



# XXV FIG Congress



"Engaging the Challenges, Enhancing the Relevance"  
16 - 21 JUNE 2014, MALAYSIA

## The impact of buildings and apartments registration in the economic development of Kosovo

Murat MEHA, Joep CROMPVOETS and Muzafer ÇAKA

### XXV FIG CONGRESS

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Kuala Lumpur, Malaysia, 16 - 21 June 2014

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### Republic of Kosovo on the map of Europe



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■ AREA	10 908 km <sup>2</sup>
■ BORDER LINE	744 km
■ CADAS. ZONES	1305
■ MUNICIPALITIES	38
■ MCO	38
■ CADAS PARCELS	2 Mill.
■ OWNERS	450 000



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KCLIS – Cadastral Map

The screenshot displays the KCLIS software interface. On the left, a map shows land parcels outlined in red. On the right, a table lists parcel details:

Identifikimi pr.	Lloji i Procesit	Përshkrimi	D e Rastit	Përdorimi	Statusi
122	Correction of boundaries AL	raportimi i pakave	4076714	Enver Paq.	huk ka ndryshim
121	Krijimi i hapësirë zyrëre të pamt	hapësirë zyrëre	11111	Kimela Na.	Procesi u ndryshua
119	Krijimi i hapësirë zyrëre të pamt	hapësirë zyrëre	11111	Faton Balam	Procesi u ndryshua
118	Krijimi i hapësirë zyrëre të pamt	hapësirë zyrëre	406	Kimela Na.	Procesi u ndryshua

Below the table, there are search filters and a 'Përdorimi:' dropdown menu.

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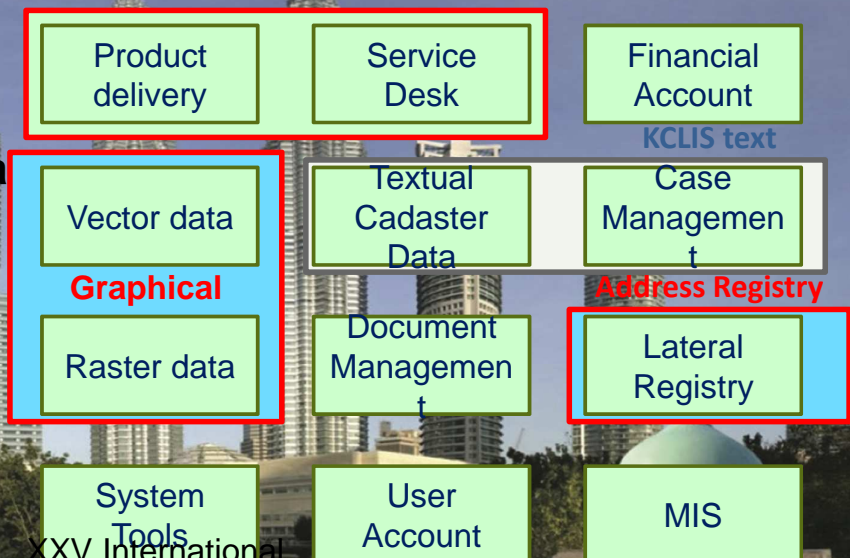


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Concept of KCLIS and Address Registry

Data dissemination / GeoPortal

Kosova Cadastre Land Information System (KCLIS), is a unified system for multi-purpose use, Kosova wide in cooperation with data providers and users.



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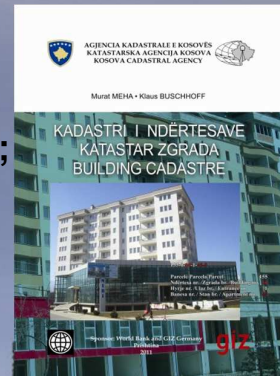


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## Legislation framework

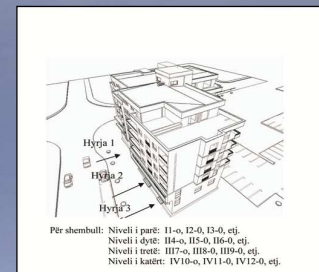
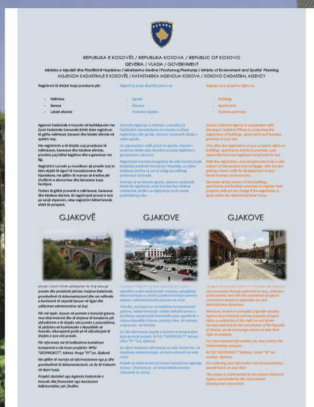
- ◆ Constitution of Republic of Kosovo;
- ◆ Law on property and other real rights (No.03/L-154) ;
- ◆ Law on Cadastre (No.4/L-013) ;
- ◆ Law on establishment of Immovable property rights register;
- ◆ Law on mortgages;
- ◆ Bylaws for systematic registration of property, licensing etc.;
- ◆ Operation manuals and guidelines for systematic registration and quality control of the data;
- ◆ Catalogue for cadastral measurements etc.

