

**SECTIONAL TITLE DEPARTMENT MINISTRY OF LAND AND PHYSICAL  
PLANNING KANO STATE  
NO 2 DR BALA MUHAMMAD ROAD NASSARAWA GRA  
KANO STATE.**

**REQUEST FOR EXPRESSION OF INTEREST (EOI)**

**01-03-2025**

**PROJECT TITLE: DEVELOPMENT OF AN AUTOMATED LIS/GIS WORKFLOW  
SYSTEM FOR SECTIONAL TITLE LAND ADMINISTRATION**

**Dear [Consultant/Organization Name],**

We are pleased to invite Expressions of Interest (EOI) from qualified GIS consultants and IT professionals for the design and development of a fully automated workflow system for land administration, specifically for processing sectional title deed applications within the Ministry of Lands, Kano State.

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## **INTRODUCTION**

Following recent legislative developments in land administration, the State Government has introduced a **Sectional Title Law** which permits individuals and corporate entities to obtain title documents over fragmented schemes, including both residential and commercial properties. This involves ownership of properties located within schemes comprising shared utilities and common-use areas.

To support this framework, our department intends to implement an **automated, multi-platform database and workflow system** that integrates land administration and planning processes. The system will consist of:

- A **SQL relational database backend**,
  - A **GIS interface** for spatial and non-spatial records, and
  - An **HTML-based frontend** for LIS applications and workflow tracking.
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## **AIM**

To design a dynamic, relational database schema and workflow system that serves the daily operations of officers handling spatial and non-spatial land administration in the Sectional Title Department. The system should be scalable for future integration with the broader Ministry of Lands' automated land administration system.

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## **OBJECTIVES**

1. Identify and structure core database fields and sub-elements required for sectional title deed processing.
  2. Create an interoperable backend system supporting all stages of land information capture and use (application, billing, document generation).
  3. Enable integration of other departmental workflows.
  4. Embed billing and financial recording into the system.
  5. Facilitate full automation from application to issuance of title deed documents.
  6. Develop and deliver a comprehensive user manual and provide staff onboarding.
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## **SCOPE AND LIMITATIONS**

The system will cover:

- Application management for sectional title deeds
- Cadastral data transformation
- Title Deed Page (TDP) generation
- Billing and fee computations
- Spatial and non-spatial record manipulation

The project is limited to automation and record-keeping related to fragmented land titles and will not extend to general land use applications at this stage.

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## **JUSTIFICATION**

A robust and flexible relational database framework is required due to:

- The multi-departmental and multi-stage nature of sectional title workflows
  - The need for security, data integrity, and access control via user-based roles
  - The need for integration with the Ministry's larger IT infrastructure
  - The goal of minimizing errors, duplication, and bureaucratic delays
  - The use of SQL allows for long-term scalability, upgradeability, and universal compatibility
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## METHODOLOGY & TECHNICAL REQUIREMENTS

The proposed system architecture includes **three interconnected platforms**:

1. **SQL Database (Backend):**

The foundation for all workflows, housing structured data tables for spatial and aspatial data. It will enable integration between the GIS and frontend interfaces.

2. **GIS Interface:**

Handles the processing, visualization, and manipulation of cadastral/survey data.

Enables map generation for billing, deed description, and spatial validation. Updates the SQL backend in real-time.

3. **HTML-Based Frontend (LIS Interface):**

Allows users to process applications, review submissions, track workflow statuses, and generate reports. This module handles non-GIS administrative tasks and interacts with the SQL backend for real-time data retrieval and display.

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## SUBMISSION REQUIREMENTS

Interested consultants should submit:

- A cover letter outlining their interest and relevant expertise
- CVs of key personnel
- Past project references or case studies
- A technical proposal outlining their approach, methodology, and timeline
- A financial proposal (with itemized cost breakdown)

**Deadline for Submissions:** 30<sup>th</sup> Day of April 2025

**Submission Email:** immar86@yahoo.co.uk

For additional information or clarification, please contact +2438069131896,  
+2348094006217

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We look forward to receiving your expression of interest and working with a capable partner in delivering this critical system to support land administration transformation in Kano State.

**Sincerely,**

N.S UMAR  
(Head Technical Operations)  
FOR: Director  
Sectional Title Department