

'The  
power  
of  
where'  
DRIVES NEW ZEALAND'S SUCCESS



# ASaTS

## FIG Tour of LINZ Office - May 2016

Phil Davison | Project Analyst (ASaTS)

# LINZ - Regulatory Agency



- LINZ regulates across:
    - Land title registration
    - Cadastral survey system
    - Rating valuation
    - Crown land (Public Works and Land Acts)
    - Overseas Investment Office
    - Management of “Christchurch Residential Red Zone Land” and “Central City Demolitions”
  - 3 Operations Offices :
    - Hamilton, Wellington & Christchurch
-

## A Data Agency

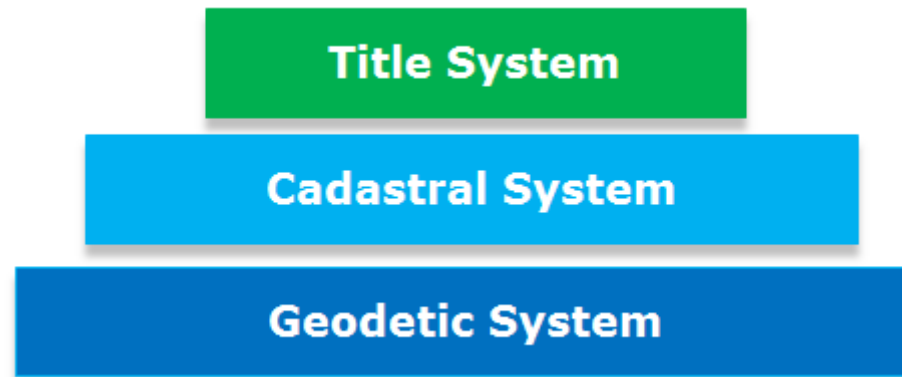
Over 40 authoritative LINZ land and sea datasets are available for free from the [LINZ Data Service](#).



# Landonline



- Custom-built integrated Cadastral, Geodetic and Title management system that manages New Zealand’s Survey and Title business.
- Provides electronic functionality to capture, submit and register data and transactions with LINZ.



# Landonline



Landonline was implemented nationally in 2000, and consisted of three major phases;

- 2000 to 2001 - Core record system
    - Database creation
    - Data migration from existing systems
    - Transaction management system
    - Digitisation of historic records
    - Data capture (Survey and Titles Conversion)
    - Enabled remote searching facility
  - 2003 - E-dealing and e-survey functionality introduced
  - 2007 - Mandatory 100% e-dealing and e-survey
-

# Landonline Processing



## Users

- 12,000 active users
- Approximately 800 concurrent users most days.

## Annual Transaction figures

- 615,000 title transactions processed
    - 80,000 processed manually
  - 9,100 survey transactions processed
    - All lodged electronically, but processed manually
  - 3.1 million records supplied.
-

# Why an Advanced Survey & Titles System (ASaTS) programme?

Second generation of investment:

