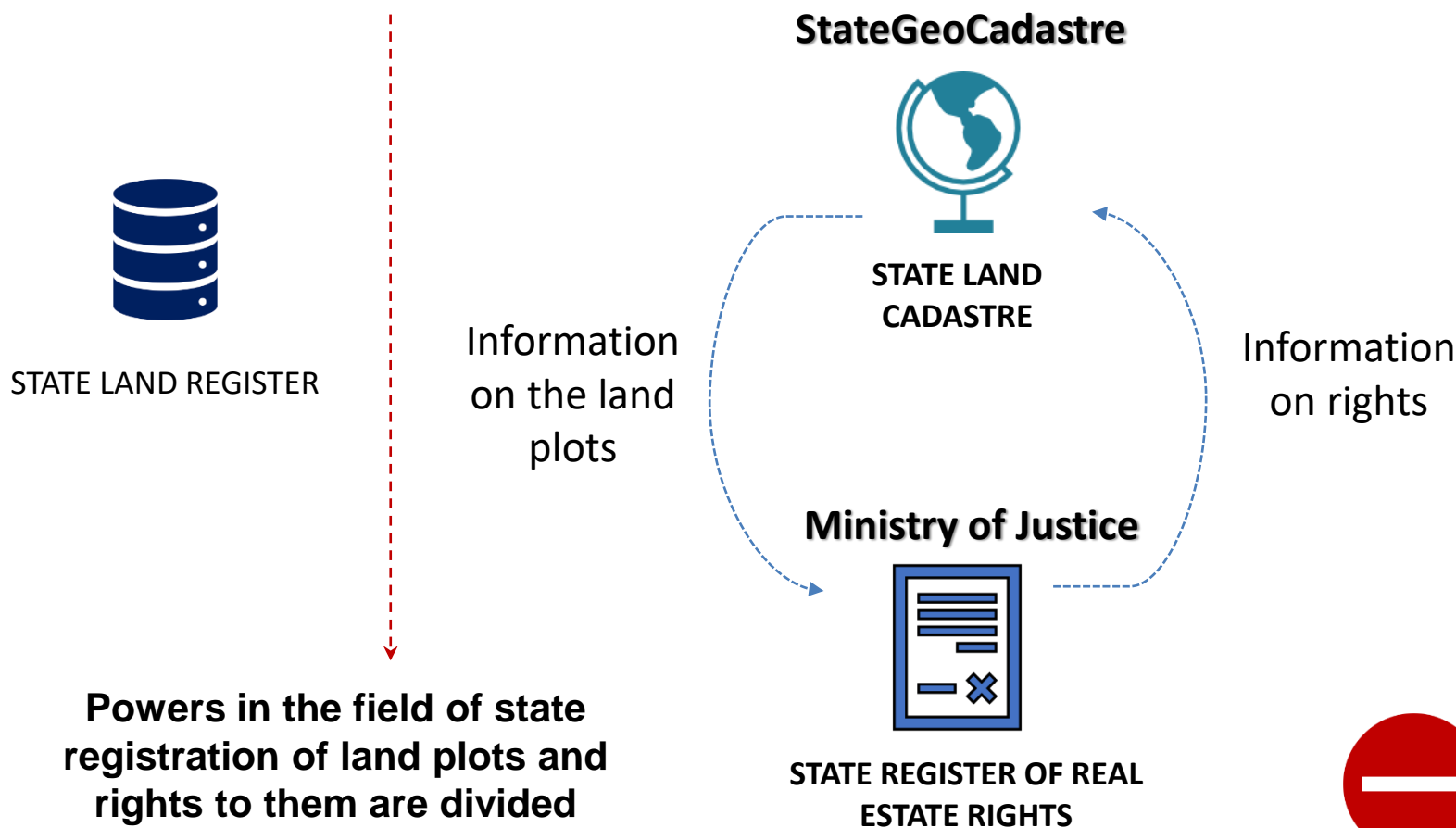
Ukrainian Registry System

Ms. Maryna Zozul
International Cooperation Division
State Service of Ukraine for Geodesy, Cartography and Cadastre

