

Customer Information

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1. SMARTREGISTER

Western Australia's Certificates of Title - the legal security for land transactions in the State - are going digital.

In the most significant change in the agency's 170 years of service, DOLA will begin issuing titles in a digital format from 11 December 2000 under the SmartRegister program.

Strata Titles will be the first to be issued in digital format, with other titles to follow in March 2001.

Once SmartRegister is fully implemented, customers across the community will benefit through:

- Better access to information
- Speedier registration
- Improved land identification
- Whole of job business process
- Modified endorsements on the Title
- Current live endorsements only shown on the Title
- Additional relevant information shown on the Title

Customers will notice some changes.

For example, SmartRegister Titles will not have a sketch on the title, however a copy of the relevant sketch plan can be ordered without additional cost.

Land descriptions on SmartRegister Titles will only show lot on survey details.

CRS users will notice slightly modified searching screens.

Minor amendments will be required to some document forms

DOLA is currently preparing comprehensive information packages for customers, which will include written publications, seminars and a DOLA information helpline.

Complete information packages and details of DOLA's SmartRegister help line will be available from Thursday 7th December 2000.

2. COMPUTER DOWNTIME – FRIDAY 8 DECEMBER 2000

To enable the introduction of the SmartRegister project, DOLA is required to upgrade its computer hardware and software systems.

The upgrade is to be carried out during the afternoon of Friday 8th December 2000 and over the weekend. This will result in the loss of some of the functions of the DOLA mainframe computer system.

Searching of Certificates of Title, including check searches will be unavailable and Customer Remote Users will be unable to access the system, from 12.00pm on Friday 8th December 2000.

Document Acceptance will be unaffected by the installation/upgrade and documents will continue to be accepted in the normal manner.

It is planned that all computer functions will be restored for business by 8.00am on Monday 11 December 2000.

3. DEPOSITED PLANS

From July 2000 all new surveys lodged at DOLA are known as a "Deposited Plan" and are numbered sequentially.

Previously surveys were referred to as "Diagrams" or "Plans" and each Diagram or Plan had a completely separate numbering system.

Conveyancers are reminded when completing land descriptions in documents, the description used should be exactly the same as the description shown on the Certificate of Title.

4. GST FEES – STRATA TITLES GENERAL AMENDMENT REGULATIONS (NO.4)2000

An amendment to the above Strata Titles General Regulations 1996 was gazetted in the Government Gazette (No. 204) on the 29th September 2000. The following is an extract from the gazette;

Schedule 1 amended

After item 4 of Schedule 1, the following items are inserted:

5. *A fee payable under item 4 to the strata company is increased by 10%, if the company is required to remit GST for the provision of the service for which the fee is payable.*
6. *In item 5 -
"GST" has the meaning given in section 195-1 of the A New Tax System (Goods and Services Tax) Act 1999 of the Commonwealth.*

This amendment enables strata companies that are registered for GST, to add the GST to any fees charged by them under the Schedule.



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