- Customer drivers
- Information drivers
- Business drivers



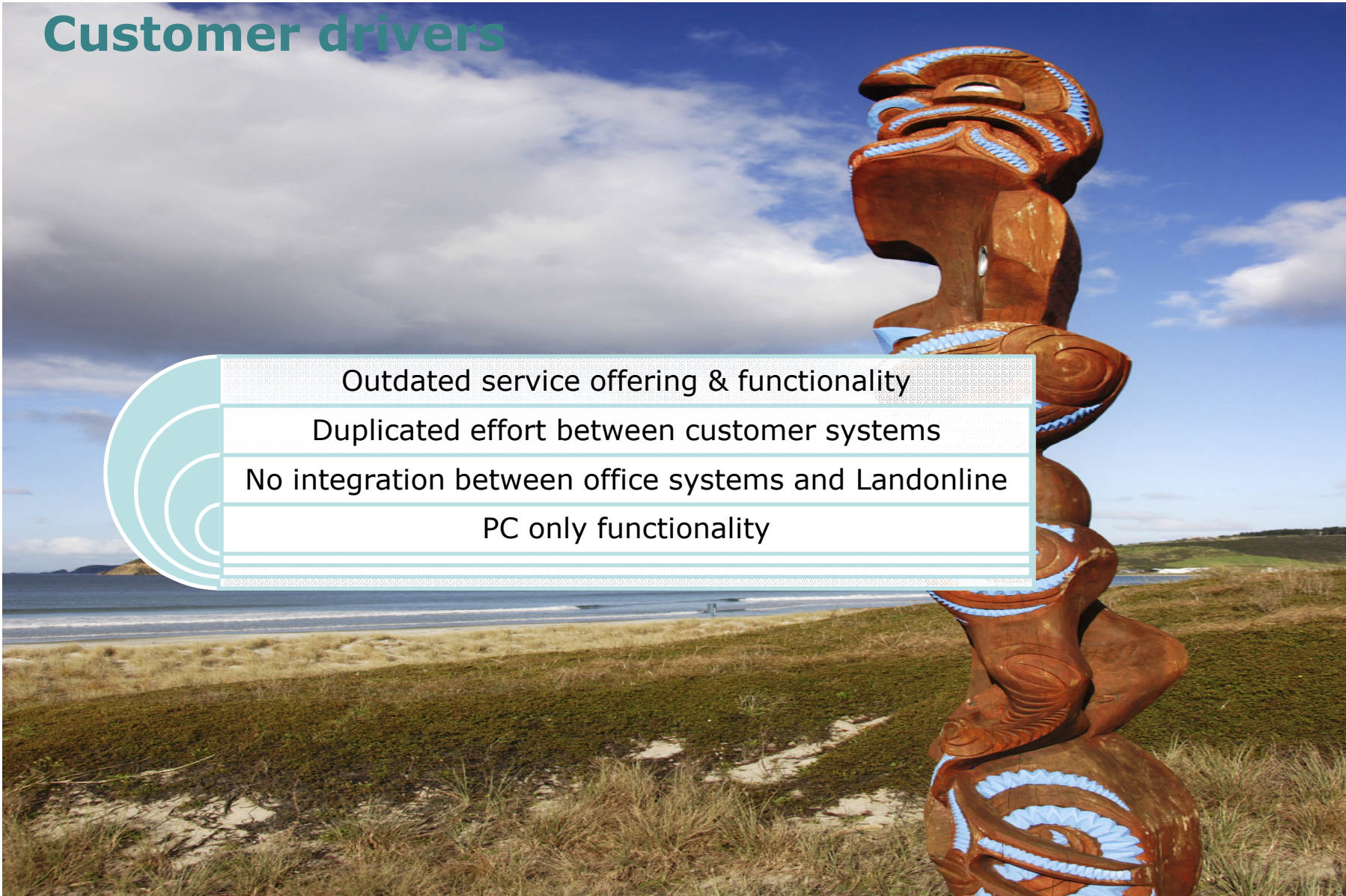
## Customer drivers

Outdated service offering & functionality

Duplicated effort between customer systems

No integration between office systems and Landonline

PC only functionality





# Information drivers

Property information fragmented across government

Poor set of Crown land information

3D information not collected and visualised for property rights  
strata and stratum ownership