XXXII GENERAL ASSEMBLY OF ELRA
Funchal, 24 November 2023

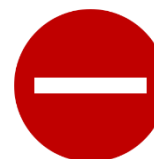
01.01.2013

- ✓ The Law of Ukraine «On the State Land Cadastre» came into force
- ✓ Amendments to the Law of Ukraine «On State Registration of Real Estate Rights and Encumbrances»



Operation under martial law

- ❑ Resolution of the Cabinet of Ministers of Ukraine dated March 12, 2022 No. 263 "Some issues of ensuring the functioning of information and communication systems, electronic communication systems, and public electronic registers under martial law"
- ❑ Resolution of the Cabinet of Ministers of Ukraine dated March 6, 2022 No. 209 "Some issues of state registration and functioning of unified and state registers, the holder of which is the Ministry of Justice, in conditions of martial law"
- ❑ Resolution of the Cabinet of Ministers of Ukraine dated May 7, 2022 No. 564 "Some issues of management and functioning of the State Land Cadastre under martial law"



The Public Cadastral Map is closed for public access



Development of the State Land Cadastre

STATEGEOCADASTRE

DIGITALIZATION • DEREGULATION • DESHADOWING

Content of the State Land Cadastre

Land parcels: **24,8 million parcels with an area of 44.6 million ha** (472 447 parcels, 1 million ha in 2023)

Information on the boundaries of settlements – **10 687 administrative units** (439 in 2023)

Information on the normative monetary valuation of settlements **11 510 settlements** (191 in 2023)

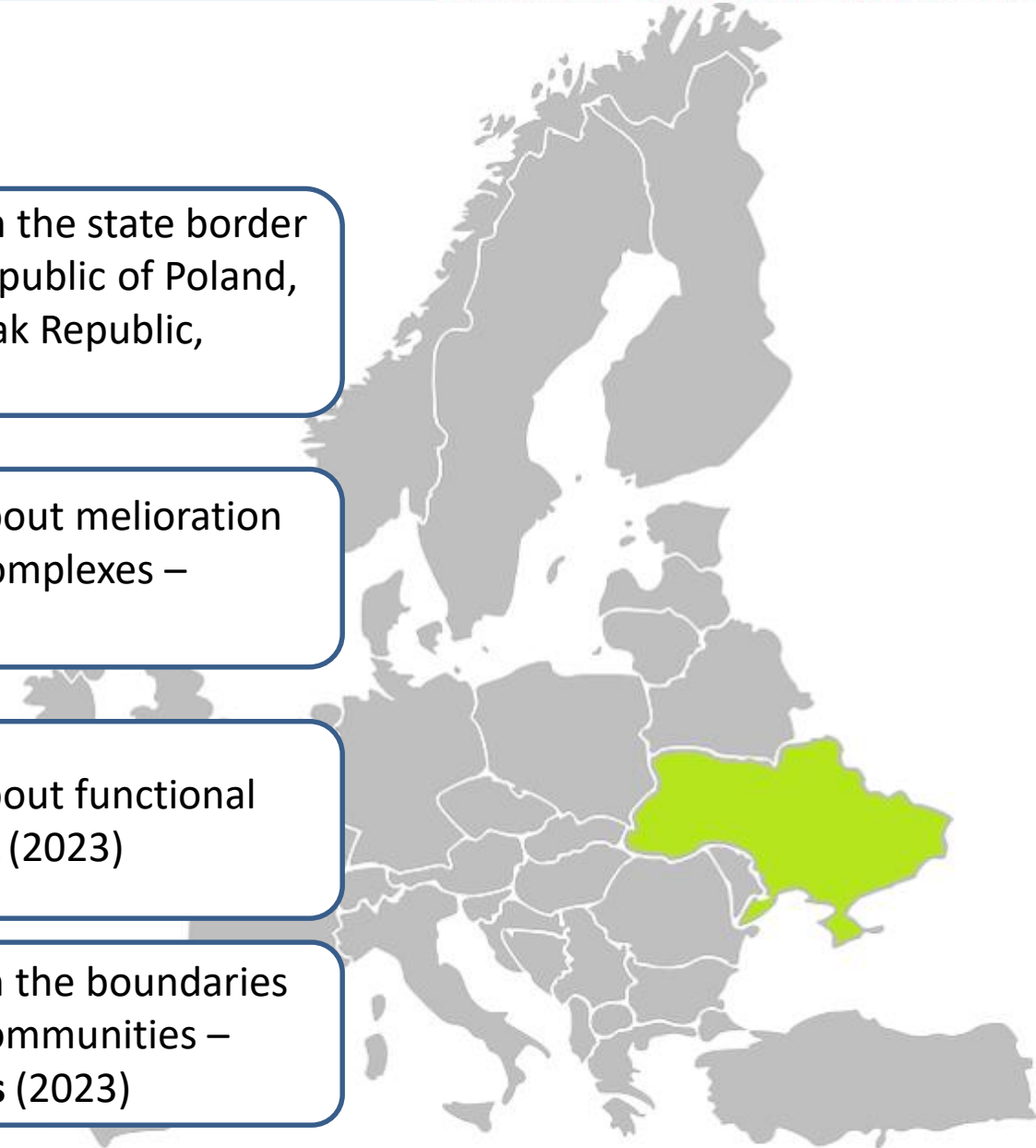
Information on land use limitations **1 322** (143 in 2023)

