

Urban Property Ownership Records (UPOR) Project

Business Context

The objective of this project is to create digital urban property ownership records (PRs) using modern survey and geospatial technologies, continuously update and manage the records using a 'state-of-the-art' software solution and disseminate through citizen services using IT and web technologies. This solution is to be deployed in a phased manner in selected towns across the state of Karnataka.

Challenges

The urban land records of the towns of Karnataka were being maintained through the City Survey offices in the form of maps and sketches depicting boundary and textual records relating to ownership, land use and other land-related particulars. This system was outdated which had problems in the areas of record archiving, retrieval and management which the new UPOR system is expected to resolve.

Solution

- Infotech designed, developed and delivered a robust and technically superior solution that provided for:
 - Creation of fresh UPORs from scratch, starting from ground control network establishment,

demarcation of properties/plots, measurement of plots through ETS, document collection, title enquiry, creation of property cards and establishment of service centres for issuing the property cards to citizens

- The property details contain both the building and land on which the building stands and it includes:
 - Spatial details – Coordinates of the boundary points of land plot
 - Area of the land, building details – Built up area, number of floors
 - Rights on the property information – Ownership, mortgage, lease easement
 - History of transactions on the property
- All mutations and changes to the property records are certified through a PKI mechanism and biometrics by the authorised government officials
- Use of Modern Spatial Technology – Global Positioning System (GPS), Total Station (TS), for ground-based survey and use of Information and Communication Technology (ICT) for data management, MIS reports, and GIS tools for mapping of data

The project would create a definitive and authentic record comprising all details pertaining to the property and would curtail land encroachment and fraudulent transactions of properties.

D.V. Sadananda Gowda,
Erstwhile Chief Minister of Karnataka
(As published in the Hindu)

- A web-based application developed using MS.Net technologies with Autodesk Map Guide spatial engine for data management, service delivery and commercial transactions
- Building and maintaining online connectivity, datacentre and data recovery centre for all the towns under the purview of the programme

An accurate property records system is essential for a well – functioning economy as it authenticates ownership and reduces the scope of legal disputes. The Urban Property Ownership Records (UPOR) project provides for preparing, maintaining and preserving spatial and non-spatial data relating to ownership of urban properties in the state.

Benefits

- Single window interface for providing updated, authentic and legal digital property ownership cards created out of highly accurate spatial data, linked with updated ownership and land use information
- Automation in maintenance and updating of urban property records
- Single window interface for service delivery platform for efficient G2C, G2G and G2B services
- Faster and effective citizen services related to property ownership
- Absolute transparency in urban property management and administration
- Expected to significantly reduce urban land litigations with clear-cut ownership records in place
- Sustainable PPP model under which revenues are generated through sale of PR cards and shared between stakeholders in a pre-determined manner

Key Message

First operational eGovernance initiative in India for the creation and management of digital Urban Property Ownership Records providing efficient G2C, G2G and G2B services

About Infotech

Infotech Enterprises provides leading-edge engineering solutions, including product development and lifecycle support, process, network and content engineering to organisations worldwide. We leverage a global delivery and collaborative engineering model to achieve measurable and substantial benefits for our clients. With over two decades of expertise in managing large and complex geospatial databases, we offer scale, process and quality excellence to deliver value.

Infotech has 10,000+ associates across 36 global locations. Our clients span multiple industries such as governments, aerospace, transportation, heavy equipment, oil and gas, mining, telecom, and utilities that includes 22 'Fortune 500' and 27 'Global 500' blue chip organisations.

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