Lack of web-based search for non- Landonline users

## Business drivers

1990's technology build

Monolithic IT architecture

End-to-end testing constrains enhancements and releases



# Where we want to be

## Function View



# Timeline

2021 Completion!

2017-20 Design, Develop & Build  
Phased delivery approach

2016 Go to Market Phase

2016 As a Service Approved

2015 Detailed Business Case Approved

2014 Detailed Business Case Developed

2013 Indicative Business Case Approved

2012 Strategic Work Launched

# 3D Cadastre

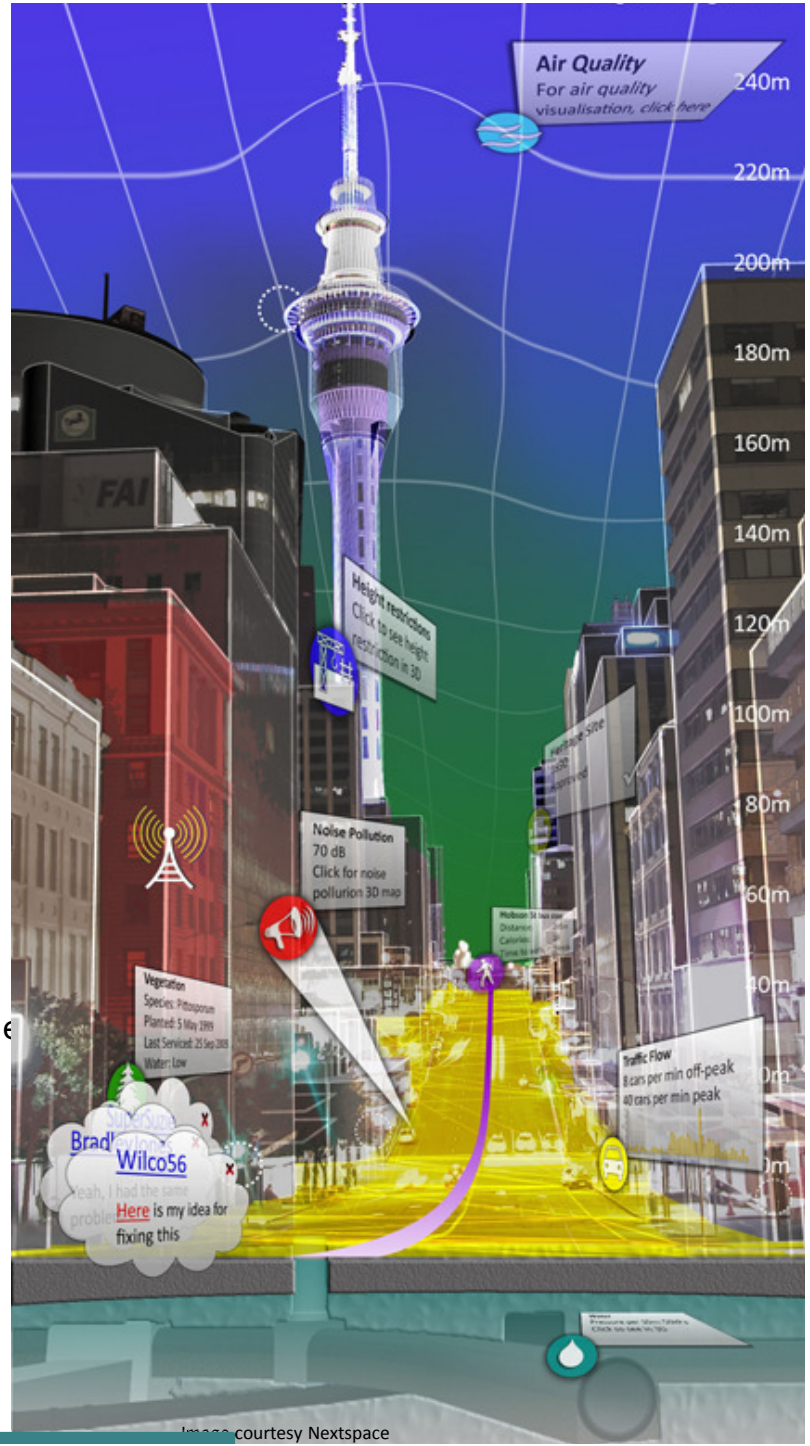
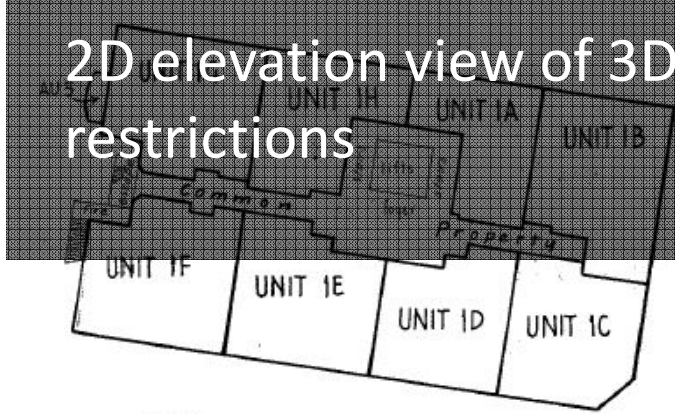
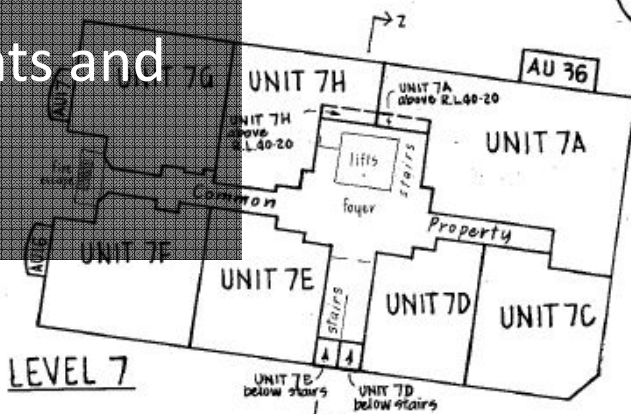


