

Reporting Thailand Cadastral System in Cadastre 2014 Trends

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Topics

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INTRODUCTION

The digital mapping methods were cartographic - scanning, digitizing without a field survey base. A cartographic base map can be served many GIS application. Cadastre 2014 is the benchmark to be a good practices.

The objective is focused on the DOL cadastral system changed to digital format that is followed through to Cadastre 2014 definition, or not, which will be guided line to develop for further cadastral data.

THAILAND CADASTRAL SYSTEM BACKGROUND

Under land code that contain the main legal provision covering tenure and administration of land, DOL has responsibility for all cadastre, mapping and registration.

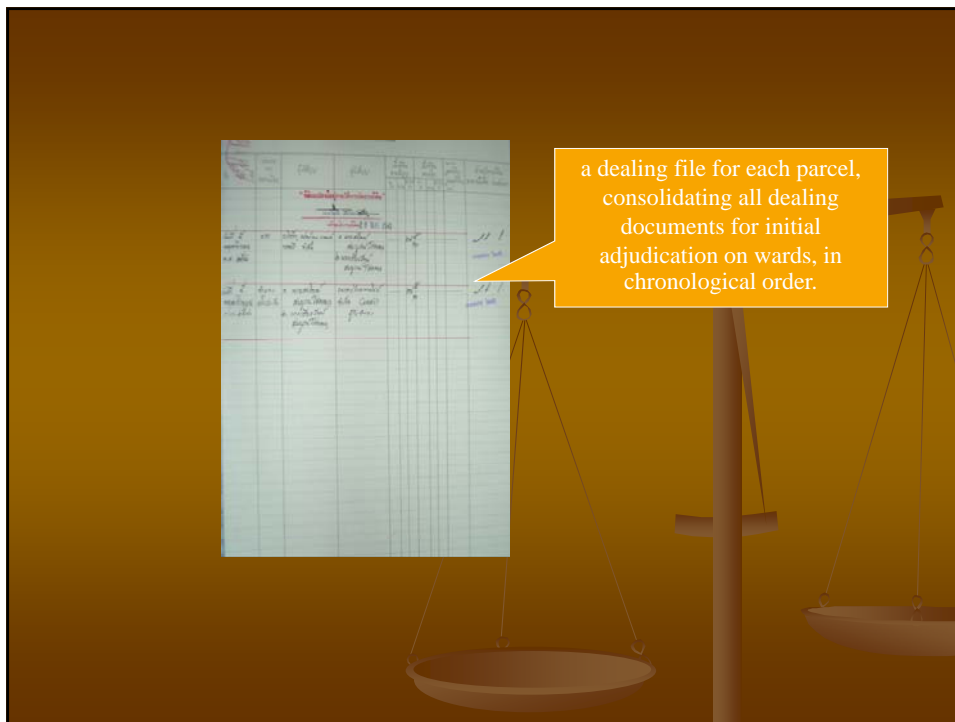
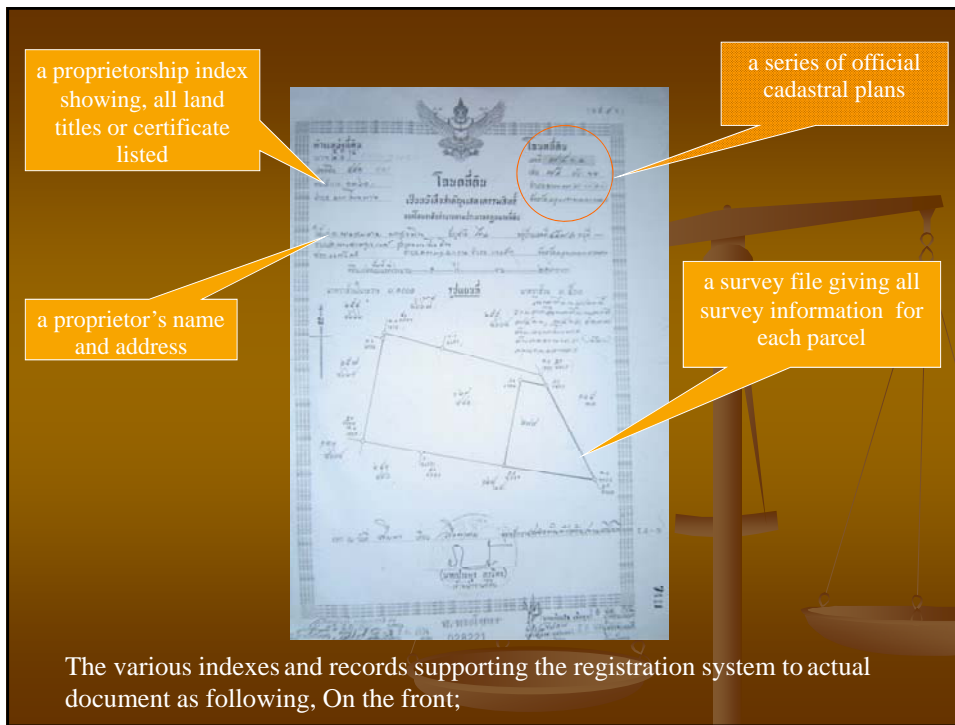
Private land can be divided in to three categories;

Title deed (NS4), full field survey and adjudication.