Information on the state border – **776.2 km** (Republic of Poland, Romania, Slovak Republic, Hungary)

Information about melioration systems and complexes – **7 units** (2023)

Information about functional areas – **3 units** (2023)

Information on the boundaries of territorial communities – **6 communities** (2023)



What is there in State Land Cadastre of Ukraine?

State Land Cadastre system contains such data:



Administrative boundaries



Index cadastral maps



Orthophoto



Information on the land within the administrative-territorial units:

- ✓ boundaries of administrative-territorial units
- ✓ boundaries of territorial communities
- ✓ agricultural soil groups
- ✓ information about the lands
- ✓ functional areas
- ✓ masses of agricultural lands
- ✓ information on land and soil protection measures
- ✓ information on land contaminated by explosive ordnance



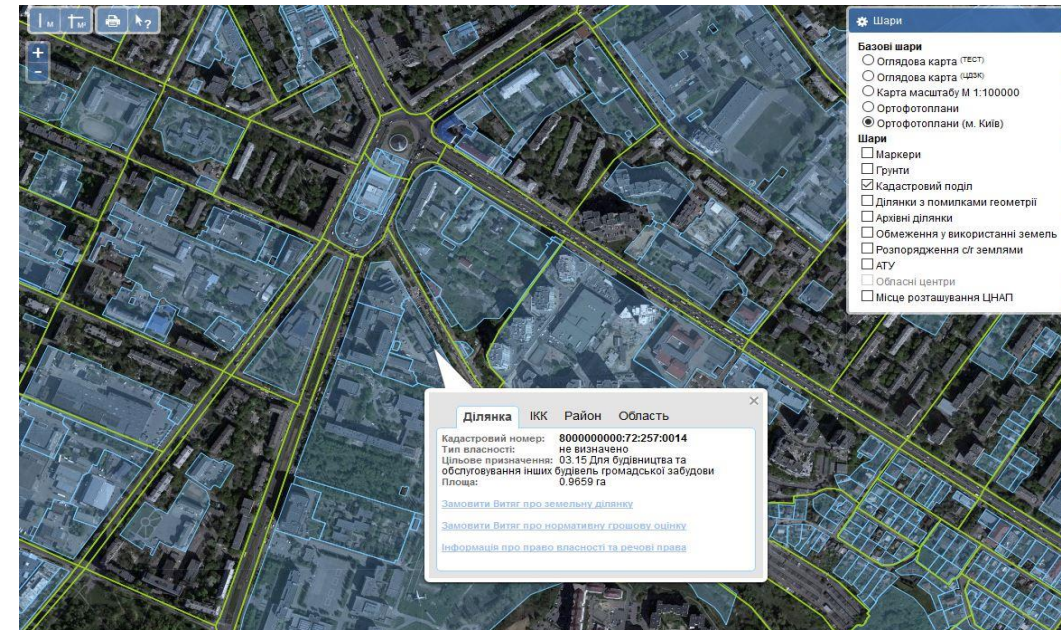
Land use limitations



Melioration systems and complexes

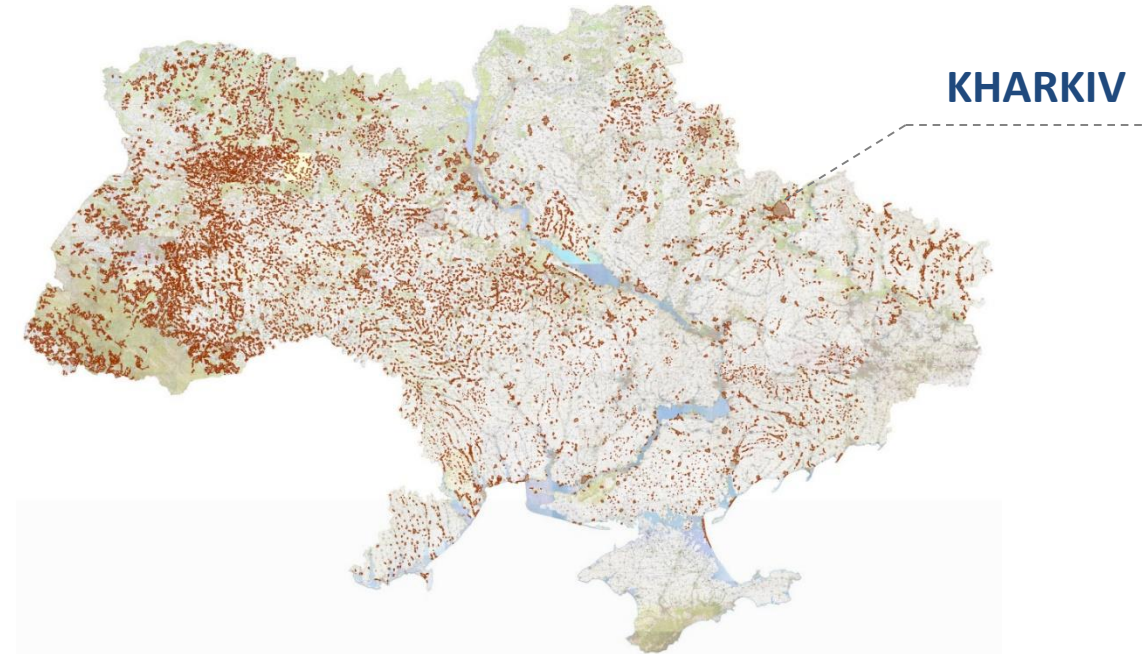


Land parcels

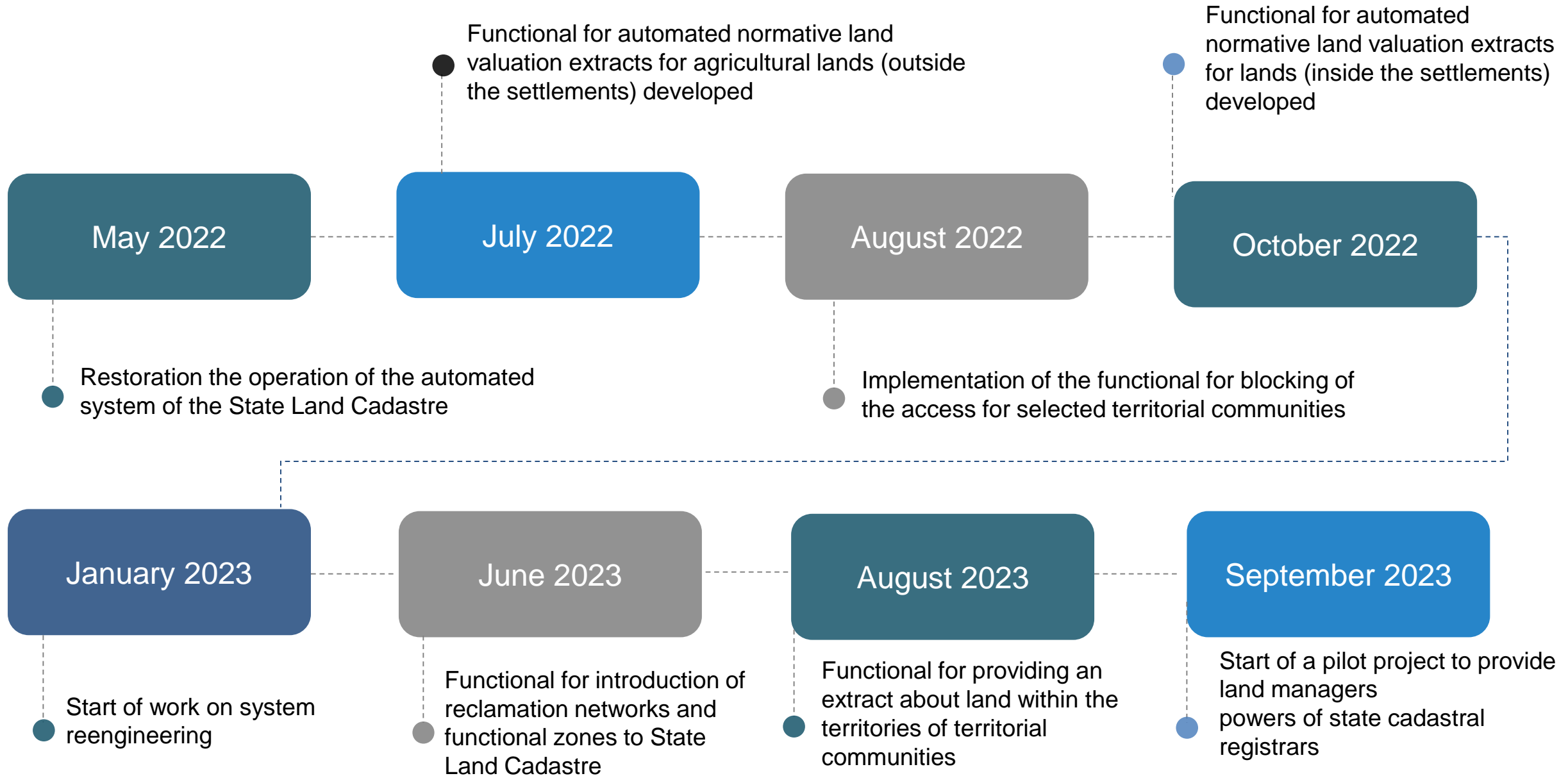


The system of the State Land Cadastre contains information and reference layers

- ✓ Nature Reserve Fund
- ✓ Emerald network
- ✓ Wetlands of international importance
- ✓ Forests
- ✓ Hydrography
- ✓ Defense lands
- ✓ Information about energy facilities
- ✓ Information on subsoil plots and issued special permits for subsoil use
- ✓ Information about oil and gas wells



State Land Cadastre in 2022-2023



Major changes in Cadastre operation during martial time

IT WAS (PEACE TIME)

It has become (WAR)

Exercise of authority by state cadastral registrars



Powers are exercised by all registrars throughout Ukraine



The SGC approves the list of registrars to operate in the territories of certain administrative territorial units

Publication of SLC information on the Public Cadastral Map



All SLC information is public, the PCM is operating, all layers and information are published



The SLC information is not published, the PCM does not function

Access to SLC information on the coordinates of the turning points of the boundaries of SLC objects



The information is contained in all forms of documents provided in the form of administrative services



Use of information is allowed only to certain registrars, land managers, surveyors; information is not provided in extracts, copies of SLC documents

Procedure for disconnection (termination of access) to SLC registrars, other users



Access to the SLC is terminated in case of appeal against decisions, actions, inaction, due to violation of the law; there is a possibility to restore access

