Statements about the challenges and progress made in land administration and management in Lithuania

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LAND ADMINISTRATION DEVELOPMENT CHALLENGES AND PERSPECTIVES

- Multi-purpose approach
- Standardisation and concentration
- Better institutional co-ordination
- Data sharing – no work duplication
- Private – public – partnership

Lithuanian approach

- Promote system interoperability
- Publicity and transparency
- Availability of textual and graphical data on Internet
- Services based on digital data: E-services

Vilnius
REAL PROPERTY REGISTER

PUBLIC SECTOR

State institutions
Law institution
Municipalities
Population Register
Mortgage Register
Register of Property Seizure Acts
Register of Territorial Planning Documents
Forestry Cadastre
State Cadastre of Protected Territories
Register of Immovable Cultural Properties
Other registers and cadastres

PRIVATE SECTOR

MARKET PARTICIPANTS

Notaries
Banks
Leasing companies
Real property companies
Property valuers
Insurance companies
Lawyers
Bailiffs
Other

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CENTRAL DATA BANK

GIS information
Market data
Market value
Addresses
Legal entities

Real Property Cadastre and Register in one organisation;
Textual and graphical data are digital, integrated and public;
Only the data stored in the Central Database of Real Property Register have legal status;
Cadastral works performed by state and private sector on fair competitive basis;
Customer oriented services – one-stop-shop principle;
Cost recovery principle;
Users should pay for information, data or services.
E. ENTERING OF CADAstral DATA ON PARCELS AND CONSTRUCTIONS

SECR STAFF

GEOMATINKAS GEO SURVEYOR

INTERNET

SURVEYORS

CADASTRAL FILES

Real Property Register

GIS Database

Address Register

Mass valuation

Register of Legal Entities

Population Register

INTERNET
REAL PROPERTY E-CONVEYANCE (NETSVEP)

**Notaries**
Preparation of transactions

**Order for preparation of data and Certificate for Transaction**

- **Certificate for transaction**
- **Draft contract**
- **Registers data**
- **Digital transaction data with e-signature**
- **Notification on registration**

**CENTRE OF REGISTERS**
- Expertise of order for transaction
- Preparation of Certificate for Transaction and data
- Expertise of data for registration of legal fact and transaction
- Registration of legal fact and transaction

**Central Data Bank**
**Digital archive**
MASS APPRAISAL

Mass appraisal system is built on the integrated digital data of real property cadastre and register;

Mass appraisal process is fully automated;

Standardised statistical software;

GIS for valuation and result presentation;

Revaluation every year;

Direct data exchange Mass appraisal – Real Estate Register – Tax payers IS; initial data (Mass appraisal) sharing- Provision of real property market data;

Mass appraisal results are easily applicable for decision making on different issues.
AMOUNT AND PROVISION OF DATA FROM THE CENTRAL DATA BANK OF THE REAL PROPERTY REGISTER

- Real property cadastre and register data are collected in the central databank, which contains information about 6.4 million real properties and related rights;
- 1500-2000 real estate transactions per day;
- 1200 new legal facts per day;
- more than 120 requests for the preparation of energy performance certificates of buildings per day;
- Information from the central databank is available to domestic and international customers through the Internet.
- About 8.7 million searches are performed annually in the central data bank of the Real Property Register;
- 8-10 million excerpts of the Central Databank of the Real Property Register produced annually;
REGIONAL GEO-INFORMATION ENVIRONMENT SERVICE

- REGIA or regional geo-information environment service is a powerful and handy tool specifically developed for local authorities: their people, civil servants and therein operating businesses.
- Purpose of REGIA is to create favourable conditions for geography-based decision-making and to facilitate the exchange of information.
INVITATION

To the Conference on Property Valuation and Taxation for Fiscal Sustainability and Improved Local Governance in Europe and Central Asia

3-5 June 2015, Vilnius, Lithuania

We have pleasure to invite you to a Conference on Property Valuation and Taxation for Fiscal Sustainability and Improved Local Governance in Europe and Central Asia organized by the World Bank in co-operation with the Food and Agriculture Organization of the United Nations (FAO) and the State Enterprise Centre of Registers of Lithuania as the host. The conference will be held on 3-5 June 2015 at the Radisson Blu Hotel Lietuva in Vilnius, Lithuania.

The World Bank and partners aim to improve the understanding of property valuation systems in the Eastern Europe and Central Asia region, the challenges to their development, their impact on property taxation, and their ability to improve municipal finances and local governance. Case studies on Croatia, Lithuania, Moldova, Turkey, Serbia, Kazakhstan and the Netherlands have been commissioned and their findings will be presented and analyzed at the conference. They represent the evolution of value-based property taxation systems from the stage of initial considerations to the cases of strong, well-established property valuation and taxation systems and themes that are of relevance to a wide range of countries. The case studies and conference conclusions will contribute to a best practice publication on property valuation and taxation that will be concluded after the Conference.

The conference agenda, registration form and travel information are available at website www.registrucentras.lt/PropertyValuationConference. Conference admission is free of charge but prior registration is essential. In addition, limited support to country specialist participation is available subject to application at the registration and availability of funds. Participants are kindly invited to complete their registrations by 4 May 2015. Early registration is recommended as the number of places available is limited.

Together with our partner organizers, we look forward to welcoming you to the beautiful Vilnius on 3-5 June 2015.