



The duties of the Recorder while executing and complying with the Conditions, Restrictions and Limitations on a Certificate of Customary Ownership.



The Recorder is: (1) the Sub-county Chief for each sub-county; (2) the Town Clerk for a gazetted urban area; and, (3) the Principal Town Clerk in charge of the division of a municipality or city.

The Land Act under section 68(3) provides that these office holders are the Focal Points of Development Planning and Plan Implementation Process:

- a) Chairperson of the Technical Planning Committee of a Lower Local Government (s. 35 of LGA); and
- b) Chairperson of the Urban/Local Physical Planning Committee (s. 12 and 14 of Physical Planning Act); and
- c) Chairperson of the Local Physical Planning Committee of a Lower Local Government have powers to prohibit or control the use, development, consolidation, subdivision of land and encroachment into environmental areas by imposition of Conditions, Restrictions and Limitations (s. 32 of the Physical Planning Act) therefore, they guide the Recorder:

1. To issue Certificates of Customary Ownership with endorsed Conditions, Restrictions and Limitations (s. 7(5) of LGA) by which local and urban physical development plans are implemented.
2. To register subdivisions plans, consolidation plans, restrictive covenants, leases, transfers and mortgages subject to imposed conditions, restrictions and limitations endorsed on a Certificate of Customary Ownership (s. 8(2) of Land Act).