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## Building Cadastre Construction

- ◆ The project is supported from World Bank;
- ◆ Systematic (massive) registration process;
- ◆ Collection of data in the field for registration of buildings and parts of buildings (apartments, business premises etc.)



Për shembull: Niveli i parë: I1-o, I2-0, I3-0, etj.  
Niveli i dytë: I14-o, I15-0, I16-0, etj.  
Niveli i tretë: I17-o, I18-0, I19-0, etj.  
Niveli i katërt: IV10-o, IV11-0, IV12-0, etj.



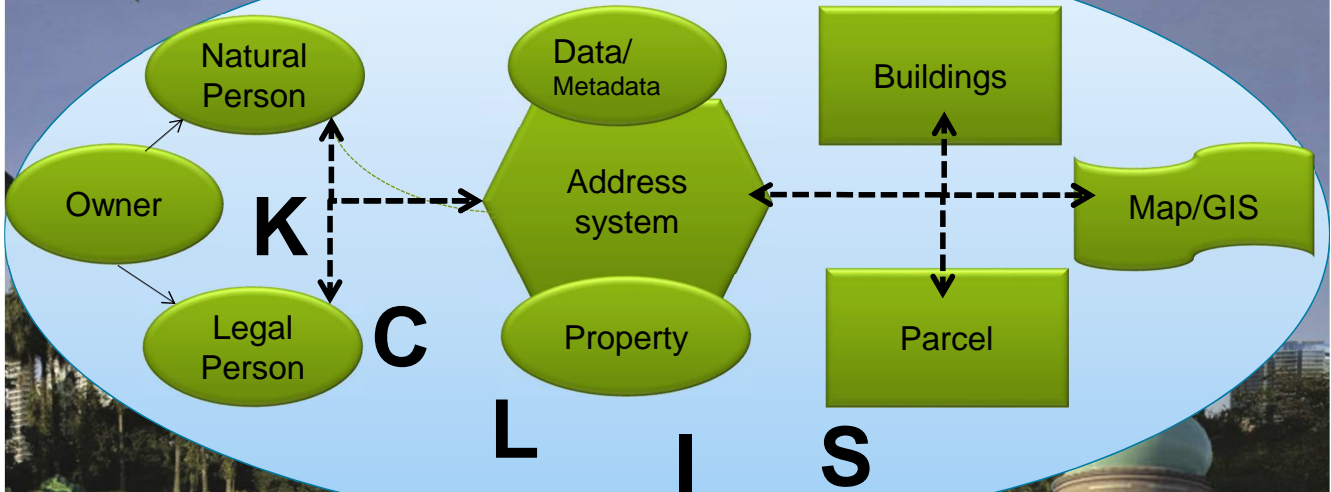
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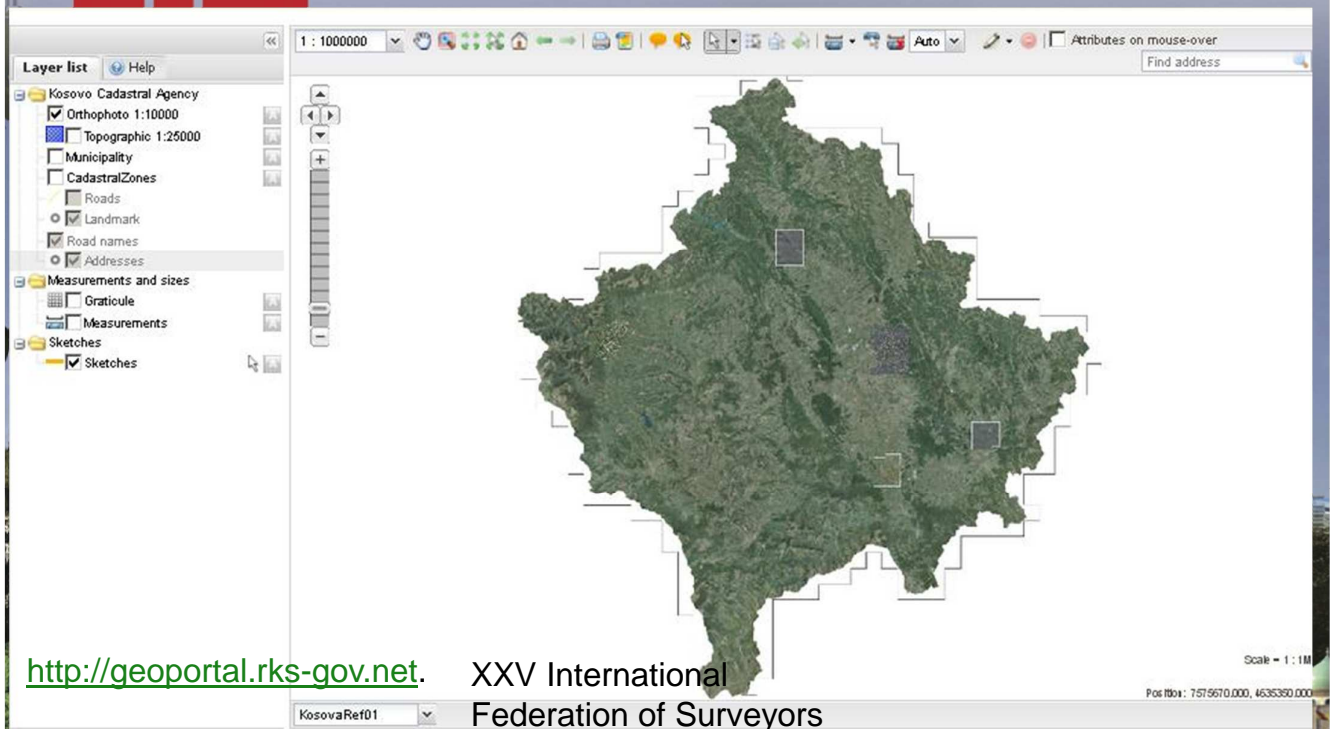


