



Challenges Facing Cadastral Survey in Malaysia

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OVERVIEW



- ❑ INTRODUCTION TO CADASTRAL SYSTEM IN MALAYSIA
- ❑ ABOLISHMENT OF QUALIFIED TITLES (QT)
- ❑ EXPEDITE ISSUANCE OF STRATA TITLE
- ❑ eCADASTRE

CADASTRAL SURVEY IN MALAYSIA

- Cadastre Comprise of Cadastral Survey and Land Registration
- Fixed boundaries supported by survey and demarcation before issuance of final title conferring indefeasibility of title
- Unique qualified title issued in advance of survey to expedite development
- Approximately 7.2 million lots held in the digital database
- Anticipated 0.5 million lots held under QT

ABOLISHMENT of QT

- QT must have limited life span
- Duplication of land registration (QT and Final Title FT)
- Commit to populate National Digital Cadastral Database with survey accurate data
- Commit to expedite survey to within 2 months

ABOLISHMENT of QT

- **Changes to National Land Code already allow the Registrar to register FT in respect to subdivision and alienation**
- **Implementation of eCadaastre will hasten the abolishment of QT**

CURRENT STATUS OF STRATA TITLE

- **Currently requires 268 days for strata title to be issued**
- **Land matters not resolve upon application**
- **Survey requires 55 days for initial checking & comment and 80 days for title preparation & approval**
- **Fee collection only after approval of application (31 days)**

EXPEDITE ISSUANCE OF STRATA TITLE

- **Stage 1 (Commitment) will reduce total time to 170 days**
- **Survey will only require 30 days for checking & comment and 50 days for title preparation & approval**
- **Implement One-Stop Center at Land Office to shorten approval time**

EXPEDITE ISSUANCE OF STRATA TITLE

- **Stage 2 (Coordination) will reduce total time to 123 days**
- **Land matters settle earlier**
- **Concurrent submission to Survey Dept. once building's Global structure is ready**
- **Allow digital strata plan**
- **Survey will only require 14 days for checking and 30 days for title preparation**

EXPEDITE ISSUANCE OF STRATA TITLE

- **Stage 3 (Streamline Act) will reduce total time to 100 days**
- **Land matters settle earlier**
- **Fee deposited upon application**
- **Survey check only where necessary**
- **Survey will only require 21 days for checking and title preparation under eCadaastre environment**

eCADASTRE

- Design to optimize usage of ICT
- Coordinate Based System
- Process Reengineered to improve delivery system

COORDINATE BASED SYSTEM

- GIS, GPS

- Least Square Adjustment

PROCESS REENGINEERING

- **More Flexible Field Procedure**
- **System Generated Products**



THANK YOU