Land Registry

Land Registry England & Wales
Turning Data into Smart Information

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Land Registry

Overview

- **1. HM Land Registry**
- **2. OpenData Global and National Context**
- **3. HM Land Registry's Data Publications**
- **4. Challenges to Open Data Release**

Land Registry

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4. Challenges to Open Data Release

Land Registry

- Government department created in 1862
- Registers the ownership of property in England & Wales alongside a variety of other property information
- Provides state backed guarantee of title ownership
- Over 24 million titles in the register
- 5 million property transactions per year

Land Registry

- Traditionally offered statutory Land Registration services only
- Open Access to individual titles only since 1990
- Increased focus on data provision
- Corporate vision is now 'To be recognised as a world leader in the digital delivery of world registration services *and in the management and reuse of land and property data*'
- Working to support economic growth and data transparency
- Working to use digital technologies to enhance performance and support cities and regions in ambitious improvement initiatives

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4.Challenges to Open Data Release

Open Data – the Global perspective

- **Open Government Partnership (OGP)**
  - Over 60 nations

- **G8 Open Data Charter**
  - 'The foundation for access to, and the release and re-use of data from governments'
  - Open Data by default

- **National Implementation Plans**

Open Data – the UK perspective

- Open Data White Paper 'Unleashing the Potential' – June 2012
- Public Data Group
  - HMLR, OS, Companies House, Met Office
- Independent Review of Public Sector Information
  - The Shakespeare Review
- Commitment to a National Information Infrastructure
- Alignment to key government agendas – Transparency & Economic Growth

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HM Land Registry Data release 2013/14

HM Land Registry

"I wanted to thank you all for opening up this data and making it so easily accessible, ...we have worked with a variety of government data sets throughout Europe and North America, and I must say that Land Registry is doing the best job of making their data clean, well structured and easily accessible."

November 2013
Land Registry Open Data Challenge gave individuals, entrepreneurs and small businesses the opportunity to compete for three awards of £3,000 to fund innovative uses of our data. The challenge was to develop a creative idea that clearly demonstrates how Land Registry data can make a positive impact on the UK economy.

June and July 2013
Historic Price Paid Data – phase 1
Records the price paid for all single residential properties sold at full market value registered in England and Wales. More than 1.9 million records were captured from 1 January 2009 to 31 January 2012.

Data is available in TXT, CSV and linked data formats.
Open Data

November 2013
Historic Price Paid Data – phase 2
Data captured from 1 January 1995 to 31 December 2008, was released first in CSV and then linked data format. More than 18.5 million records are now available, increasing the richness of the data.
Open Data

April 2013
Dataset Inventory
Identifies the electronic datasets held by Land Registry, allowing customers to see what data is published and available for reuse. Data is available in Excel and CSV formats.
Open Data

March 2014
1862 Act Registers
Contains records of the land and property registered in England and Wales under the 1862 Land Registry Act. The original paper-based registers have been digitised so customers can view and download the information.
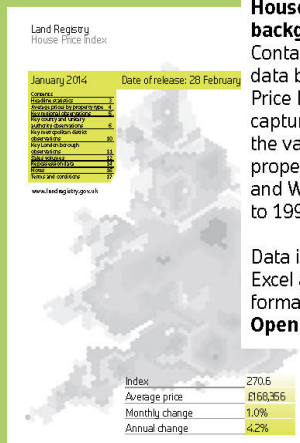**Open Data**

The Record of Title

May 2013
House Price Index background tables
Contains the aggregated data behind the House Price Index, which captures changes in the value of residential properties in England and Wales dating back to 1995.

Data is available in CSV, Excel and linked data formats.
Open Data

Following the May announcement to publish the data, the Guardian described it as the 'most significant open data announcement for years'.

September 2013
INSPIRE Index Polygons
Our download service allows customers to access more than 21 million data pots. The data held within Land Registry's INSPIRE Index Polygons show the position and indicative extent of all registered freehold property in England and Wales. This dataset is consistently one of the most popular all government dataset (out of circa 17,000) viewed on Data.gov
Open Data

March 2014
Commercial & Corporate Ownership Data (technical launch)
Contains 3.2 million ownership records of estates in land (freehold and leasehold) for properties in England and Wales. Data for private Individuals, overseas companies, charities and trustees is excluded.
Chargeable service

