

Approved for tabling

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2/12/2020

PARLIAMENT OF KENYA



THE NATIONAL ASSEMBLY



TWELFTH PARLIAMENT – FOURTH SESSION – 2020

DEPARTMENTAL COMMITTEE ON LANDS

REPORT ON THE CONSIDERATION OF THE SENATE AMENDMENT TO THE SECTIONAL PROPERTIES BILL (NATIONAL ASSEMBLY BILL NO. 23 OF 2019)

THE NATIONAL ASSEMBLY PAPERS LAID	
DATE: 03 DEC 2020	DAY: THURSDAY
TABLED BY:	D C - Lands Hon. Rachel Nyamai
CLERK-AT THE TABLE:	Anne Musandu

DIRECTORATE OF DEPARTMENTAL COMMITTEES
CLERK'S CHAMBERS
PARLIAMENT BUILDINGS
NAIROBI

DECEMBER, 2020

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CHAIRPERSON'S FOREWORD

The Sectional Properties Bill (National Assembly Bill No. 23 of 2019) is a Bill which seeks to provide for the division of buildings into units to be owned by individual proprietors and common property to be owned by proprietors of the units as tenants in common and to provide for the use and management of the units and common property and for connect purposes.

The Bill was passed by the National Assembly on Wednesday 9th October, 2019 and thereafter conveyed to the Senate in accordance with the provisions of Article 110(4) of the Constitution. Subsequently, the Senate considered the Bill and passed with an amendment on Thursday 9th October, 2020. The amendment was thereafter conveyed to the Departmental Committee on Lands on Thursday 15th October, 2020. The Committee subsequently considered the amendment on 2nd December, 2020 as contained in this Report.

The Committee observed that the Senate amendment seeks to ensure that the sub-division or consolidation of sectional plans are properly demarcated in accordance with the survey plans prior to being amended and subsequently registered by the registrar. Therefore, the Committee recommends that the House agrees to the Senate amendment to the Sectional Properties Bill (National Assembly Bill No. 23 of 2019).

The Committee appreciates the support accorded to the Committee in considering the amendment by the office of the Clerk and also the participation of the Honourable Members of the Committee. This report represents an analysis of the Senate amendment vis-à-vis the Bill as passed by the House.



Hon. Dr. Rachael Kaki Nyamai, CBS, MP
Chairperson, Departmental Committee on Lands

1.0 PREFACE

1.1 Mandate of the Committee

1. The Departmental Committee on Lands is established pursuant to the provisions of Standing Order No. 216 (1) and (5) with the following terms of reference:
 - (i) make reports and recommendations to the House as often as possible, including recommendation of proposed legislation;
 - (ii) investigate, inquire into, and report on all matters relating to the mandate, management, activities, administration, operations and estimates of the assigned Ministries and departments;
 - (iii) study the programme and policy objectives of Ministries and departments and the effectiveness of the implementation;
 - (iv) study, access and analyze the relative success of the Ministries and departments as measured by the results obtained as compared with their stated objectives;
 - (v) investigate and inquire into all matters relating to the assigned Ministries and departments as they may deem necessary, and as may be referred to them by the House or a Minister.
 - (vi) study and review all legislation referred to it.

1.2 Committee subjects

2. The Committee is mandated to consider the following subjects:
 - a) Lands
 - b) Settlement

1.3 Oversight

3. The Committee oversees the Ministry of Lands and Physical Planning and the National Land Commission.

1.4 Committee Membership

4. The Committee membership comprises:

Chairperson

Hon. Dr. Rachael Nyamai, CBS, MP
MP for Kitui South Constituency
Jubilee Party

Vice Chairperson

Hon. Khatib Mwashetani, MP
MP for Lunga Lunga Constituency
Jubilee Party

Hon. Benjamin Washiali, CBS, MP
Member for Mumias East Constituency
Jubilee Party