Image courtesy Nextspace

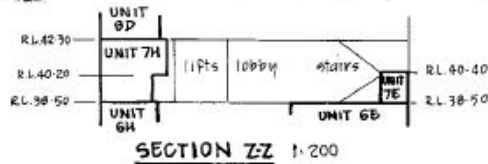
# 2D elevation view of 3D rights and restrictions



LEVEL 1

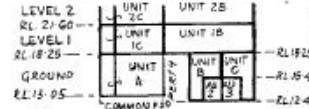


LEVEL 7



EAST ELEVATION

GROUND FLOOR - SCALE 1:400

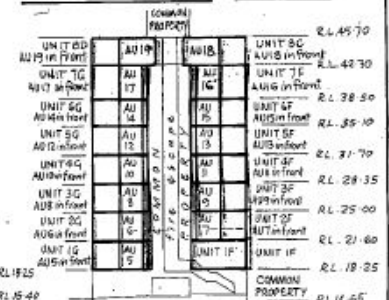


Approvals

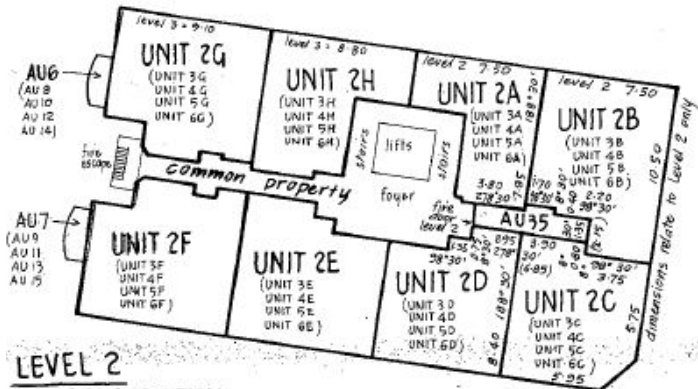
COMMON PROPERTY

AU 18	UNIT 7F	UNIT 7E	UNIT 7D	UNIT 7C	LEVEL 8	RL 42.30
AU 16	UNIT 6F	UNIT 6E	UNIT 6D	UNIT 6C	LEVEL 7	RL 38.50
AU 15	UNIT 5F	UNIT 5E	UNIT 5D	UNIT 5C	LEVEL 6	RL 35.10
AU 13	UNIT 4F	UNIT 4E	UNIT 4D	UNIT 4C	LEVEL 5	RL 31.70
AU 11	UNIT 3F	UNIT 3E	UNIT 3D	UNIT 3C	LEVEL 4	RL 28.35
AU 9	UNIT 2F	UNIT 2E	UNIT 2D	UNIT 2C	LEVEL 3	RL 25.00
AU 7	UNIT 1F	UNIT 1E	UNIT 1D	UNIT 1C	LEVEL 2	RL 21.60
COMMON PROPERTY	UNIT A				GROUND	RL 18.25
RL 14.65						RL 13.05 (AD)

