

The Integrated Cadastral System in Poland

Olga Kaszowska¹

Integrovaný katastrálny systém v Poľsku

The conception and the present state of advance in creation of the Integrated Cadastral System in Poland are presented in the paper. Projects realized in 2000 - 2006 were characterized and tasks of the Central Office for Geodesy and Cartography, the Ministry of Justice and the Ministry of Finance were presented. Moreover, problems associated with creation of the System were described. In particular, the possibilities of realization of a conception of the Integrated Cadastral System for mining areas were analyzed.

Key words: cadastral system, mining areas

Introduction

Land administration and land-focused policy and management are essential for good management in general, sustainable economic growth, social cohesion, safety and welfare of nations. If real property is to generate welfare, than, according to the report of the United Nation Economic Commission for Europe (UNCE) titled "Social and Economic Advantages Arising from Good Land Management" (HBP/1998/8):

„Nations need effective systems of real estate registration in order to achieve such welfare. Sound real estate registration promotes active market of real estate and its productive exploitation. It renders real estate possession secure and enables development of mortgage market that influences the state of economy”.

In the large part of Europe real estate registration has been conducted in the form of land registers. Besides that, in numerous countries exists the cadastre, being also a form of real estate registration. The cadastre can register land properties, but more widespread are cadastre systems dealing with geometry of a real estates, their value and use. Each country has its own cadastre system, there are no identical two cadastre systems; it is so because each cadastre is a part of the specific social infrastructure of a given country.

In general, cadastre systems can be classified as (Dale, 1976; Larson, 1991):

- legal – focused on property,
- fiscal – focused on taxation value of land and real estates (such cadastre have to cover entire country, as opposed to land register),
- land use – registering various ways of land use,
- multi-purpose systems.

The recommendations of the UNECE for land administration define the functions of cadastre in the following way (HBP/1998/8):

„The modern cadastre does not deal with generalized data, but rather with detailed information down to a particular land parcel. As such, cadastre should be of advantage for a particular person as well as for the entire local population. The advantages arise from cadastre application to: real estate management; property transfer; collaterals; demographic analysis; growth control; planning and management in emergency situations; environmental impact assessment; real estate transactions and land market analysis; land and real estate appraisal; taxation of land and real estates; agrarian reforms; monitoring of statistical data; spatial planning; real estate portfolio management; social communication; land localization; land management and protection. Even though creation and updating of land registration is costly, a good cadastral system yields profits, although the quantitative determination of its benefits is not possible.”

The System of Real Estate Information in Poland

Two real estate registers function now in Poland:

- Land and Buildings Record (“*Ewidencja Gruntow i Budynkow*”),
- Land Register (“*Ksiegi Wieczyste*” - *Eternal Books* in Polish).

¹ dr. inż. Olga Kaszowska Główny Instytut Górnictwa, 40-166 KATOWICE, pl. Gwarków 1, tel. 048 32 259 23 33, fax. 048 32 259 65 33, o.kaszowska@gig.katowice.pl
(Recenzovaná a revidovaná verzia dodaná 3. 5. 2007)

The Land and Buildings Record was introduced in place of the Cadastre by a decree issued in 1955. The Cadastre, as an institution of possession guarantee ceased to exist. Land and Buildings Record changed its character from the official register into a technical one. In the result the credibility of records was significantly lowered.

The Land Register also has its flaws. First of all it does not cover entire territory of the country, furthermore the part of it concerning real estate register is disorganized. The decree from 1955 waived the requirement for maintaining consistency of the Land and Building Records with the Land Register, the result of this as well as of numerous changes in law regulations are amassed inconsistencies between records in these two systems, that amount up to 90% of their content.