Hon Joshua Kutuny Serem, MP
Member for Cherangany Constituency
Jubilee Party

Hon. Mishi Mboko, MP
Member for Likoni Constituency
Orange Democratic Movement (ODM)

Hon. Omar Mwinyi, MP
Member for Chagamwe Constituency
Orange Democratic Movement (ODM)

Hon. Ahmed Kolosh, MP
Member for Wajir West Constituency
Jubilee Party

Hon. Ali Mbogo, MP
Member for Kisauni Constituency
Wiper Democratic Movement (WDM)

Hon. Babu Owino, MP
Member for Embakasi East Constituency
Orange Democratic Movement (ODM)

Hon. Caleb Kipkemei Kositany, MP
Member for Soy Constituency
Jubilee Party

Hon George Aladwa, MP
Member for akadara Constituency
Orange Democratic Movement (ODM)

Hon George Risa Sunkuyia, MP
Member for Kajiado West Constituency
Jubilee Party

Hon. John Muchiri Nyaga, MP
Member for Manyatta Constituency
Jubilee Party

Hon. Josphat Gichunge Kabeabea, MP
Member for Tigania East Constituency
Party of National Unity (PNU)

Hon. Lilian Tomitom, MP
Member for West Pokot County
Jubilee Party

Hon. Owen Yaa Baya, MP
Member for Kilifi North Constituency
Orange Democratic Movement (ODM)

Hon. Patrick Munene Ntwiga, MP
Member for Chuka/Igambangombe
Constituency
Jubilee Party

Hon. Samuel Kinuthia Gachobe, MP
Member for Subukia Constituency
Jubilee Party

Hon. Teddy Mwambire, MP
Member for Ganze Constituency
Orange Democratic Movement (ODM)

1.5 Committee Secretariat

5. The Committee secretariat comprises: -

Lead Clerk

Mr. Leonard Machira

Senior Clerk Assistant

Mr. Ahmad Guliye
Second Clerk Assistant

Ms. Winnie Kizia
Media Relations Officer III

Dr. Kefa Omoti
Principal Researcher Officer

Mr. Dennis Mawira
Audio Officer

Ms. Jemimah Waigwa
Legal Counsel I

Ms. Peris Kaburi
Serjeant-At-Arms

Mr. Adan Abdi
Fiscal Analyst III

2.0 CONSIDERATION OF THE SENATE AMENDMENT TO THE SECTIONAL PROPERTIES BILL (NATIONAL ASSEMBLY BILL NO. 23 OF 2019)

The Committee considered the Senate amendment to the the Sectional Properties Bill (National Assembly Bill No. 23 of 2019) in its sitting held on Wednesday 2nd December, 2020.

The following is the analysis of the Senate amendment with justification.

CLAUSE 12

THAT clause 12 of the Bill be amended by deleting subclause (5) and substituting therefor the following new subclause-

(5) Before registering a proposed sectional plan of sub-division or consolidation, the Registrar shall amend, in the manner prescribed by the regulations, the original sectional plan as endorsed by surveyor

Committee recommendation

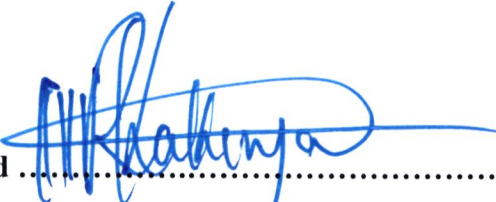
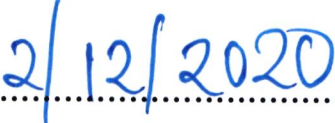
The Committee agreed to the Senate amendment to clause 12.

Justification

The amendment seeks to ensure that the sub-division or consolidation of sectional plans are properly demarcated in accordance with the survey plans prior to being amended and subsequently registered by the registrar.

3.0 COMMITTEE RECOMMENDATION

Having deliberated on the Senate amendment to the Sectional Properties Bill (National Assembly Bill No. 23 of 2019), the Committee recommends that the National Assembly **Approves** the Senate amendment to Clause 12.

