



Turkey Land Registration and Cadastre Modernization Project (P106284)

EUROPE AND CENTRAL ASIA | Turkey | Social, Urban, Rural and Resilience Global Practice Global Practice | IBRD/IDA | Investment Project Financing | FY 2008 | Seq No: 23 | ARCHIVED on 06-May-2019 | ISR36867 |

Implementing Agencies: General Directorate for Land Registry and Cadastre, Republic of Turkey, Under-secretariat of Treasury

Key Dates

Key Project Dates

Bank Approval Date: 01-May-2008

Effectiveness Date: 13-Aug-2008

Planned Mid Term Review Date: 15-Apr-2011

Actual Mid-Term Review Date: 30-May-2011

Original Closing Date: 30-Sep-2013

Revised Closing Date: 31-Dec-2021

Project Development Objectives

Project Development Objective (from Project Appraisal Document)

The overall goal of the project is to contribute to government agenda to improve quality and effectiveness of public services through spreading and making effective e-government applications. The specific objective of the proposed project is to improve the effectiveness and efficiency of the land registry and cadastre services. This objective will be achieved through: (i) renovating and updating cadastre maps to support digital cadastre and land registry information; (ii) making the digital land registry and cadastre information available to public and private entities (iii) improving customer services in land registry and cadastre offices; (iv) improving human resources in the Turkish Land Registry and Cadastre Agency (TKGM); and (v) developing policies and capacity to introduce best international practices in property valuation.

Has the Project Development Objective been changed since Board Approval of the Project Objective?

Yes

Board Approved Revised Project Development Objective (If project is formally restructured)

The objective of the Project is to improve the effectiveness and efficiency of the land registry and cadastre services through: (i)renovating and updating cadastre maps to support digital cadastre and land registry information; (ii) making the digital land registry and cadastre information available to public and private entities; (iii) improving customer services in land registry and cadastre offices; (iv) improving human resources in TKGM; and (v) developing policies and capacity to introduce best international practices in property valuation in Turkey.

Components

Name

CADASTRE AND LAND REGISTRY RENOVATION, DATA IMPROVEMENT AND UPDATING:(Cost \$256.50 M)
IMPROVED SERVICE DELIVERY:(Cost \$22.37 M)
HUMAN RESOURCES AND INSTITUTIONAL DEVELOPMENT:(Cost \$1.82 M)
PROPERTY VALUATION:(Cost \$1.85 M)
PROJECT MANAGEMENT:(Cost \$3.72 M)

Overall Ratings

Name	Previous Rating	Current Rating
Progress towards achievement of PDO	● Satisfactory	● Satisfactory



Overall Implementation Progress (IP)	● Satisfactory	● Satisfactory
Overall Risk Rating	● Moderate	● Moderate

Implementation Status and Key Decisions

Implementation of planned activities continues to progress according to the approved procurement plan. Overall project progress is Satisfactory. The project restructuring was approved by the Bank on December 24, 2018.

Risks

Systematic Operations Risk-rating Tool

Risk Category	Rating at Approval	Previous Rating	Current Rating
Political and Governance	--	● Substantial	● Substantial
Macroeconomic	--	● Moderate	● Moderate
Sector Strategies and Policies	--	● Moderate	● Moderate
Technical Design of Project or Program	--	● Moderate	● Moderate
Institutional Capacity for Implementation and Sustainability	--	● Low	● Low
Fiduciary	--	● Low	● Low
Environment and Social	--	● Low	● Low
Stakeholders	--	● Substantial	● Substantial
Other	--	--	--
Overall	--	● Moderate	● Moderate