Changes in Polish Law Regulations Concerning Land and Real Estate Registration

Many times in the post war period the law regulations concerning land and real estate registration underwent changes. Consequently, the definition of the Cadastre evolved, namely: (Klimek A. et al. Meandry ..., 2004):

- 1947 by a decree the uniformed land and building Cadastre was established. The requirement was introduced for consistency of records in the Cadastre and the Land Register,
- 1955 in place of the Cadastre the Land Record system was introduced. In the same time the requirement was waived for maintaining consistency of the Cadastre with the Land Register,
- 1955 an instruction of the Ministry introduced distinction between the records kept in cities and in rural areas; as a result the cadastral ceased to be an uniformed system. Identification numbers of land parcels in the Land and Buildings Record were changed, whereas in the Land Register this changes did not take place.
- 1969 by a directive the way records were updated was changed from obligatory to “on demand”,
- 1975 during the reform of the central state administration the responsibility for keeping records was transferred from counties (*powiat*) to districts (*gmina*). In some districts though, records were kept by regional units of voivodship „Offices of geodesy and rural areas”,
- 1977 by a directive the responsibility for keeping records in cities was transferred from governors of cities (*naczelnik* or *prezydent*) to municipal surveyors,
- 1979 in cities cadastral index maps (*mapa ewidencyjna*) were replaced by base maps, therefore the maps were kept in accordance with new rules (technical instructions), and technical operations were taken over by geodesic firms,
- 1989 the keeping of land and buildings records ceased to be a separate task in administrative sense and became, according to a new bill, a task in the frame of the geodesic and cartographical domain. The responsibility for this task was taken over by regional offices, but in some districts the records were kept by district authority, whereas in some by regional units of provincial „Offices of geodesy and rural areas”,
- 1990 by a directive the records became one of the elements of the state cartographical and geodesic archives,
- 1996 by a directive procedures concerning keeping records became excluded from the rules of Administrative Code of Proceedings. Also by this directive the obligation was introduced for periodical verification of data (at least every 10 years). The records were divided into two parts – the first part was at disposal of local authorities, second – was transferred to the centers of geodesic and cartographic documentation,
- 1999 during the reform of the state administration geodesic and cartographic archives, including the Land and Building Record was taken over by counties (*powiat*) and in some cases by districts (*gmina*). The task of keeping records was taken over by surveyors of districts or counties,
- 2000 the bill „*Prawo geodezyjne i kartograficzne*” equated the Land and Building Record with the Cadastre. The tasks of geodesic and cartographic offices enumerated in the bill did not include keeping records of land and buildings, it said only about „administering of the state geodesic and cartographic archives”.

The above listed history shows that the notion of the Cadastre changed in Poland many times. Sixty years ago the Cadastre was defined by bills issued by Parliament, functioned independently and even had superior position among other tasks from the scope of geodesy and cartography. Now, the keeping of cadastral records is a task from geodesy and cartography scope, and the real estate record are just one of the state geodesic and cartographic archives. The cadastral has technical character, and the rules of cadastral keeping have low status.

Subsequent changes in law (1947, 1955, 1989) did not waived entirely previous regulations. Even in 1955, when the Cadastre was replaced by the Land Record, the executive rules were not issued and for

the next 14 years on-the-ground practice was shaped according to local custom or instructions issued by local authorities and rules that were in effect in agriculture differed from those in public utility enterprises. One should note that in different parts of Poland, being in XIX century under the rule of different foreign powers, different rules applied. Moreover, the communist rulers of Poland wanted to marginalize the Land Register, seeing it as the institutional guarantor of private property.

After 1969 many surveyors changed, according to the new rules, identification numbers of parcels in land records and in some cases did it more than once. In the majority of cases local departments of the Land Register were not aware of such changes. The way identification numbers for parcels were issued was a matter of local custom because the regulations for parcel identification were not introduced until 2004, by the bill „*Prawo geodezyjne i kartograficzne*”

Significance of Creation of the Cadastral System in Poland

The present state of the land registration system in Poland is faulty and inefficient, as a result of complicated history of the country and numerous changes of the law. The process of issuing an excerpt from the Land and Buildings Record takes up to a couple of weeks; whereas a similar excerpt from the Land Register can be issued in a couple of months even. This state of the matter is the reason why significant part of real estates in Poland are not taxed or taxed wrongly. The Ministry of Finance estimates that if the real estate tax system was tightened up the tax revenues collected by districts could go up by 20% or more. The development of mortgage market is hampered by the inefficiency of the land registration system. This is also an obstacle in acquiring financial assistance from the EU. Also, since the legal status of many parcels is not clear or the exact location of parcels boundaries unknown the legal protection of many properties in Poland is problematic.