## Concept of the LA System through GEOPORTAL

### GEOPORTAL



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## The impact of buildings and apartments registration

- ◆ Security of the immovable property rights for all citizens
- ◆ Completion of ownership data of the immovable properties, which furthermore contribute to the economic development of the country
- ◆ Using registered property as collateral, especially for helping to secure mortgages
- ◆ In World Bank report "Doing Business 2014" regarding the component of property registration, Kosovo is scored higher than in year 2013. From the place 76<sup>th</sup>, Kosovo is now ranked at 58<sup>th</sup> place

Year	No. of transactions	No. of mortgages	Total
2006	23173	2896	26069
2007	41052	4340	45392
2008	52691	5718	58409
2009	55223	5395	60618
2010	63534	5364	68898
2011	68142	3543	71685
2012	51101	4538	55639
2013	50235	4659	54894
<b>Total</b>	<b>405151</b>	<b>36453</b>	<b>441604</b>

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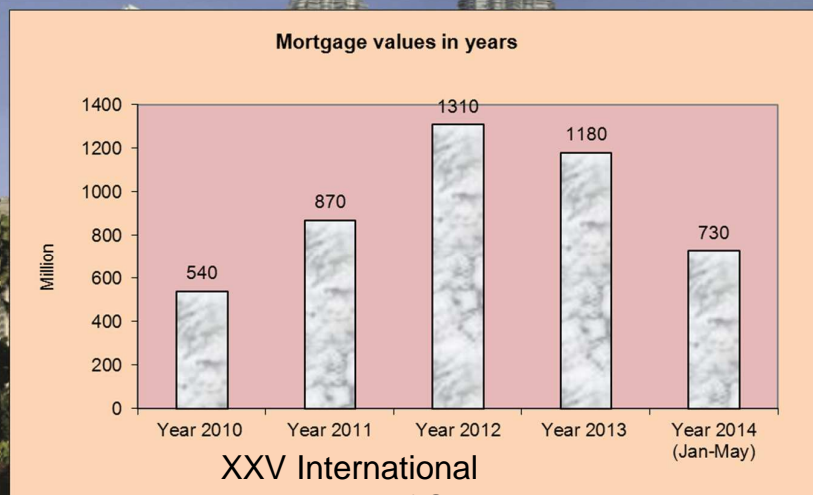


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## Impact of registration of buildings and apartments on the mortgage market in Kosovo

The main outcome from registration of property rights is the increased number of users actually using their property as collateral, especially to secure mortgages, transactions and land market



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## CONCLUSIONS

- ◆ The Building Cadastre Construction is of outmost importance to the cadastral system of Republic of Kosovo;
- ◆ Systematic registration of buildings and apartments is a procedure carried out for the first time in Kosovo Cadastre;
- ◆ The successful implementation of the Cadastre projects in KCA has a significant social and economic benefit to the country;
- ◆ MCO's should continue with maintenance and update of the register by daily registration of buildings and apartments;

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**Thank you for your attention!**

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