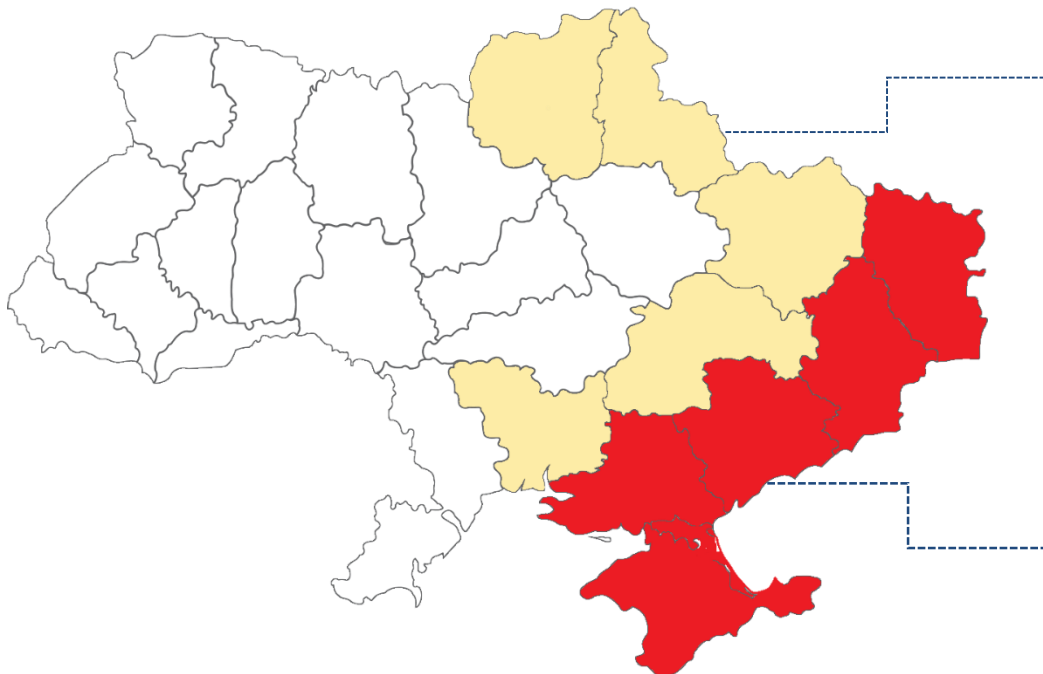


Access of registrars is terminated for violation of certain restrictions on decision-making. Access of other users is terminated for violation of the law without the possibility of recovery. On the territory of the temporarily occupied administrative territorial units, access to the SLC of all users is suspended

Operation of the State Land Cadastre under the martial law



- ❑ The List of Territorial Communities Located in the Area of Military (Combat) Operations or Temporarily Occupied, Surrounded (Blocked) is being approved by the Ministry of Reintegration of the Temporarily Occupied territories (monthly update)