Results

PDO Indicators by Objectives / Outcomes



To improve the effectiveness and efficiency of the land registry and cadastre services				
► Improved Customer Satisfaction for land registry and cadastre services (Percentage, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	40.00	98.00	98.00	90.00
Date	07-Apr-2008	28-Sep-2018	31-Mar-2019	31-Dec-2021
► Reduced number of cadastre disputes (Percentage, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	4.00	0.30	0.30	1.50
Date	07-Apr-2008	28-Sep-2018	31-Mar-2019	31-Dec-2021
► Reduction in time to deliver cadastre data requests (Days, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	7.00	0.25	0.25	0.25
Date	07-Apr-2008	28-Sep-2018	31-Mar-2019	31-Dec-2021
► Active protocols with other public and private institutions having on-line access to digital cadastre information from TKGM (Number, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	0.00	961.00	2,061.00	900.00
Date	07-Apr-2008	28-Sep-2018	31-Mar-2019	31-Dec-2021
► Cumulative number of TKGM and contractor personnel trained to implement cadastre renovation and digitization (Number, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	3,130.00	3,130.00	4,498.00	7,000.00
Date	28-Sep-2018	28-Sep-2018	31-Mar-2019	31-Dec-2021
► Total number of parcels renovated/updated in digital format (Number, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	6,899,352.00	6,899,352.00	7,851,000.00	11,000,000.00
Date	28-Sep-2018	28-Sep-2018	31-Mar-2019	31-Dec-2021

Intermediate Results Indicators by Components



CADASTRE AND LAND REGISTRY RENOVATION, DATA IMPROVEMENT AND UPDATING				
►Total number of parcels renovated (Number, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	4,100,000.00	6,389,246.00	6,979,000.00	8,500,000.00
Date	31-Dec-2015	28-Sep-2018	31-Mar-2019	31-Dec-2021
►Total number of parcels digitized (Number, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	0.00	510,175.00	872,000.00	2,500,000.00
Date	31-Dec-2015	28-Sep-2018	31-Mar-2019	31-Dec-2021
►Land parcels with use/ownership rights recorded as a result of project - female (Number, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	798,000.00	2,691,000.00	3,140,000.00	2,820,000.00
Date	31-Dec-2014	28-Sep-2018	31-Mar-2019	31-Dec-2021
►Base maps including orthophotos are available to government agencies (Square kilometer(km2), Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	0.00	264,330.00	264,330.00	140,000.00
Date	07-Apr-2008	13-Apr-2018	13-Apr-2018	31-Dec-2020
Comments:	Completed under original project			
►Cadastre data converted into new database and harmonized with registration data (Number, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	0.00	57,262,840.00	57,262,840.00	55,000,000.00
Date	07-Apr-2008	13-Apr-2018	13-Apr-2018	31-Dec-2020
Comments:	Completed under original project			
►Cadastre and registration data integrated (Number, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	0.00	56,235,496.00	56,235,496.00	50,000,000.00
Date	07-Apr-2008	13-Apr-2018	13-Apr-2018	31-Dec-2020



►Cumulative Number of Parcels for which data is verified and available in MEGSİS (Number, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	0.00	24,573,024.00	26,300,000.00	35,000,000.00
Date	07-Apr-2008	28-Sep-2018	31-Mar-2019	31-Dec-2021

IMPROVED SERVICE DELIVERY

►Design of model office is completed by the end of the first year of project implementation (Text, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	None	Design completed	Design completed	Design completed
Date	07-Apr-2008	13-Apr-2018	13-Apr-2018	31-Dec-2020
Comments:	Completed under original project			

►Model offices constructed (Number, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	0.00	3.00	3.00	3.00
Date	07-Apr-2008	13-Apr-2018	13-Apr-2018	31-Dec-2020
Comments:	Completed under original project			

►Policy on access and charges of land registry and cadastre data is prepared an approved. (Text, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	Not done	Completed	Completed	Completed
Date	07-Apr-2008	13-Apr-2018	13-Apr-2018	31-Dec-2020
Comments:	Completed under original project			

►Avg no. of days to complete recordn of purchase/sale of property in land adm systm (Number, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	1.00	0.25	0.25	0.25
Date	07-Apr-2008	28-Sep-2018	31-Mar-2019	31-Dec-2021