March 2014
Online Ownership Verification
Allows customers to verify their property ownership data against our definitive records.
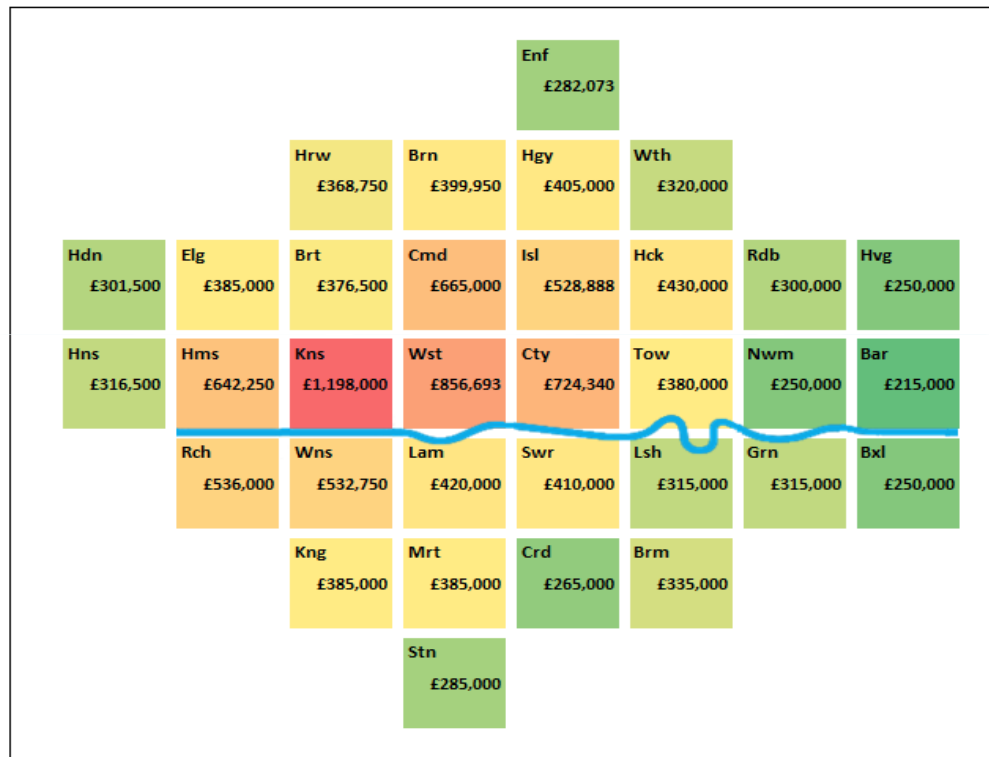**Chargeable service**

February 2014
Lunch and Learn data sessions across the organisation supported Land Registry's shift towards a more data-centric culture. The sessions were followed by an internal Data Challenge which aimed to stimulate creative thinking.

Land Registry
House Price Index

January 2014	Date of release: 28 February

Index	270.6
Average price	£168,556
Monthly change	1.0%
Annual change	4.2%

*Some of the data releases and preliminary data exercises have been essential to achieve the aims of the data release strategy, for example the Data inventory. Others have been optional, such as releasing data specifically held by HM Land Registry.
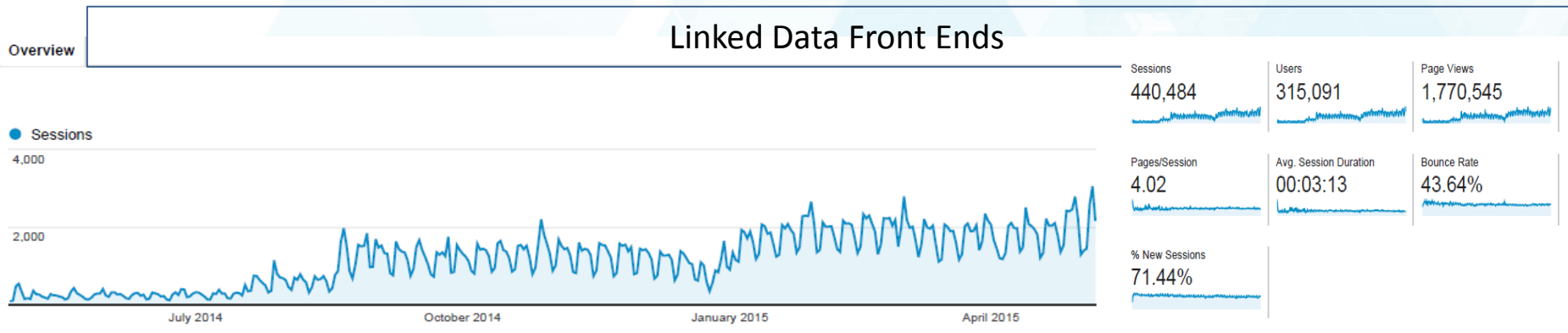
Example of external use

