

GEODEMAT - Distribution of Digitized Cadastral Documentation to Citizens: an Example of a Win-Win Public-Private Partnership for the Benefit of the Citizen

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SUMMARY

The Ordre des Géomètres-Experts (OGE) is a legal entity under private law established by law 46-942 of May 7, 1946 and delegated with a public service mission of regulation of the French surveying profession.

The 2,000 licensed surveyors registered with the Order are thus the only professionals by law authorized to recognize the definition of property boundaries. On the basis of the property limits defined contradictorily with the riparian owners, the licensed surveyors establish in particular the Documents Modificatifs du Plan Cadastral / Modifying Documents of the Cadastral Plan (DMPC); technical acts which allow to update the cadastral plan (modification / creation of cadastral parcel(s)).

Since 1956, the profession has been actively collaborating with the Ministry of Finance for the conservation of the cadastral plan of the 35,000 French municipalities. Regularly over the years, licensed surveyors intervene directly to renew all or part of the cadastral plans via the Agricultural, Forestry and Environmental Land Development procedures. The geometry of the cadastral plan is then considerably improved, resulting in a permanent and enforceable materialization of property limits.

In 2020, the assembly of cadastral plans totals nearly 100,000,000 parcels in the 101 French departments. A significant part of them has been created since the 1930s by one of the 10,000,000 administrative acts: Croquis d'Arpentage / Survey sketches (CA) which later became DMPC. These CA / DMPC documents as well as their inventories and directories (communal notebooks called "Model 40" - MOD 40 -) constitute to this day the one and only source of knowledge of the evolutions of the cadastral plan that occurred since the first third of the 20th

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century.

This cadastral documentation, the "memory of the land" par excellence, suffers to this day from being accessible only in paper format and from being dispersed in the Property Tax Centres and Services throughout the territory.

To find out about the origin of his or her cadastral parcel(s), the citizen must currently "investigate" himself or herself by going personally and physically to the cadastral service(s) on which his or her parcels depend; in other words, there are so many places where documents are stored. All the documentation to be consulted is still widely available, exclusively on physical media. The age of the documents (up to 90 years old) leads to the fear that in the medium term there will be irrevocable losses of information (ink or pencil writings that fade, layers that become brittle...). Moreover, this documentation is very uncomfortable to consult and to handle because of the great diversity of supports and formats used (A4 / A3 / A0 / Large Eagle / rolls...).

Aware of the importance of preserving this knowledge base, the OGE launched a Geofoncier portal in 2010 for the exclusive use of surveyors and in 2011, a web version for the general public (www.geofoncier.fr). The purpose of this public portal is to inform landowners, State administrations, land professionals (notaries, real estate agents, etc.) and, more generally, any citizen interested in knowing their land boundaries and the existence of land-related work carried out by the profession.

It is in this context that the OGE launched in 2020 the national operation GEODEMAT aiming at making freely accessible in the general public portal Géofoncier.fr all the dematerialized cadastral documentation to guarantee its durability.

This operation is part of a more global approach to setting up a digital land chain (blockchain), the objective of which would be to open it up to all players in the field of development and the living environment in order to share this information, to enrich it as projects evolve, and ultimately to have a shared infrastructure that would make it possible to authenticate all the documents in the land chain in an unfalsifiable digital register.

As part of the economic model to be put in place to ensure the financing of this new public-private partnership, a request for European subsidies from the European Regional Development Fund (ERDF) is being made, in a coordinated manner throughout the country, to the ERDF's regional instructional services.

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