Certificates of utilization (NS3) or (NS3k), limited legal standing based on rudimentary survey or identification on non rectified photograph.

Undocumented land, the pre-emptive claim certifications.

The title deeds and certificates of utilization are two major documents which are both negotiable and can be registered.





Cadastral Base Map in 1/4,000

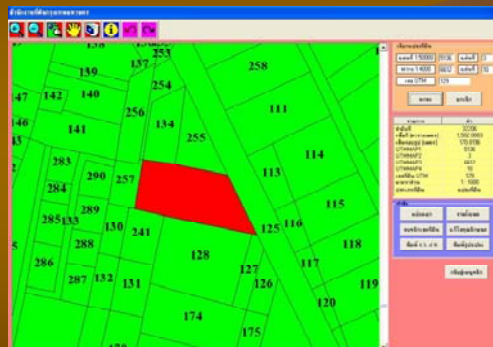


Zoom In

The physical mechanics of photocopying a cadastral map at a scale of 1/4,000, using a typical office copier, is intended to be used for images purposes, not for surveying measurement and reference. It is not a digital map, but a scanned image of a physical map document.

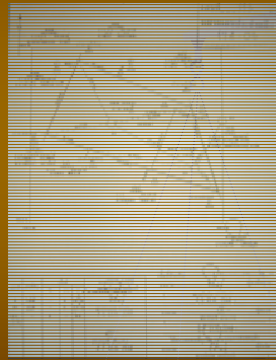
DIGITAL CADASTRAL MAP

The digital cadastral map, scanning and digitizing on map documents in the same scale and same detail, is intended to be used for images purposes, not for surveying measurement and reference.



Digital Cadastral Base Map , Sheet or plat as map document

For resurveying, surveyors have to access the DCM for adjacent lands and evidence of field survey data. So the past surveying data, field book and plans, contains both dimensional information about parcel boundaries and field data about the value and methodology at time of measurement .

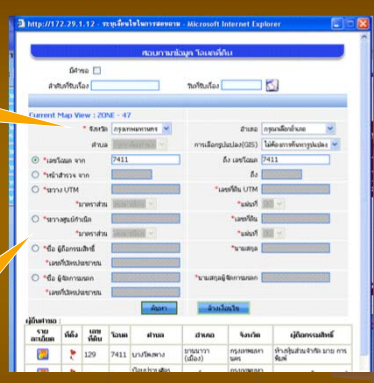


Field Book and Plan or Plat

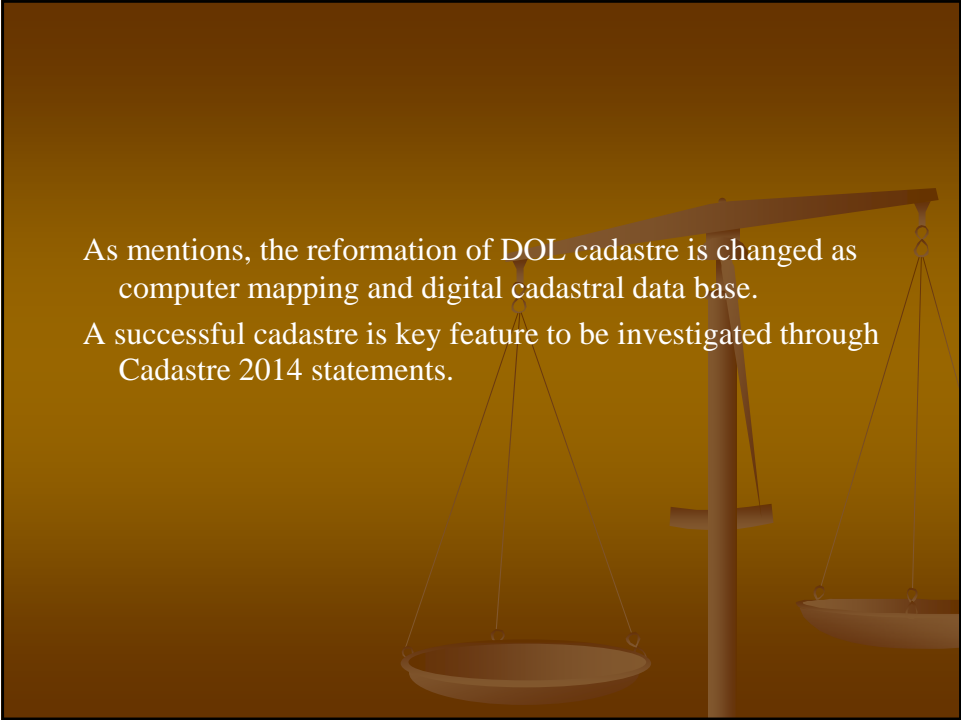
CADASTRAL SURVEYING PROCEDURES

Must denote Ampur and Province Name.