▲Avg no. of days to complete recordn of purchase/sale of property–Urban (Number, Custom Breakdown)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	1.00	0.25	0.25	0.25
Date	07-Apr-2008	28-Sep-2018	31-Mar-2019	31-Dec-2021



▲Avg no. of days to complete recordn of purchase/sale of property–Rural (Number, Custom Breakdown)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	1.00	0.25	0.25	0.25
Date	30-Apr-2008	13-Apr-2018	13-Apr-2018	31-Dec-2021

▶Number of annual on-line enquiries from TAKBIS (Number, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	0.00	999,500,000.00	1,350,000.00	350,000,000.00
Date	07-Apr-2008	28-Sep-2018	31-Mar-2019	31-Dec-2021

HUMAN RESOURCES AND INSTITUTIONAL DEVELOPMENT

▶Strategic Plan is prepared and approved. (Text, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	0.00	Strategic Plan for 2020-24 is still to be prepared.	Strategic Plan for 2019-23 completed.	A new Strategic Plan for 2019 - 2023 prepared and approved
Date	07-Apr-2008	28-Sep-2018	31-Mar-2019	31-Dec-2021

▶Number of TKGM staff trained to implement cadastre renovation and digitization works (Number, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	0.00	3,130.00	4,292.00	6,000.00
Date	31-Dec-2015	28-Sep-2018	31-Mar-2019	31-Dec-2021

▶Total number of contractors staff trained to implement cadastre renovation and digitization works (Number, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	100.00	100.00	206.00	1,000.00
Date	28-Sep-2018	28-Sep-2018	31-Mar-2019	31-Dec-2021

▶Study visits completed (Number, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	0.00	9.00	9.00	12.00
Date	07-Apr-2008	28-Sep-2018	31-Mar-2019	31-Dec-2021

PROPERTY VALUATION



▶Detailed design for pilot completed and pilot areas selected for Property Valuation (Text, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	0.00	Pilots completed in Mamak/Ankara and Fatih/Istanbul. TKGM has carried out an additional pilot covering commercial properties.	Pilots completed in Mamak/Ankara and Fatih/Istanbul. TKGM has carried out an additional pilot covering commercial properties.	Pilots completed
Date	07-Apr-2008	13-Apr-2018	13-Apr-2018	31-Dec-2020
▶Evaluation of mass valuation pilots completed and policy options developed (Text, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	None	Pilots completed and preliminary policy options developed and discussed in a workshop in February 2017 with international experts and refined.	Pilots completed and preliminary policy options developed and discussed in a workshop in February 2017 with international experts and refined.	Completed
Date	31-Dec-2014	28-Sep-2018	28-Sep-2018	31-Dec-2020
▶Draft property valuation policy is completed and submitted to inform Government's policy discussion. (Text, Custom)				
	Baseline	Actual (Previous)	Actual (Current)	End Target
Value	0.00	Policy Preparation completed. TKGM has been involved in drafting the Presidential Decree on regulating public administration and consulting on its proposals.	Policy Preparation completed. TKGM has been involved in drafting the Presidential Decree on regulating public administration and consulting on its proposals.	Completed.
Date	07-Feb-2007	28-Sep-2018	28-Sep-2018	31-Dec-2020

Data on Financial Performance

Disbursements (by loan)