In the 1990s the need for reconstruction of the system became evident. In 2000 the notion of the cadastre reappeared in the legal system. In the bill „*Prawo geodezyjne i kartograficzne (Bill, 2005)*”, beside the notion of the Record of Land and Buildings (*Ewidencja Gruntow i Budynkow*), the “real estate cadastre” „*kataster nieruchomości*” was introduced in parentheses. The cadastre is defined as an official inventory with descriptions of land, buildings and flats, constituting the base for performing the following tasks of the state institutions, arising from the Polish Constitution (Constitution, 1997):

- establishment and execution of local law to preserve spatial order as well as order in investment process,
- legal protection of property rights,
- determination of taxation base and imposing taxes in order to finance public expenditures.

The documents issued from the cadastre serve as official confirmation of location, boundary route, area, legal status of a given parcel for every legal activities where such confirmation is necessary. The cadastre is a state-run register, its legal entries are guaranteed by the state. Entries in the cadastre are constitutive.

The institution of cadastre is essential for the functioning of the state. A well working cadastre, closely linked with the Land Register will enable:

- inflow of investment capital (due to well-functioning collateral),
- improvement of public finances (as a result of streamlined real estate taxation system),
- acquisition of funds from the EU for farmers (due to improvement of the CAP payments system),
- facilitation of investment processes (as a consequence of good order in investment and high level of security of real estate transactions),
- efficient protection of property rights (secured by legal protection of boundaries route),
- improvement in functioning of the state (due to quick access to real estate information).

Creation of the Real Estate Information System

Basic Principles

Europe expected from Poland to develop the guarantees for capital investment secured by real estate also an efficient tool for the realization of the environment protection policy and for securing direct payments for the agriculture in the frame of the CAP. For the realization of these aims the grant assistance fund PHARE was offered.

The appropriate tasks were introduced into the National Plan for Preparation of Poland’s Membership in the EU (Narodowy Program Przygotowania Członkostwa w Unii Europejskiej). In its Priority No. 30.9 the creation of the Integrated Cadastral System was included, as well as the transformation of the Land and Buildings Record into the Real Estate Cadastre.

The basis for this Priority formed the Recommendations for Land Administration (ECE/HBP/96). Poland applying for EU funds was committed to adjust its law regulations according

to the Recommendations. It pertains to the projects PHARE, Matra as well as to World Bank Grant and assistance funds (Dutch and Australian).

The recommendations determine the factors that have to be taken into consideration during the process of drawing up law regulations, organization schemes, data bases and maps, as well as financial mechanisms needed for implementation and maintaining of a reliable land management system, known as the Cadastre or the Land Registration System ensuring safety of real estate possession, investment and other public and private property rights.

The recommendations do not enforce one, defined pattern of land management to implement in the countries undergoing transformations. Local tradition, existing infrastructure and other factors require different solutions, especially in the countries where cadastres have been functioning for decades.

The recommendations do require:

- identification of the needs of users,
- creation of new administrative solutions,
- preparation of new law regulations,
- determination of rights for existing real estates,
- delimitation and measurement of new parcels,
- introduction procedures for acquisition and storage of data,
- introduction of procedures for finance management,
- development of social awareness concerning the system.

According to the recommendations the Cadastre is a system of information consisting of two parts: the graphic one – presenting the size and location of all parcels, and the descriptive part – presenting their attributes. The cadastre differs from the land register because the latter system pertains to the property rights only. The cadastre should contain the actual status (about possession and dwelling) as well as the legal status of each single parcel.

