

New fees for Survey and Title products and services



September 2021

There will be new fees for Survey and Title products and services from 1 February 2022.

We wanted to let you know so you could be prepared before the new fees come into effect.

Why are the fees increasing?

The fees are increasing to better reflect the cost of delivering Landonline services and to support a better, more resilient system. They are cost recovery only.

Summary of new fees

Title fee increases will add between \$10 and \$40 to the conveyancing cost of buying or selling a house. The Survey fee increases will add about \$500 to the cost of lodging survey data for a small subdivision (involving two primary parcels and three easements).

The larger percentage rise in Survey fees reflect a fairer allocation of costs across the services.

Fee review process

The fee increases follow a public consultation where customers had the opportunity to give feedback on proposed new fees. All feedback was considered before making the decision to increase the fees.

How customers benefit from a modernised system

- Increased Landonline system availability and reliability.
- Improved integration with third-party software for conveyancing and cadastral surveying.
- Greater public access to property information through web-based searchability.
- Streamlined conveyancing processes.
- Greater data availability creates more New Zealand business opportunities.
- Linked property information across central and local government.
- Increased level of data validation and automation.
- Ability to capture and produce survey plans in 3D.
- A more efficient and user-friendly application for customers.
- Increased transparency of service – customers can see the progress of their requests and transactions more clearly.
- Better visibility of all land in New Zealand to support better investment decisions.

Full table of fees changes on back

Fees for LINZ survey and title services - 1 February 2022 changes

Fee description	Current fee	Fee from 1 February 2022
Search		
Title or other instrument	\$5 electronic \$15 manual	\$6 electronic \$25 manual
Structured text of an instrument	No fee if electronic \$15 manual	No fee if electronic \$25 manual
Certification as a true copy	\$11	\$25
Cadastral survey plan (electronic)	\$5	\$6
Cadastral survey plan (manual)	\$15	\$25
Other survey records	\$15 for first page and \$1 each extra page	\$25 for first page and \$1 each extra page
Title		
Lodgement and registration of an instrument (electronic)	\$80	\$90
Lodgement and registration of an instrument (manual)	\$176	\$180
Depositing a plan	\$101	\$150
New Titles (issue a record of title), each	\$135	\$145
Approving any form	\$80	\$80
Advertising an application or notice	\$231	\$450
Notices, including notice of caveat, or notice of claim under section 42 Property (Relationships) Act 1976	\$5	\$6
Titles resubmission fee - resubmission of rejected or requisitioned instrument, per instrument	\$13 electronic \$88 other	No fee
RGL alterations to a title under section 21 of the Land Transfer Act 2017, including cancellations	No current fee	\$161/hour + expenses
Examining satisfactory evidence of certification under section 30 of the Land Transfer Act 2017	No fee	No fee
RGL actions relating to unsatisfactory certifications under sections 29 or 30 of the Land Transfer Act 2017	\$130/hour + expenses	\$161/hour + expenses
Requiring a statutory declaration under section 30(3)(b) of the Land Transfer Act 2017	\$130/hour	\$161/hour
Survey		
Cross Lease CSD - Base fee (no parcel fees apply)	\$156	\$230
Unit Titles CSD - Base fee (with no survey information*)	\$197	\$310
Unit Titles CSD - Base fee (with survey information*)	\$492	\$850
Unit Titles CSD - Each parcel for a principal unit or accessory unit (defined by permanent structure boundaries)	\$51	\$75
Other CSD - Base fee (creating parcels with survey information*)	\$492	\$850
Other CSD - Base fee (creating parcels without survey information*)	\$223	\$550
Other CSD - Each primary parcel (other than a balance or residue parcel)	\$82	\$100
Other CSD - Each parcel for a lease	\$82	\$100
Other CSD - Each non-primary parcel (other than for a lease) including for an easement or covenant (whether new or existing)	\$36	\$60
Survey information CSD - Providing survey information, with no boundary mark placed, and no parcel created	No fee	No fee
Boundary Marking - Full CSD, Monumentation CSD or Reinstatement CSD. A boundary mark is placed and no parcel created	\$72	\$105**
Re-submission fees - Fee for CSD re-lodged following requisition	\$119	No fee
Auditing compliance with standards after an initial audit has found non-compliance	\$130/hour or part of an hour	\$161/hour or part of an hour
Lodging plans that are not cadastral survey datasets	\$223	\$260
Licences and digital certificates		
No licence fees from 1 June 2021		
Digital certificate fees unchanged		

* 'Survey information' means non-boundary marks and related vectors

** This fee will also apply to Simple boundary reinstatements under the Cadastral Survey Rules 2021. The fee for a Complex boundary reinstatement will be \$850