Signed  Date..... 

**Hon Dr. Rachael Kaki Nyamai, CBS, MP
Chairperson, Departmental Committee on Lands**

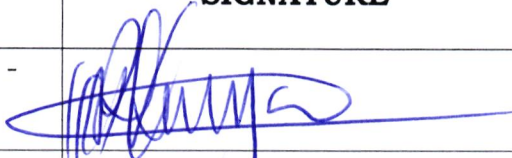




DEPARTMENTAL COMMITTEE ON LANDS

Adoption List

Date: 2nd December, 2020

**Adoption of the report on the consideration of the Senate amendment to the
Sectional Properties Bill, 2019**

	NAMES	SIGNATURE
1.	Hon. Dr. Rachael Nyamai, CBS, MP - Chairperson	
2.	Hon. Khatib Mwashetani, MP V/Chairperson	virtually
3.	Hon. Benjamin Washiali, CBS MP	
4.	Hon. Joshua Kutuny Serem, MP	virtually
5.	Hon. Mishi Mboko, MP	virtually
6.	Hon. Omar Mwinyi Shimbwa, MP	
7.	Hon. Ahmed Kolosh, MP	virtually
8.	Hon. Ali Mbogo, MP	
9.	Hon. Babu Owino, MP	virtually
10.	Hon. Caleb Kipkemei Kositany, MP	virtually
11.	Hon. George Aladwa, MP	
12.	Hon. George Risa Sunkuyia, MP	virtually
13.	Hon. John Muchiri Nyaga, MP	virtually
14.	Hon. Josphat Gichunge Kabeabea, MP	virtually
15.	Hon. Lilian Tomitom, MP	
16.	Hon. Owen Yaa Baya, MP	virtually
17.	Hon. Patrick Munene Ntwiga MP	virtually
18.	Hon. Samuel Kinuthia Gachobe, MP	virtually
19.	Hon. Teddy Mwambire, MP	

MINUTES OF THE 52ND SITTING OF THE DEPARTMENTAL COMMITTEE ON LANDS HELD ON WEDNESDAY, 2ND DECEMBER, 2020 IN THE COMMITTEE ROOM 2ND FLOOR, CONTINENTAL HOUSE, PARLIAMENT BUILDINGS AT 10.00 A.M.

PRESENT

1. Hon. Dr. Rachael Nyamai, CBS, M.P - **Chairperson**
2. Hon. Khatib Mwashetani, M. P - **Vice Chairperson**
3. Hon. Joshua Kutuny, MP
4. Hon. Mishi Mboko, M.P
5. Hon. Omar Mwinyi Shimbwa, M.P
6. Hon. Ahmed Kolosh, MP
7. Hon. Babu Owino, MP
8. Hon. Caleb Kositany, M.P
9. Hon. George Risa Sunkuyia, M.P
10. Hon. John Muchiri Nyaga, MP
11. Hon. Josphat Gichunge Kabeabea, M.P
12. Hon. Owen Yaa Baya, M.P
13. Hon. Patrick Munene Ntwiga, MP
14. Hon. Samuel Kinuthia Gachobe, MP
15. Hon. Teddy Mwambire, M.P

APOLOGIES

1. Hon. Benjamin Washiali, CBS, MP
2. Hon. Ali Mbogo, M.P
3. Hon. George Aladwa, M.P
4. Hon. Lilian Tomitom, MP

IN ATTENDANCE

THE NATIONAL ASSEMBLY SECRETARIAT

1. Mr. Leonard Machira - Senior Clerk Assistant
2. Mr. Ahmad Guliye - Second Clerk Assistant
3. Mr. Sidney Lugaga - Legal Counsel I
4. Mr. Dennis Mawira - Audio Officer
5. Ms. Peris Kaburi - Sergeant At Arms

MIN. NO. NA/DCS/LANDS/2020/206: PRELIMINARIES

The meeting was called to order at fifteen minutes past eleven o'clock and prayers were said.

