

Circular	2017/03
Issued	April 2017

Commencement of Lodgment Rules

[New Lodgment Rules](#) for the preparation and lodgment of plans and dealings will come into effect on **19 May 2017**. All documents lodged with LPI from that date must comply with the requirements set out in the Rules.

The Lodgment Rules have been made under s 12F of the *Real Property Act 1900*, which will be introduced by the *Land and Property Information NSW (Authorised Transaction) Act 2016*. For more information on the changes made by the LPI Authorisation Act, see [ORG Circular 2017/01](#).

New section 12F allows the Registrar General to make Lodgment Rules for provision of titling and registry services, including:

- the preparation, form, and content of documents lodged for registration;
- making an application for titling and registry services;
- business operating hours.

Content of the Lodgment Rules – no changes to practice

The Lodgment Rules are compiled from existing provisions in the *Conveyancing (General) Regulation 2013*, *Real Property Regulation 2014* and the *Strata Schemes Development Regulation 2016* ('Regulations') which will, upon commencement of the Lodgment Rules, be repealed from the Regulations. No new requirements have been introduced at this time.

The table below provides a guide to the Lodgment Rules and the Regulation on which the Rule was based.

LODGMET RULE	SUBJECT MATTER	REGULATION
Rule 4	The General Register of Deeds	<i>Conveyancing (General) Regulation 2013</i>
Rule 5	Requirements for dealings, caveats and instruments lodged in paper form in the Torrens Register	<i>Real Property Regulation 2014</i>
Rule 6	Requirements for plans annexed to dealings or caveats lodged in the Torrens Register	<i>Real Property Regulation 2014</i>
Rule 7	Requirements for deposited plans lodged under the <i>Conveyancing Act 1919</i>	<i>Conveyancing (General) Regulation 2013</i>
Rule 8	Requirements for strata plans	<i>Strata Schemes Development Regulation 2016</i>
Rule 9	Searches	<i>Real Property Regulation 2014</i> and <i>Conveyancing (General) Regulation 2013</i>

The *Conveyancing Act 1919*, *Real Property Act 1900*, and the *Strata Schemes Development Act 2015* (and each supporting Regulation) contain definitions and other provisions that affect the interpretation and application of the Lodgment Rules.

More information

The *Land and Property Information NSW (Authorised Transaction) Act 2016* can be found on the NSW legislation website at www.legislation.nsw.gov.au.

The Lodgment Rules – Version 1 are published on the Office of Registrar General website at www.registrargeneral.nsw.gov.au and in the NSW Government Gazette.