A cadastral system that is to be multi-purpose system cannot be limited to real estate documentation. Additional information about forests, buildings, roads and rivers serves not only for proprietors in determining the boundaries of their real estates. This information is important also for buildings management, planning and pro-ecological activities. Spatial planning requires geodesic data about parcels, their identification numbers etc.

If the data are to be accessed by different persons and institutions, their meaning should be clear and unequivocal. Therefore the following elements should be developed:

- methods of precise description of cadastral data,
- glossaries of data containing metadata,
- standards for description of the quality of data and terminology, standards for data exchange between systems,
- tools for storage, sending and deleting data.

With regard to computerization of registers and integrating them in networks the regulations should determine:

- limits of legal responsibility for accuracy of the data,
- limits for privacy rights in the real estate information system,
- who is the owner of copyright in reference to the data stored in the registers,
- who has the access to the data,
- who can change the data content in the register.

The Program for the Integrated Real Estate Information System

In 2002 a Group for Elaboration and Coordination of Governmental Program for Development of the Integrated Real Estate Information System was formed. Its chairman is a plenipotentiary of the Government, Secretary of State in the Ministry of Infrastructure, its first vice-chairman is the Surveyor General of Poland. The group consists of representatives of the Ministry of Infrastructure, the Ministry of Justice, the Ministry of Internal Affairs and Administration, the Ministry of Defense, the Ministry of Agriculture, the Ministry of Science, the Ministry of State Treasury and a representative of the Central Office of Statistics .

According to the Program in the Integrated Real Estate Information System will function three independent information systems, namely:

- Real Estate Cadastre,
- new Land Register,
- Real Estate Taxation Record,

and, supporting them, computer and communication systems linked by means of the Integrating Electronic Platform (IPE), securing data exchange between the systems.

The realization of the program was preceded by activity, lasting several years, aimed at creation of the Integrated Real Estate Information System. The work was conducted in the frame of the projects: PHARE 2000, PHARE 2001, PHARE 2003, Matra II, ERDF „GEOPORTAL.GOV.PL.” as well as the World Bank Project IDF 027427. Some of the projects are still active, now being the elements of a Governmental Program.

The Project PHARE 2000 „ Construction of the Integrated Cadastral System” was realized in the period 2001 – 03. Its aims were as follows:

- preparation of the Integrating Electronic Platform for linking the three existing data bases: Land and Buildings Record, Land Register, and Real Estate Taxation Register,
- adaptation of Land and Building Record in order to conform it to the requirements of the Integrated Cadastral System,
- improvement of functionality of the Land Register System by creation and introducing in strategic centers a software solution for automation of work of Land Register Departments in courts.
- adaptation of the taxation system to the solutions applied in the EU and strengthening taxation Administration in order to ensure efficient collection of real estates taxes.
- **The institutions responsible for particular tasks were as follows::**
- component I – the Ministry of Infrastructure (the Surveyor General of Poland – the Department of the Real Estate Cadastre), their task was participation in creation of procedures and mechanisms for the Integrated Cadastral System,
- component II – the Ministry of Justice (the Department of the Center for all-Poland Court Registers and Computerization of the Ministry) their aim was computerization of the Land Register and participation in creation of procedures and mechanisms of the Integrated Cadastre System.
- Component III – The Ministry of Finance (The Department of Local Taxes and the Cadastre), it also took part in the creation of the Integrated Cadastre System, but their responsibility was modernization of the Land Record for Taxation.

Project PHARE 2001 – „The Integrated Cadastral System – Stage II” was realized in 2004 . Its aims were as follows:

- development and testing of organizational and technical solutions for the Integrated Cadastral System, forming mechanisms and means of electronic integration of the sub-systems: the Land and Buildings Record, the Land Register and the modernized Real Estate Taxation Record,
- adjusting the Land and Building Record to the requirements arising from organizational mechanisms of the Integrated Cadastral System,
- improvement of the Land Register by implementation a software system in strategic centers.
- to heighten qualifications of the personnel of local taxation units dealing with modernization of local taxation record f the personnel of local taxation departments dealing with modernization of local taxation records, to transform taxation records into the taxation cadastre, verification of data in tax declaration by comparison with data from the Land and Buildings Record (the Real Estate Cadastre).