MIN. NO. NA/DCS/LANDS/2020/207: CONFIRMATION OF MINUTES

This agenda item was differed to the next sitting.

MIN. NO. NA/DCS/LANDS/2020/208: ADOPTION OF THE REPORT ON THE SENATE AMENDMENT TO THE SECTIONAL PROPERTIES BILL, (NATIONAL ASSEMBLY BILL NO. 23 OF 2019)

The Committee considered and adopted the report on the Senate amendment to the Sectional Properties Bill (National Assembly Bill No. 23 of 2019) with the following recommendations after it was proposed and seconded by Hon. Teddy Mwambire, MP and Hon. Caleb Kositany, MP respectively.

CLAUSE 12

THAT clause 12 of the Bill be amended by deleting subclause (5) and substituting therefor the following new subclause-

(5) Before registering a proposed sectional plan of sub-division or consolidation, the Registrar shall amend, in the manner prescribed by the regulations, the original sectional plan as endorsed by a surveyor

Committee recommendation

The Committee agreed to the Senate amendment to clause 12.

Justification

The amendment seeks to ensure that the sub-division or consolidation of sectional plans are properly demarcated in accordance with the survey plans prior to being amended and subsequently registered by the registrar.

MIN. NO. NA/DCS/LANDS/2020/209: ADOPTION OF THE REPORT ON THE CONSIDERATION OF A PETITION BY SHAREHOLDERS OF CHENZE RANCHING COOPERATIVE SOCIETY LIMITED REGARDING IRREGULAR TRANSFER OF OWNERSHIP OF CHENZE RANCH

The Committee adopted the report on the petition by shareholders of Chenze ranching Cooperative Society Limited regarding irregular transfer of ownership of Chenze Ranch with the following

observations and recommendations after it was proposed and seconded by Hon. Joshua Kutuny, M.P and George Sunkuyia, M.P respectively.

Observations

- I. The land in question known as Chenze ranch measuring 32,000 hectares was trust land formerly under the County Council of Kwale.
- II. The County Council of Kwale vide a letter Ref. CC/KWI/CONF.3/4/ (33) dated March 12, 1996 recommended the setting a part of the Ranch into three private parcels and requested the Commissioner of Lands to allocate the ranch as follows:
 - i. 15,000 hectares to Red Bridge Farm
 - ii. 4,856 to hectares Chenze Ranch
 - iii. 2,023 to hectares Mbita Village
- III. Although submissions made to the Committee by both the Ministry of Lands & Physical Planning and the National Land Commission indicated that Chenze Ranch measures approximately 32, 000 hectares, only 21,879 hectares were allocated to the three groups as indicated in (2) above. Therefore, no evidence was availed to the Committee indicating how the balance of 10,121 hectares was allocated.
- IV. The Committee did not find any evidence to confirm the assertion made by the Petitioners that the entire Chenze Ranch measuring approximately 32, 000 hectares was earmarked and set aside for Chenze Ranching Cooperative Society as alleged by the Petitioners.
- V. Red Bridge Farm Limited was issued with an allotment letter for LR. No. 19128 dated 4th March 1994. The firm was subsequently issued with a title for the same. However, the title was recalled by the Commissioner of Lands vide a letter Ref. 157407 dated 20th July 1994 due to procedural omissions during the Setting a part processes concerning execution of relevant forms.
- VI. Although the District Commissioner Kwale vide a letter dated 11th October, 1996 raised an objection regarding the allocation of the land in question to Red Bridge Farm Limited, the County Council of Kwale reaffirmed the allocation vide a letter Ref. CC/KWL/CONF.3/4/40 dated 17th January 1997 and another letter dated 6th April 2005.
- VII. The title deed for LR. No. 19128 was reissued to Red Bridge Farm Limited in 2005 and registered as CR 45368.
- VIII. The issuance of a lease in favour of Red Bridge Farm Limited for a 66 – year term on March 4, 1994 was subject to the company undertaking several projects for the community living in the area as indicated in the letter of offer.
- IX. Red Bridge Farm Limited was issued with a title deed for LR. No. 19128 measuring approximately 15,000 hectares and not LR. No. 19198 as indicated in the Petition.
- X. The Committee did not find any evidence to confirm that Red Bridge Farm Limited was genuinely allocated land parcel L.R No. 24030. The Committee observed that:
 - a) The was no evidence of any allotment letter issued to Red Bridge Farm Limited for LR. No. 24030.