SOUTH ELEVATION SCALE 1:400



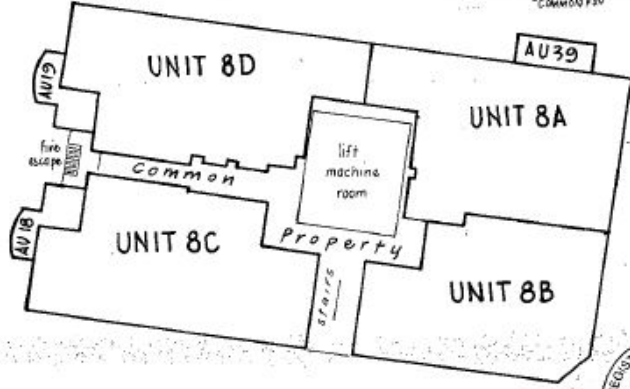
WEST ELEVATION SCALE 1:400



LEVEL 2

LEVELS 3-6 IDENTICAL EXCEPT THAT AU35 BECOMES COMMON PROPERTY

LEVEL 3 UNITS 3A-3H & AU 6-9  
 LEVEL 4 UNITS 4A-4H & AU 10-11  
 LEVEL 5 UNITS 5A-5H & AU 12-13  
 LEVEL 6 UNITS 6A-6H & AU 14-15  
 dimensions relate to level 2 unless shown otherwise.



LEVEL 8

Total Area ..... See sheet 1

Comprised in ..... see sheet 1

**Jon Murray Prentice**  
 Registered Surveyor and holder of an annual practising certificate for who may act as a registered surveyor pursuant to section 25 of the Survey Act 1985 hereby certify that this plan has been made from surveys executed by me or under my directions, that both plans and survey are correct and have been made in accordance with the Survey Regulations 1987 or any regulations made in substitution thereof.  
 Dated at Wellington this 23rd day of January, 2002  
*Jon Murray Prentice*

Field Book ..... p. .... Diurnal Book ..... p. ....  
 Reference Plans ..... See sheet 1

Examined ..... Correct

Approved as to Survey  
 22/2/2002  
*Registrar General*  
 Deposited, this 15th day of April, 2002  
*Registrar General of Land*

