

Spatial Data Model Design for the Need to Identify Green Property Rights

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SUMMARY

Turkey is a country based on quite solid foundation cadastral systems from past to present. Especially with the development of digital cadastre, data of cadastral parcels have been digitized, thus, access to a lot of information about the parcels has become easier. However, the studies show that the information about the restrictions on the cadastral parcels is not available in digital environment, access can be obtained by examining the land registry records and these restrictions are not handled within a system. It also shows that although these restrictions are in the land registry records, their restrictive nature is not fully set to a standard and does not fully define the use of green property rights. In Turkey, when the restrictions on cadastral parcels are examined, it is seen that these are registered within the framework of easement rights / limited real rights. However, it is seen that records where parcel usage is defined, records of green property rights associated with cadastral parcels and records describing the restricted and protected ecological site areas corresponding to the cadastral parcel unfortunately not found. Therefore, there arises a need to identify this area as a single whole.

International Federation of Surveyors (FIG), in 2014, which is the year of realization of the Cadastre 2014 vision, has published another study that assesses the impact of this report and includes new insights for the post-2014 period. In the "Cadastre 2014 and Beyond" report called the future of the cadastre; a report item has been published about ecological boundaries or green property rights. In short, with this item, emphasis has been given to the need defining green property rights and designing a model based on ecological boundaries in defining these areas. In light of this information in this declaration, since the restrictions of cadastral parcels are not defined in detail in these records and cannot be digitized in Turkey, the framework of a model will be

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examined in which important constraints on cadastral parcels will be determined. In particular, in this study, within the framework of ecological site determination, it will be considered within a certain standard and the framework of the need to develop the model design for defining green property will be examined.

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