- b) Submissions made to the Committee by the Ministry of Lands and Physical Planning indicated that the Land Reference No 24030 was for a parcel of land in Karen, Nairobi and there were no records held by the Ministry to support the registration of the title for LR. No. 24030 (CR 47637).
 - c) There was no evidence of the issuance of a Gazette Notice and the setting a part for the said parcel from trust land to private land.
 - d) Mr. Ketan Kumar Vinubhai Karania, a Director of Red Bridge Farm Limited did not submit any evidence to the Committee regarding the acquisition of the title for LR. No. 24030 by the firm.
- XI. Red Bridge Farm Limited did not undertake any development project in Kinango Constituency contrary to the conditions of the lease, despite the firm having obtained a title deed for LR. No. 19128 in 2005.
- XII. Submissions made to the Committee by the Chairperson, National Land Commission indicated that a complaint regarding the land in question lodged by the Petitioners was discussed by the Committee on Review of Grants and Dispositions of the Commission and not as a historical land injustice matter as stated in the Petition.
- XIII. The National Land Commission reviewed the grant and disposition for Chenze Ranch on 17th November 2015 and determined that no valid title exists for LR. No. 19128 and LR. No. 24030 held by Red Bridge Farm Limited and recommended the revocation of titles and expunging of the records at the Mombasa Registry for the following reasons:
- i) There was no Gazette Notice for the Setting A part of LR. No. 19128 pursuant to the Land Act and due process was not followed in the exercise.
 - ii) LR. No. 24030 is a number for a parcel of land in Nairobi.
 - iii) FR. 256/32 does not carry LR. No. 24030.
- XIV. Red Bridge Farm Ltd launched an appeal on grounds that they had not been accorded an opportunity to be heard vide a letter dated 7th January, 2019.
- XV. The submissions made to the Committee by the Chief Administrative Secretary, Ministry of Lands and Physical Planning held that Red Bridge Farm Limited genuinely obtained a title deed for LR. No. 19128, contradicting the determination made by the National Land Commission that no valid title exists for LR. No. 19128 and LR. No. 24030.
- XVI. Submissions made to the Committee by the Chairperson, National Land Commission indicated that by the time the appeal was lodged, the mandate of the Commission to make decisions under Section 14 of the National Land Commission Act had lapsed. Further the minutes of the commission meeting held on 21st January 2019, where the said appeal was heard indicate that the Commission resolved to postpone the determination of the appeal. There were no other records held by the commission to indicate the said appeal was ever heard.
- XVII. The determination made by the National Land Commission vide a letter Ref: NLC /GEN.CORRE.VOL.VIII/ (55) dated 7th February 2018, which recommended that the

Chief Land Registrar revokes the two title deeds for LR. No. 19128 and LR. No. 24030 held by Red Bridge Farm Limited was still valid.

Recommendations

In response to the Petitioners' prayers, the Committee recommends that; -

- I. The Cabinet Secretary Ministry of Lands and Physical Planning in consultation with the County Government of Kwale does establish a Settlement Scheme on the 10121 hectares unallocated portion of Chenze Ranch to facilitate settlement of landless residents of Kinango Constituency with six (6) months of the tabling of this Report.
- II. Pursuant to the observation on paragraph 16, the Petitioners may enforce recommendation of the National Land Commission vide a letter Ref: NLC /GEN.CORRE.VOL.VIII/ (55) dated 7th February, 2018, with the Chief Land Registrar, Ministry of Lands and Physical Planning in accordance with section 80 of the Land Registration Act (No. 3 of 2012).
- III. The Ethics and Anti – Corruption Commission does investigate Officers in the Ministry of Lands and Physical Planning, the National Land Commission and any other person for the possible fraudulent registration of a title deed for LR. No. 24030.
- IV. Pursuant to the provisions of section 80 of the Land Registration Act, the Ministry of Lands and Physical Planning does initiate the process of cancellation of title deed for LR. No. 24030.