The institutions responsible for the particular elements were as follows:

- Component I – the Surveyor General of Poland, responsible to the Ministry of Infrastructure, supervising the Land and Buildings Record.
- Component II – the Ministry of Justice supervising the Land Register.
- Component III – the Ministry of Finance supervising the Real Estate Taxation Record.

Project PHARE 2003 – „The Integrated Cadastral System – III” was realized in the period 2004 - 2006. Its aims were as follows:

- implementation of organizational and technical solutions for the Integrated Cadastral System forming a mechanism for synchronization and electronic linking of the sub-systems: the Land and Buildings Record, the Land Register and the modernized Real Estate Taxation Record.

- adjusting Land and Building Record to the requirements arising from procedures of the Integrated Cadastral System.
- enhancement of the process of issuing cadastral data for the system IASC and other users of the cadastral information,

The institutions responsible for the particular components were as follows:

- component I – the Surveyor General of Poland, supervising the Land and Buildings Record,
- component II – the Ministry of Justice supervising the Land Register.

In the frame of the PHARE 2003 a project has been realized titled „**Digitization of cadastral maps in Poland**”. Its general aim is to widen access to parcels geometry data from cadastre for public institutions building land information systems, the Agency for Restructuring and Modernization of Agriculture and other units interested in land information. The particular aim is the transformation of cadastral maps into digital form on the basis of the data stored in the state geodesic and cartographic roster. The institution responsible for the substantial side of the project is the Central Institute of Geodesy and Cartography. The targeted groups are units of the Geodesic and Cartographic Service on the county, voivodship as well as central levels.

Project MATRA II – „**Creating of a Model of the Cadastral Data Base in Poland**” was realized in the period 2002 - 2004. Its aims were:

- elaboration of an integrated data base system for the Land and Buildings Record on the level of voivodship, but related to county cadastral systems, ensuring an uniformed standard for collecting, storing, updating and accessing the data.
- facilitating safe and controlled access via the Internet to the cadastral data base for external users such as local community units, banks, notaries, real estate agents, real estate experts, surveyors, insurance companies, inland revenue offices etc.

The working panel consisted of representatives of the units implementing the model, namely the Central Office for Geodesy and Cartography and a consortium of the Netherlands Agency for Cadastre with DHV Consultants

Word Bank Project No IDF 027427 – „Support for Processes of Real Estate Administration and Registration of Real Estate Property Rights in Poland” was realized in the period 1999 - 2004. Its aims were as follows:

- establishment of detailed premises for a development program for the Integrated System of Real Estate Information, covering the organizational, financial technical and legal issues,
- working out recommendations concerning selection of a cadastral data management model and technical standards for the Integrated Real Estate Information System,.
- verification of the concept, recommendations and standards in selected cities,
- creation of models of implementation of the Integrated Real Estate Information System in counties and districts.
- Organization of a series of seminars concerning construction and implementation of the Integrated Real Estate Information System.

The Project encompassed several analytic works and expert studies pertaining to real estate registration in Poland, and in particular an analytic study concerning the functioning of voivodship and county centers for geodesic and cartographical documentation and aimed at elaboration of standard technical and organizational procedures for their functioning. In total 16 consultants collaborated in this projects.

In the frame of the project ERDF „**GEOPORTAL.GOV.PL.**” preparation work is being carried out aimed at the implementation of the Integrated Cadastral System in the entire country. The project is scheduled for the period 2004 - 2006.

Realization of the Program

The Integrated Cadastre System has been implemented in the frame of the Project PHARE 2000 in six counties and in the frame of the project PHARE 2001 – in 49 counties. In the frame of the project PHARE 2003 preparatory works for implementation has been carried out in 183 counties. The preparation for implementation in the entire country has been carried out in the frame of the Project ERDF „**GEOPORTAL.GOV.PL.**”. Therefore, since the beginning of 2001 the System has been implemented in 55 counties (out of total 370 in Poland), and preparatory works in the remaining counties are under way.