Median House Prices, 2014

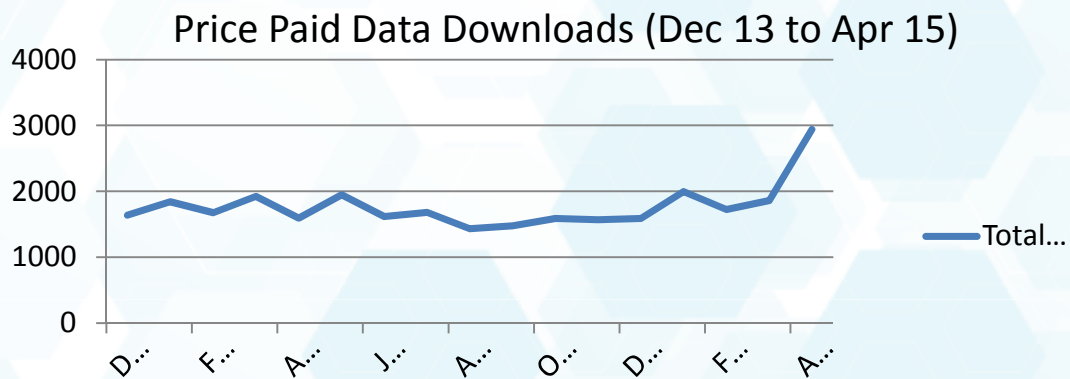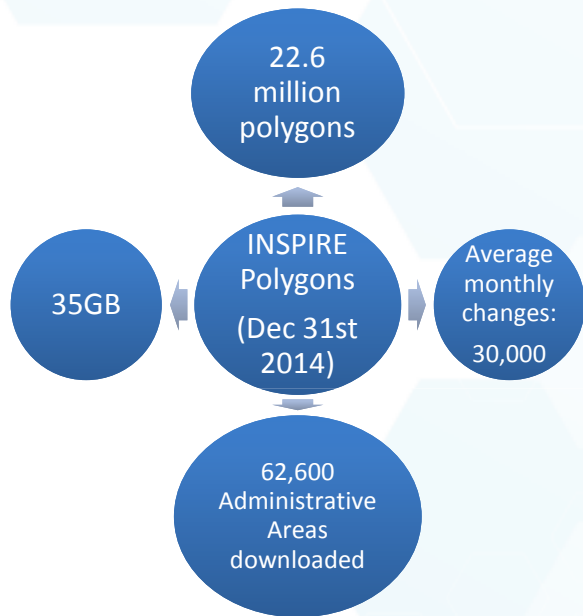| Borough	Price
Enf	£282,073
Hrw	£368,750
Brn	£399,950
Hgy	£405,000
Wth	£320,000
Hdn	£301,500
Elg	£385,000
Brt	£376,500
Cmd	£665,000
Isl	£528,888
Hck	£430,000
Rdb	£300,000
Hvg	£250,000
Hns	£316,500
Hms	£642,250
Kns	£1,198,000
Wst	£856,693
Cty	£724,340
Tow	£380,000
Nwm	£250,000
Bar	£215,000
Rch	£536,000
Wns	£532,750
Lam	£420,000
Swr	£410,000
Lsh	£315,000
Grn	£315,000
Bxl	£250,000
Kng	£385,000
Mrt	£385,000
Crd	£265,000
Brm	£335,000
Stn	£285,000

This is a simple but effective borough-by-borough cartogram of the median house price in London. The map appears on the London Data Store

Use of INSPIRE

Statistics

22.6 million polygons

35GB

INSPIRE Polygons (Dec 31st 2014)

Average monthly changes: 30,000

62,600 Administrative Areas downloaded

Price Paid Data Downloads (Dec 13 to Apr 15)

Total...

Linked Data Front Ends

Overview

Sessions

4,000

2,000

July 2014   October 2014   January 2015   April 2015

Sessions	Users	Page Views
440,484	315,091	1,770,545

Pages/Session	Avg. Session Duration	Bounce Rate
4.02	00:03:13	43.64%

% New Sessions		
71.44%		

Land Registry

Supporting Smart City Initiatives

- Becoming more data centric
- Moving away from statutory registration system
- Releasing data to transport schemes
- Focusing on the citizen (members of the public)
- Developing a Property Page for every addressable property in England and Wales
- **Open to Ideas – we can do/want to do more**

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Key challenges

- Data Identification
- Customer Insight
- Infrastructure
- **Governance and Policies**
- Data Format/Quality
- Capability
- Investment

- Fraud
- Privacy
- **Licensing (including 3rd party intellectual rights)**
- Culture
- **Public Awareness**
- Benefit Measurement
- **Sustainable Finance**

Contact Details

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