MIN. NO. NA/DCS/LANDS/2020/210: ADJOURNMENT

There being no other business to discuss, the meeting was adjourned at thirty-eight minutes past eleven o'clock.

Signature

HON. DR. RACHAEL KAKI NYAMAI, CBS, M.P.

(Chairperson)

Date.....

2/12/2020



REPUBLIC OF KENYA

TWELFTH PARLIAMENT - (FOURTH SESSION)

THE NATIONAL ASSEMBLY

MESSAGES

MESSAGE FROM THE SENATE

_____ (No. 9 of 2020) _____

DECISION OF THE SENATE ON THE COUNTY OUTDOOR ADVERTISING CONTROL BILL (SENATE BILL NO. 19 OF 2018) AND THE SECTIONAL PROPERTIES BILL (NATIONAL ASSEMBLY BILL NO. 23 OF 2019)

Honourable Members, pursuant to the provisions of Standing Order 41, I wish to report to the House that I have received two Messages from the Senate regarding its passage of the County Outdoor Advertising Control Bill (Senate Bill No. 19 of 2018) and the Sectional Properties Bill (National Assembly Bill No. 23 of 2019). The first Message conveys that, "*on Thursday, 8th October, 2020, the Senate considered and **approved** the National Assembly amendments to the County Outdoor Advertising Control Bill (Senate Bill No. 19 of 2018)*".

Honourable Members, You will recall that on Thursday, 25th June, 2020, this House considered and passed the said Bill with amendments to clauses 2, 3, 4, 10, 15 and 21. The Senate's approval of the National Assembly's amendments now concludes the bicameral consideration of the Bill in accordance with the provisions of Article 112(2) of the Constitution.

The second Message relates to the passage of the Sectional Properties Bill (National Assembly Bill No. 23 of 2019). The Message conveys that "*on Thursday, 8th October, 2020, the Senate considered and **passed** the Sectional Properties Bill (National Assembly Bill No. 23 of 2019) with **amendments to clause 2***", and now seeks the concurrence of the National Assembly.

In this regard, I direct the Clerk to circulate the Senate Amendments to all Members pursuant to the provisions of Standing Order 145. Further, the Senate Amendments to the Bill are hereby committed to the Departmental Committee on Lands for consideration. The Committee is expected to submit its report before the amendments are considered by the House. For the avoidance of doubt, the House is reminded that the National Assembly will only consider the amendments made by the Senate to the Bill and not any other part of the Bill.

I thank you!



THE HON. JUSTIN B. N. MUTURI, EGH, MP
SPEAKER OF THE NATIONAL ASSEMBLY

Thursday, October 15, 2020



REPUBLIC OF KENYA

TWELFTH PARLIAMENT – (FOURTH SESSION)

THE SENATE

MESSAGES

MESSAGE TO THE NATIONAL ASSEMBLY

No. 022 of 2020

SUBJECT: PASSAGE OF THE SECTIONAL PROPERTIES BILL (NATIONAL ASSEMBLY BILL NO. 23 OF 2019)

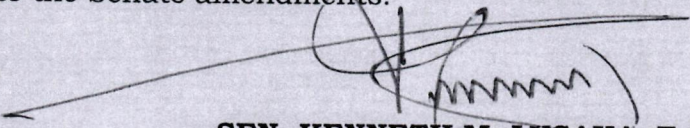
PURSUANT to Article 112 (1) (b) of the Constitution and the provisions of Standing Orders 41 (1) and 158 of the Senate, I hereby convey the following Message from the Senate –