- ❑ Order of the StateGeoCadastre dated 24.02.2022 No. 7-a "On suspension of the automated system of the State Land Cadastre and the Public cadastral map for:
 - ✓ Avoidance of manipulations with the SLC data
 - ✓ Employees' life and health preservation
 - ✓ Personal data protection
- ❑ Order of the StateGeoCadastre "On approving of the administrative districts with terminated access to the State Land Cadastre



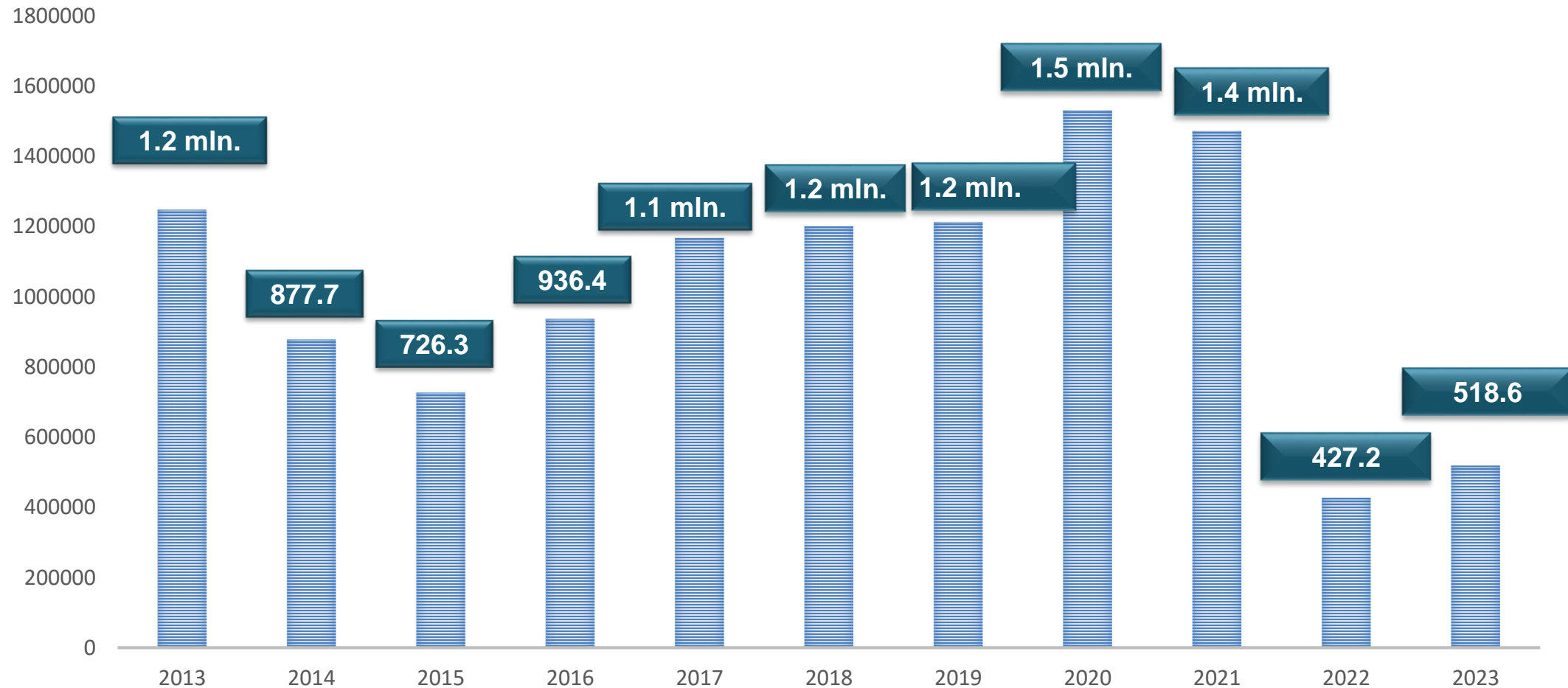
Territorial communities located in the military (combat) operations area or under temporary occupation, encirclement (blockade)