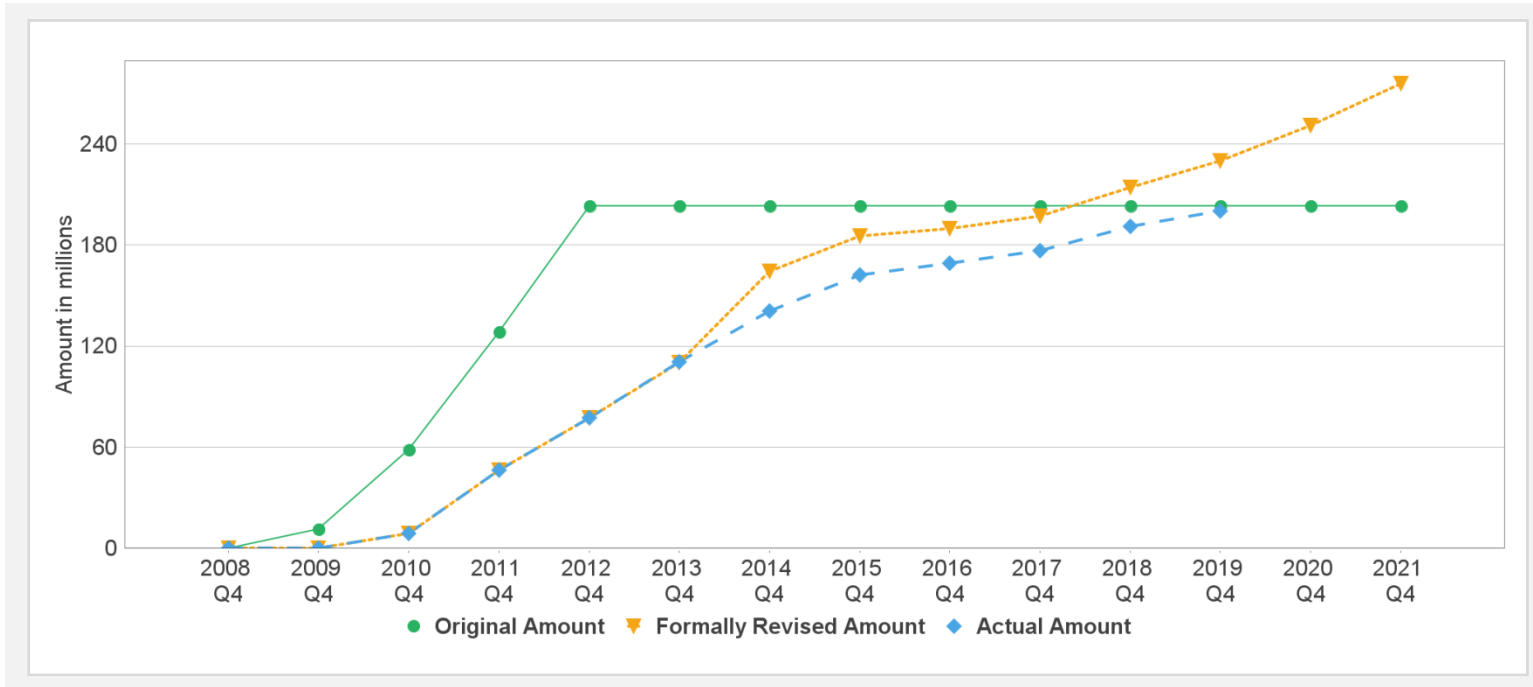
Project	Loan/Credit/TF	Status	Currency	Original	Revised	Cancelled	Disbursed	Undisbursed	% Disbursed
P106284	IBRD-75370	Closed	USD	203.00	187.96	15.04	164.60	0.00	100%
P106284	IBRD-85410	Effective	USD	90.59	90.59	0.00	35.44	56.26	39%

Key Dates (by loan)



Project	Loan/Credit/TF	Status	Approval Date	Signing Date	Effectiveness Date	Orig. Closing Date	Rev. Closing Date
P106284	IBRD-75370	Closed	01-May-2008	09-Jun-2008	13-Aug-2008	30-Sep-2013	31-Dec-2015
P106284	IBRD-85410	Effective	15-Oct-2015	30-Nov-2015	29-Jan-2016	31-Dec-2020	31-Dec-2021

Cumulative Disbursements



Restructuring History

Level 2 Approved on 21-Feb-2013 ,Level 2 Approved on 02-Dec-2014 ,Level 2 Approved on 14-Aug-2015 ,Level 2 Approved on 10-Dec-2018

Related Project(s)

P154259-Land Registration and Cadastre Modernization Project - AF