WHEREAS, the Sectional Properties Bill (National Assembly Bill No. 23 of 2019) was published *vide* Kenya Gazette Supplement No. 35 of 29th March 2019 to provide for the division of buildings into units to be owned by individual proprietors and common property to be owned by proprietors of the units as tenants in common, and to provide for the use and management of the units and common property and also address the contemporary challenges associated with ownership of property;

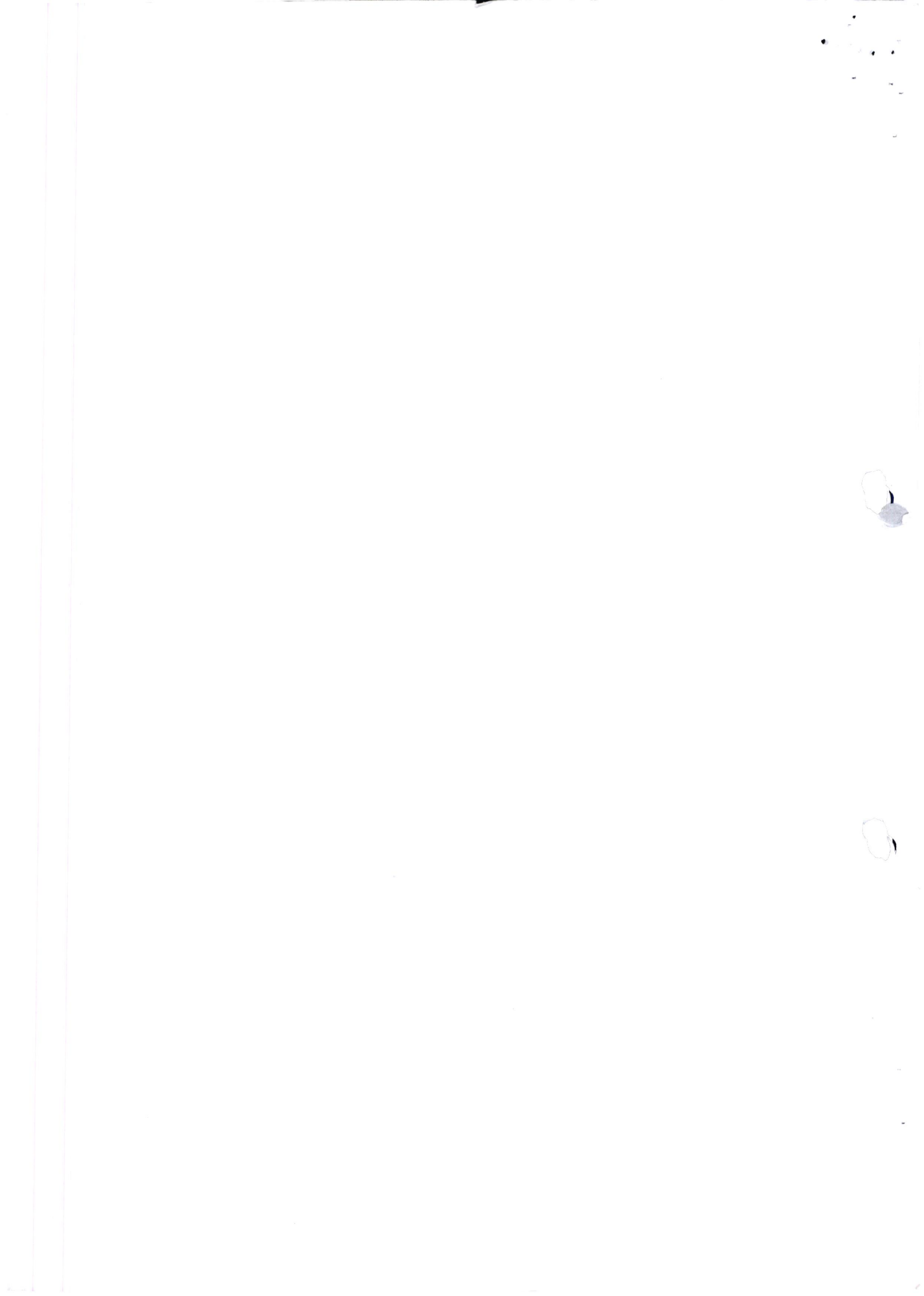
AND WHEREAS, the National Assembly considered and passed the said Bill with amendments on Wednesday, 9th October, 2019 and referred it to the Senate for Consideration;