File 00363  
 Approved 30.01.02  
 Instructions

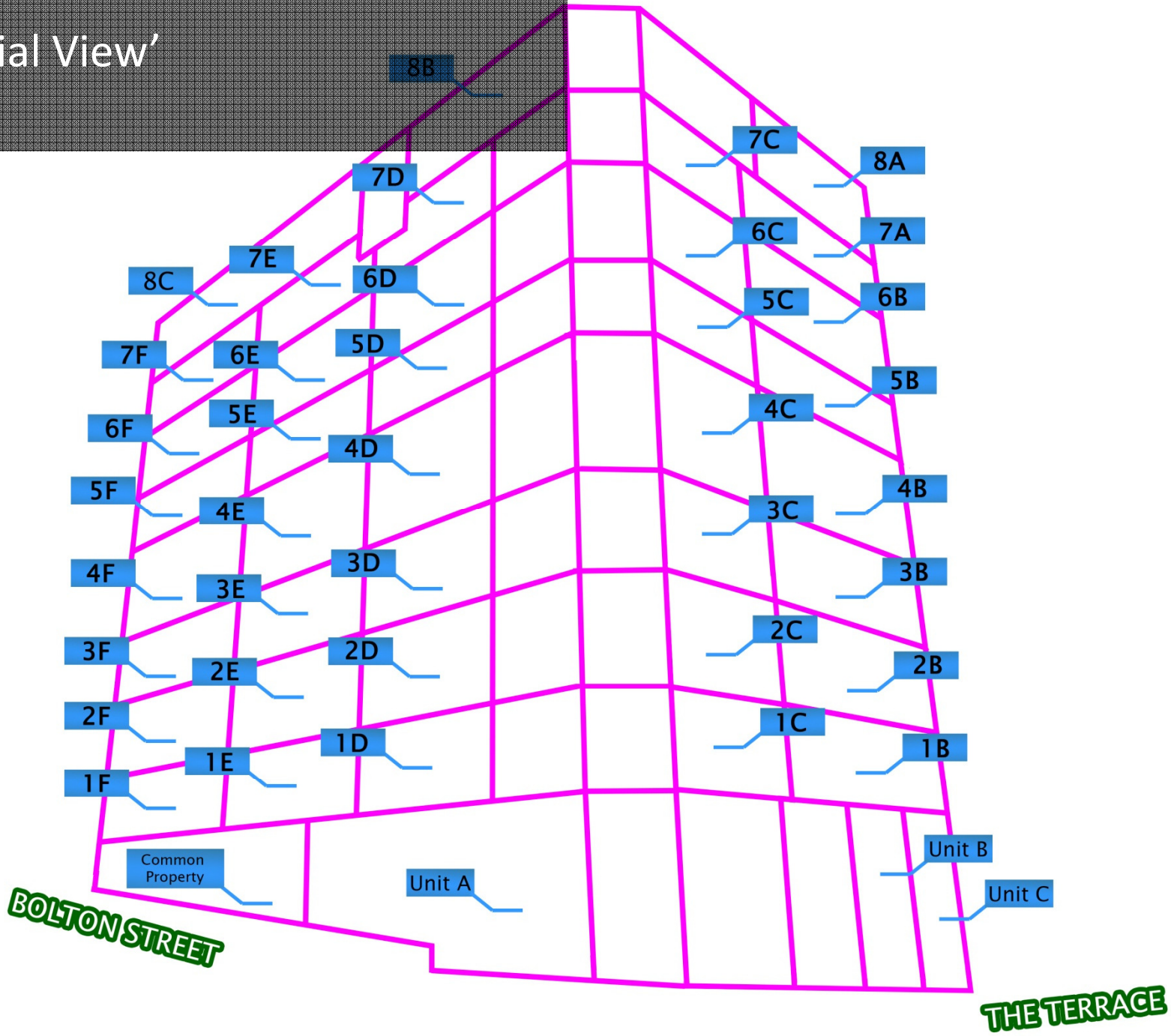
DP 85528

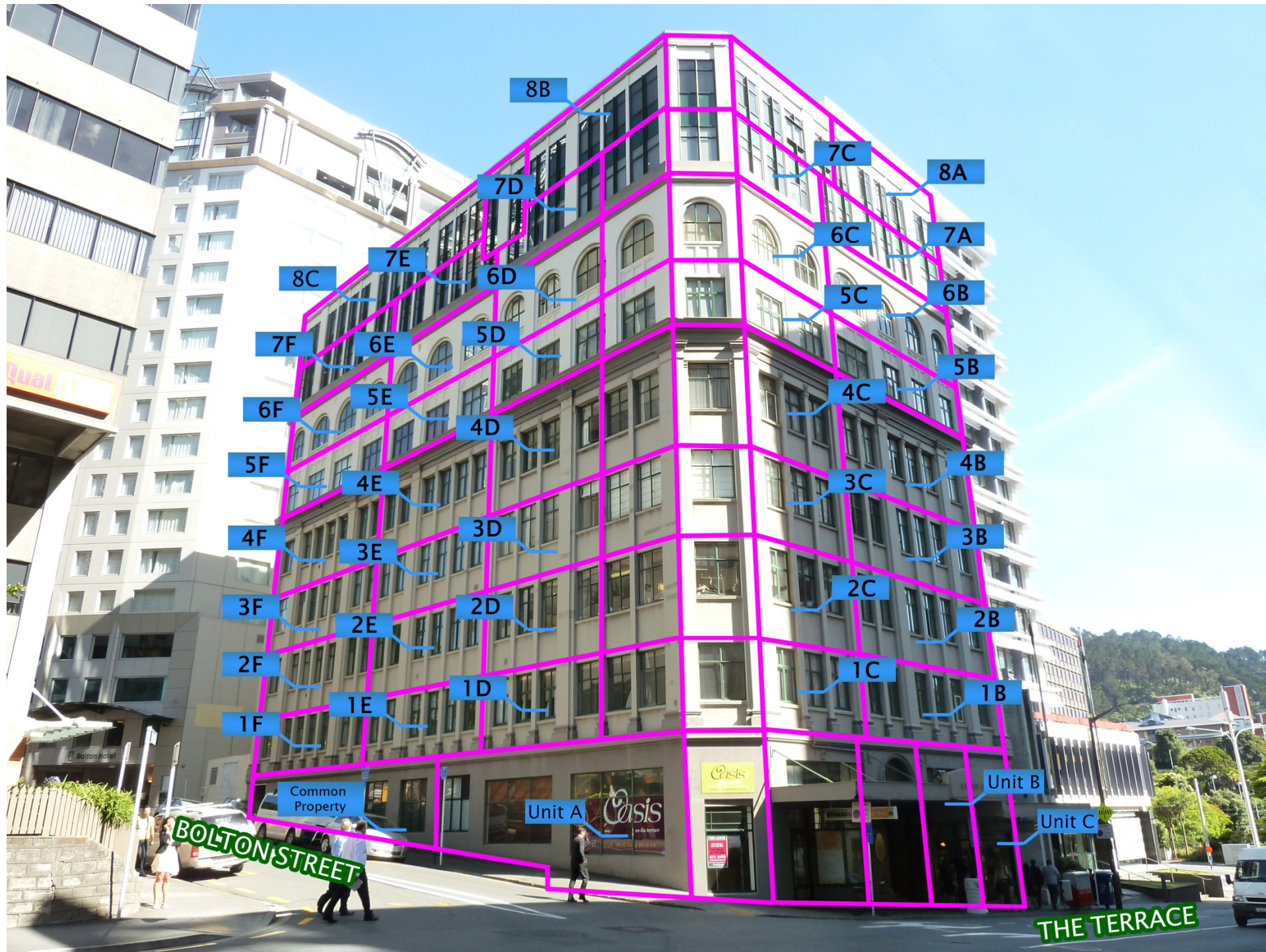
DISTRICT WELLINGTON  
 BY BLK. & DIST. VI. PORT NICHOLSON  
 261 SHT RECORD MAP No

