

The Multi-Purpose Information System of Real Estates

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SUMMARY

Cadastre of Real Estates and Land administration has to fulfil ambitions to operate as an information system by its fundamental principle. It records ownership and spatial representations (geometry and topology) of the smallest spatial units. Any another information relate to these basic data should be considered as an added value, which can be combine with the basic data to provide significant source for performing analyses to support decision making in all areas of human life. The decision of the registration of any new kind of data should have been clearly defined by the reason and purpose. Already the first requirement to establish the cadastre had economic background - the interest of the state to ensure land taxes payments. Contemporary requirements have wide scope. They are requested information on the physical, economic, environmental and territorial attributes of real estates and they are expected with the focus on the protection of the rights of property owners, persons entitled to the easements, persons authorized by the lien, on the protection of creditors, on the environment protection, land use planning, land valuation or on the economic and statistical purposes. The proper data management had to be given by the law to become exactable and had to be subsidize by financial means to become feasible. Since 1. 1. 2014 have stood new Civil Code and new Cadastral Act also. These acts extend kind of data, which are recorded in the Cadastre and Land Registry. The Cadastral Act defines a "right of building" as a new type of property (in addition to parcel, building and building units/flats or non-residential space), sets down a price as a new information about the property, defines "accessory co-ownership" as a new type of ownership and extends the number of rights and obligations, that might be recorded in the Cadastre and Land Registry. The paper aims to show the content of the Cadastre and Land Administration in the Czech Republic, to present the experience with data acquisition and data maintenance as an inspiration for the other countries and perhaps to open discussion about the significance of recording of some types of data.