AND WHEREAS, the Senate considered and **passed** the said Bill, on Thursday, 8th October, 2020 with amendment to Clause 12 in the form attached hereto;

NOW THEREFORE, in accordance with the provisions of Article 112 (1) (b) of the Constitution and Standing Orders 41 (1) and 158 of the Senate, I hereby convey the said decision of the Senate to the National Assembly and seek concurrence of the National Assembly to the Senate amendments.


SEN. KENNETH M. LUSAKA, E.G.H., M.P.
SPEAKER OF THE SENATE

9th October, 2020



Telegraphic address
'Bunge', Nairobi
Telephone 2848000
Fax: 2243694
E-mail: csenate@parliament.go.ke



Clerk's Chambers
The Senate
Parliament Buildings
P. O. Box 41842 -00100
Nairobi, Kenya

PARLIAMENT

OFFICE OF THE CLERK OF THE SENATE

REF: SEN/L&P/MSG.2020/ (022)

9th October, 2020

Mr. Michael R. Sialai, EBS,
Clerk of the National Assembly,
Parliament Buildings,
NAIROBI.

Dear *Sir,*

PASSAGE OF THE SECTIONAL PROPERTIES BILL (NATIONAL ASSEMBLY BILL NO. 23 OF 2019)

The above matter refers.

The Senate, on Thursday, 8th October, 2020, passed **with amendments** the Sectional Properties Bill (National Assembly Bill No. 23 of 2019).

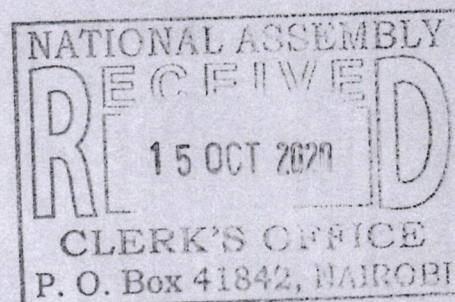
Pursuant to Article 110 (4) of the Constitution, and the provisions of Standing Orders 41 (2) and 158 of the Senate, I hereby forward to you a Message from the Speaker of the Senate, seeking the concurrence of the National Assembly on the Senate amendments to the Bill.

I also attach copies of the Votes and Proceedings, the Hansard and the Order Paper of the sitting of the day.

Yours truly,

J. M. NYEGENYE, CBS,
CLERK OF THE SENATE

Encls.



REPUBLIC OF KENYA

Telegraphic Address
'Bunge', Nairobi
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PARLIAMENT

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The Senate
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Nairobi, Kenya

OFFICE OF THE CLERK OF THE SENATE

SENATE AMENDMENT TO THE SECTIONAL PROPERTIES BILL (NATIONAL ASSEMBLY BILL NO. 23 OF 2019)

The following amendment to the Sectional Properties Bill (National Assembly Bill No. 23 of 2019) was passed by the Senate on Thursday, 8th October, 2020-

CLAUSE 12

THAT, clause 12 of the Bill be amended by deleting subclause (5) and substituting therefor the following new subclause –

(5) Before registering a proposed sectional plan of sub-division or consolidation, the Registrar shall amend, in the manner prescribed by the regulations, the original sectional plan as endorsed by a surveyor.

Date: 8th October, 2020

A handwritten signature in black ink, appearing to be 'W. N. Njiru', written over a faint circular stamp.