Oblasts where territorial communities are either partially located in the military (combat) area operations or have been affected (destroyed / damaged) as a result of military (combat) operations





Dynamics of land parcels' registrations



Obtaining the land into ownership is prohibited during the martial law

SIMPLE AUTHORIZATION

Digital signature



BankID



MobileID



1160

state authorities

586

local communities

113

administrative
service centers

ACCESS TO THE STATE LAND CADASTRE FOR KEY STAKEHOLDERS

- STATE AUTHORITIES
- LOCAL COMMUNITIES
- BANKS
- ADMINISTRATIVE SERVICE CENTERS
- NOTARIES
- LAND SURVEYORS, GEODESISTS
- EVALUATORS FOR EXPERT MONETARY VALUATION OF LAND PLOTS
- PRIVATE EXECUTORS, INSOLVENCY OFFICERS

4727

notaries

2951

land surveyors,
geodesists

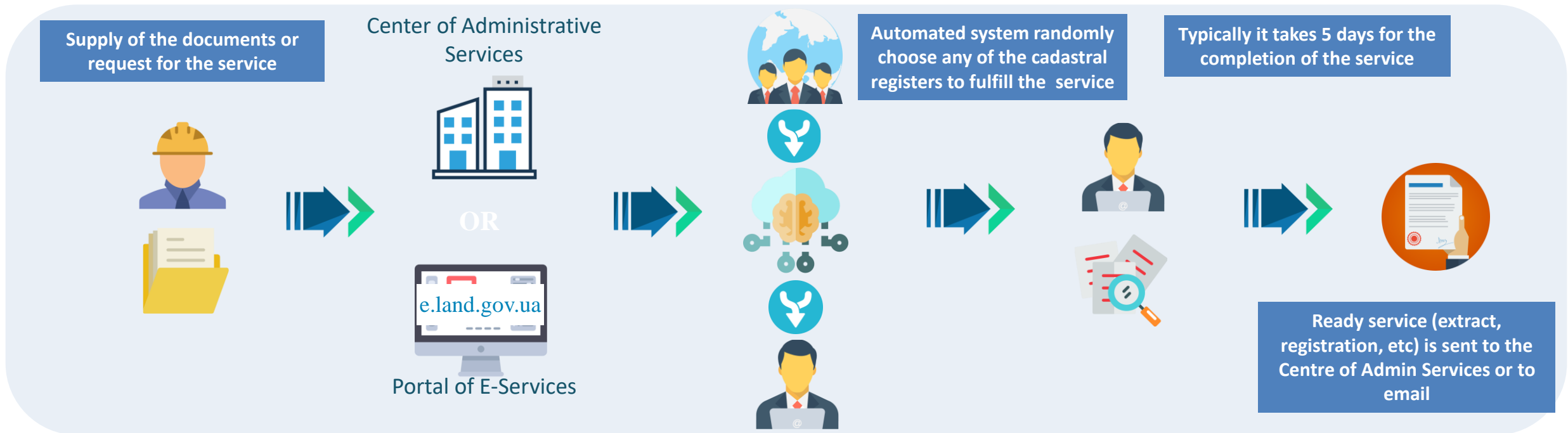
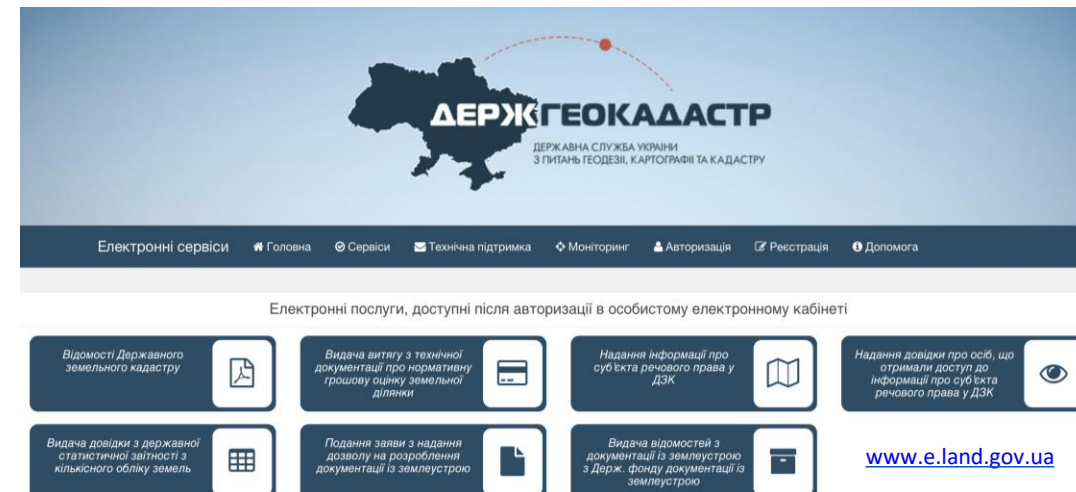
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private executors,
insolvency officers

Functioning of the portal of E-services

Exterritorial approach – is the key principle of the E-services operation

The business process of the exterritorial service:



The State Register of Real Estate Rights is a unified state information system that ensures processing, storage and provision of information on registered real estate rights and their encumbrances.

The Register contains the following information:

- ✓ Registered rights to real estate, objects of under construction, future real estate objects and their encumbrances
- ✓ Information on the registration of ownerless real estate
- ✓ Price (value) of real estate
- ✓ Amount of payment for the usage of real estate under the relevant transactions
- ✓ Information and electronic copies of documents submitted in paper form or documents in electronic form on the basis of which registration actions were made

! An essential archival component* of the State Register of Rights is:

Register of Ownership Rights to Real Estate

Unified Register of Prohibitions on Alienation of Real Estate Objects

State Register of Mortgages

*** Registers in which information on rights of real estate or encumbrances was entered before 1 January 2013**





The information contained in the State Register of Rights is **open** and **available to the public**.



Documents can be submitted in person or online.

State registration of rights is carried out **by the state registrar** at the location of real estate within the region.



State registration of encumbrances is carried out regardless of the location of the real estate.



Authorized persons for state registration of rights:

District and district administrations in the cities of Kyiv and Sevastopol

Executive bodies of village, town and city councils

State notary offices

Private notaries

State registrars of rights to real estate

Administrative service centre



A fee is charged for the state registration of rights, that goes to the state budget of Ukraine. Cases of fee exemption are defined by the Law



Information on the real estate object and the subject of real rights is provided:

- ✓ in paper form (by contacting an authorised person)
- ✓ in electronic form (in case of identification of such person using an electronic digital signature or other alternative means of identification)



The result of the service is an entering of the relevant record in the State Register of Rights and provision of an extract from the Register.



Proper security of the national registries and data bases, mainly State Land Cadastre, NSDI and Geodetic Network



Hardware to ensure the security of the systems and registries



Cloud-based storage for the strategic systems' operation



Stable energy supply for the systems' operation



Thank you for your attention!

✉ ir@land.gov.ua