Implementation of computer system of the Land Register began at the end of 2003 . The electronic Land Register is presently kept in 66 Land Register Departments (out of total above 300).

The project „Digitization of Cadastral Maps in Poland” covers 82 counties in 11 voivodships, namely *malopolskie, lubelskie, podkarpackie, łódzkie, opolskie, śląskie, świętokrzyskie, mazowieckie, podlaskie, pomorskie and warmińsko - mazurskie*. It is planned to digitize the data about 7,8 mill. parcels; including 6,0 mill. in the south of Poland and a part of the central Poland and 1,8 mill. parcels in the rural areas of SE Poland (so called supplementary digitization).

Problems Related to Creation of the Integrated Real Estate Information System

During the realization of the Program for creation of **the Integrated Real Estate Information System** numerous issues have arisen. From the very beginning of the works the lack of legal basis was questioned. A cadastral bill, that was to be the basis of the system, has never been created. According to the article 7 of the Constitution neither the Integrated Cadastre System nor the Integrating Electronic Platform do exist. This is a serious setback for creation of the system, because many county surveyors refuse to make available the data, on the grounds that there is no legal basis for it.. Also, according to the opinion of the General Inspector for Protection of Personal Data there are no legal premises for creation of the Electronic Integration Platform, that is to serve as a tool for processing, at the central level, the data acquired from the public institutions. The lack of law regulations led to some ambiguity in reference to the basic notions. For example for the users of the system the notions “real estate” and “proprietor” are different from the analogous notions used by the creators of the system.

Many local governments can find no grounds for the attempts to centralize the keeping of records of land and buildings, especially as the credibility of county data bases, due to their permanent underfinancing, is questionable and their performance severely impaired. Generally, the fact that districts are cut-off from free of charge access for land records came under criticism.

The Integrated Cadastre System is being built by computer firms, whose personnel have neither access nor updating rights to the geodesic data. Also, they cannot create geodesic documentation. It means that the system cannot be recognized as a geodesic documentation system.

The SWDE format has substantial shortcomings in reference to the attributes being the basis of its construction. First of all the basic object in this format is a parcel not real estate. Also, limited obligation and material rights are not present in the system. The SWDE format is not consistent with EU directives concerning environment protection and maintaining order and cleanliness in districts, because proprietors of real estates are not identified in the way recommended by these directives.

The transferring of outdated or even false data from the Land and Buildings Record and the Land Register became a serious problem. Furthermore, errors are made in the process of data migration from the Land Register, courts detect errors in about 10 % of register entries, in Warsaw only a hundred such errors per month are spotted.

A cadastre system has been created that have no room for regional differences, whereas the Polish land record is not homogenous, due to historical circumstances.

The Integrated Real Estate Information versus Mining Damage

In the program aimed at building of the Integrated Real Estate Information have been made no provisions for changes of horizontal coordinates of boundaries caused by mining activity. This problem can be aggravated by the planned conversion and digitization of cadastral maps.

In the Upper Silesia region, where changes in locations of boundaries nodes occur on a large scale, still functions the Prussian cadastre, now in digital form with full graphic part, based almost entirely on coordinates of boundaries that are almost entirely permanently stabilized in the terrain. This system has been updated on a constant basis for almost 100 years by geodetic control on transformations of linear relationships between coordinates. Generally, it is estimated that 80 % or even more entries in this provisionally supplemented Prussian cadastre are consistent with the Land Register..

Local authorities in Silesia, fearing the errors likely to be made during conversion of data into the SWE format refuse to make the Land and Buildings Record available to that purpose.

Summary and Conclusion

From the experience gained during creation of the Integrated Real Estate Information System it can be said that many errors were made at the initial phase of the work – during establishing of its premises. The main mistakes appear to be the lack of appropriate legal regulations and excessive belief in the power of computer systems.