COMPLETE UNIT PLAN - UNITS ON LOT 1 DP 62793  
 DIAGRAM SHEET

TERRITORIAL AUTHORITY WELLINGTON CITY  
 Surveyed by TRUEBRIDGE, CALLENDER, BEACH LTD.  
 Scale 1:200 Date JANUARY 2002

# 3D 'Spatial View'





8B

7C

8A

7D

7A

6C

6B

8C

7E

6D

5C

7F

6E

5D

5B

6F

5E

4D

4C

5F

4E

4D

4B

4F

3E

3D

3C

3B

3F

2E

2D

2C

2B

2F

1E

1D

1C

1B

1F

Common Property

Unit A

Unit B

Unit C

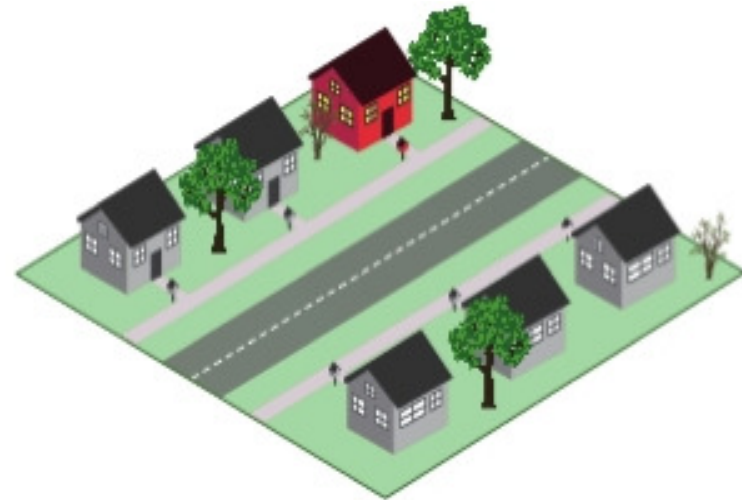
BOLTON STREET

THE TERRACE



## Integrated Property Services

Anyone seeking to buy, sell, build, renovate, develop or live on a property is able to access all the information and transactions they need in a way that shows all of the rights, restrictions and responsibilities applying to the property



the power of  
**where**  
drives NZ's success



 **Land Information  
New Zealand**  
*Toitū te whenua*