Must denote land owner names for all adjoins, with their area of record in area.



A land owner who has the name on a title, has authority to request for making land registration processing to verify the status of land right for boundary surveying as the request. The field survey shall consist of field search, discussion for acknowledging adjacent land owners, locating of new evidences and the surveyor has to follow as on line processing via internet .



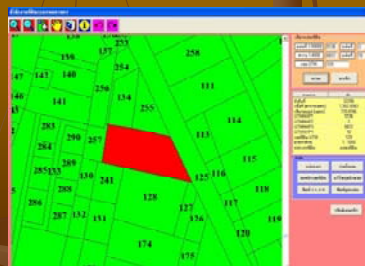
As mentions, the reformation of DOL cadastre is changed as computer mapping and digital cadastral data base.
A successful cadastre is key feature to be investigated through Cadastre 2014 statements.

STUDYING IN CADASTRE2014 TRENDS.

Statement 1 Cadastre shows complete legal situation, including public rights and restrictions.

From previous figures, they are verified that the cadastre in DOL has showed completely itself to recording ownership or legal status of land, excluding public rights and restriction.

The next possibility to develop the role of the cadastre as any land management tools for other agencies.



STUDYING IN CADASTRE2014 TRENDS.

Statement 2 Separation Between Maps & Registers Abolished as the differences eliminated.

Alignment between survey for map and title registration processes closed operation is DOL cadastre benchmark which is designed to achieve a full integration of both processes and data flow.

The processes bring maps and registration together automatically as integrated organizational structure and data flows.

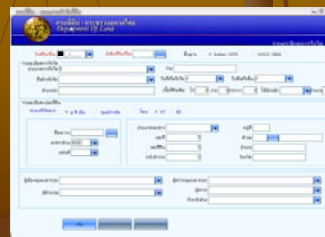


STUDYING IN CADASTRE2014 TRENDS.

Statement 3 Digital cadastral modelling must be effective instead of cadastral survey maps.

DOL cadastral map has been formed in model that become a view of the database. Database is structured to support many views and accesses to automatically linked spatial and textual data.

DOLSURVEY Software is for creating cadastral database.

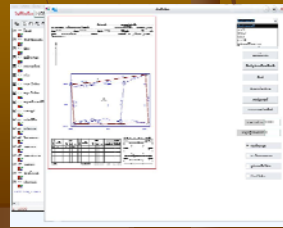


STUDYING IN CADASTRE2014 TRENDS.

Statement 4 Paper & Pencil - Cadastre Gone.

Surveyor has to build structured databases in on-line survey software for the survey plan as a data transformed to digital format in database for processing and updating.

The survey plan can be viewed directly in digital from without paper and pencil.



STUDYING IN CADASTRE2014 TRENDS.

Statement 5 Public & Private Sector Roles are closely together.

The privates are involved in any aspects depending on government regulations for the ability to retrieve survey data and information.

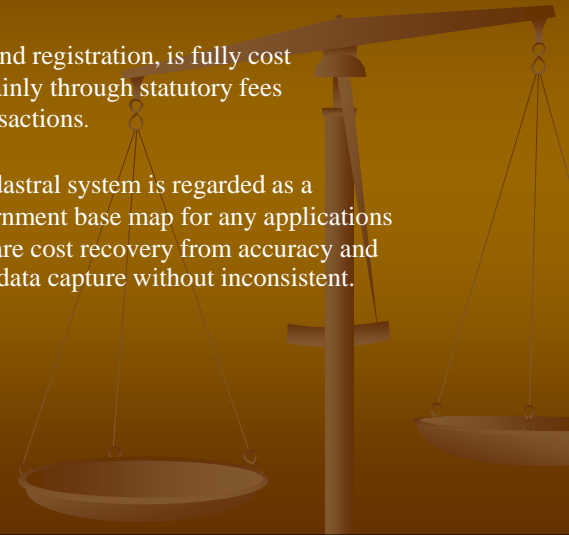
The information can be shared responsibility of the private and public sectors for the integrity and efficiency of the survey system that can be developed to further application of land feature.

STUDYING IN CADASTRE2014 TRENDS.

Statement 6 Cost Recovery

Both survey and registration, is fully cost recovered, mainly through statutory fees levied on transactions.

The digital cadastral system is regarded as a strategic government base map for any applications purposes that are cost recovery from accuracy and saving cost in data capture without inconsistent.



CONCLUSION

The Thailand Cadastre by DOL has not been already well on the road to Cadastre 2014 completely.

The major one are trying to integrated recording of both private and public rights and restriction, and in the development to fully others attributes database for spatial integration management and use land based data.

The cadastre are needed to more effective management of land resources by government of e-commerce and interaction of information systems.

There will be a requirement to record a variety of public restrictions, or rights to public resources over privately owned land.