In 2005 the Integrated Real Estate Information System was reviewed by the Highest Chamber of Control (a Parliament agency). In its report the following reservations were listed:

- the construction of the system was started without legal regulations, and without clear determination its final form,
- the Central Office of Geodesy and Cartography was not prepared for this work in the organizational sense,
- the system had limited use because not all data were accessible,
- the implementation of the system in 43 counties and 16 voivodships started when the results from the six pilot units were unavailable yet.

The best results have been achieved in one of the pilot units, namely in Wejcherowo county, where, after a dozen or so years of efforts, the highest consistency was achieved between the data in the Land and Buildings Record and the Land Register, as measured by a data synchronization index that achieved 87 %. From the experience gained by this pilot unit it can be stated that „*fundamental issues of the Land and Buildings Record (cadastre) in Poland are of institutional and procedural nature, therefore their solution is not possible by means of computer technique only*” (Klimek A. et al., 2005).

The team that built the Cadastre system in Wejcherowo has worked out proposals of several premises that could secure proper functioning of such systems in Poland. (Klimek A. et al., Nie tędy ..., 2004). The most important ones are as follows:

- Creation of a cadastral system should be based on appropriate institutions and law regulations concerning its keeping.
- A separate administration for cadastre keeping should be created in the cadastral office of a county.
- Verification of entries in the Land and Buildings Register have to be carried out and their consistency secured with appropriate entries in the Land Register. Verification should be based on documents, not only on registers. Each and every entry should be verified. Such process can take 8 – 10 years.
- The process of removing inconsistencies in entries should be carried out only once.
- Entering current entries into the cadastre should be carried out according to defined procedures, always in official way and securing their consistency with the Land Register.
- Digitization of the Land Register would be carried out in regional courts. The estimated time for digital migration of the data was 8 – 10 years.
- Digitization of a Land Register should be an act having the character of inserting an entry into the Land Register.
- The process of making the contents of the Land Register and the Cadastre consistent with each other will be accomplished during a simultaneous processes of digitization of both systems.
- The Cadastre and the Land Register will be kept in counties. Voivodeship, central and other registers – according to the need – will be also kept..

Acknowledgments: In my work I took advantage of the information that can be found on the website of the Association of Users National Land Information System GISPOL (Stowarzyszenie Użytkowników Krajowego Systemu Informacji o Terenie GISPOL” (www.gispol.org.pl) as well as of pieces of information kindly granted me by the Chairman of the Association, Mr Edward Mecha.

References

- [1] Bill from May 17, 1989 r. Prawo geodezyjne i kartograficzne. *Dz. U. No. 240, pos. 2027 from 2005.*
- [2] Constitution of Poland issued on April 2, 1997.
- [3] Dale, P.: Cadastral surveys within the Commonwealth. London, *HM Stationery Office Government Bookshops, 1976.*
- [4] Klimek, A., Dziecielski, O., Nikiel, M.E.: Meandry katastralne. *Magazyn Geoinformacyjny „Geodeta” No. 5 (108), 2004.*
- [5] Klimek, A., Dziecielski, O., Nikiel, M.E.: Nie tędy droga. *Magazyn Geoinformacyjny „Geodeta” no. 12 (115), 2004.*
- [6] Klimek, A., Dziecielski, O., Nikiel, M.E.: Wejcherowska alternatywa. *Magazyn Geoinformacyjny „Geodeta” No. 7 (122), 2005.*
- [7] Larsson, G.: Land registration and cadastral systems, tools for land information and management. England. *Longman Scientific and Technical, 1991.*

- [8] United Nations. Economic Commission for Europe. *Land administration guidelines with special reference to countries in transition. 1996. (ECE/HBP/96) Sales No. E.96.II.E.7.*
- [9] United Nations. Economic Commission for Europe. Social and economic benefits of good land administration. *1998 (HBP/1998/8).*