

## LEGAL ALERT

### The Ministry of Lands and Physical Planning's Public Notice of the intention to fix boundaries



The Sectional Properties Act was enacted on the 11<sup>th</sup> December 2020, to provide for the division of buildings into units. The units are to be owned by individual proprietors and the common area is to be owned by the proprietors of the units as tenants in common.

Pursuant to the Act, a building is designated as one containing a unit or divided into two or more units through the registration of a sectional plan. Therefore, long term leases that were previously registered on the basis of architectural drawings are to be brought into conformity with the Sectional Properties Act and section 54(5) of the Land Registration Act of 2012 firstly through registration of sectional plans. The sectional plan has to be georeferenced.

To ensure that the provisions of the Sectional Properties Act are enforced, the Ministry of Lands and Physical Planning has initiated the process of fixing of parcel boundaries, georeferencing and the preparation of sectional plans. The Ministry has published a notice dated 30<sup>th</sup> March 2022, prescribing that the first phase of the process shall cover parcels within Dagoretti.

The following proprietors have therefore been notified to appear before the Registrar of Lands on the appointed date, time and place as indicated hereunder to facilitate the exercise:

#### SCHEDULE

S/No.	Title No.	Name of Proprietor as per Register	Date of Meeting	Time and Place of Meeting
1.	Dagoretti/Riruta/53 (now Dagoretti/Riruta/7176)	Hongkong Center Investment (Kenya) Company Limited	April 4, 2022	9.00 am at the respective sites
2.	Dagoretti/Riruta/5478	Jane Nduta Ndungu	April 4, 2022	

3.	Dagoretti/Riruta/5690	Samson Macharia Mbatia, Stephen Irungu Kiaraho and Chris Muthoni Njue	April 4, 2022	
4.	Dagoretti/Riruta/5721	Esther Wambui Waweru and Daniel Kirui Waweru	April 4, 2022	
5.	Dagoretti/Riruta/5859	Grove Park Limited	April 5, 2022	
6.	Dagoretti/Riruta/59	George Wanyee	April 5, 2022	
7.	Dagoretti/Riruta/6608	Junction Apartments Limited	April 5, 2022	
8.	Dagoretti/Riruta/6616	Mugumo Court Management Limited	April 6, 2022	
9.	Dagoretti/Riruta/6809	Precious Heights Limited	April 6, 2022	
10.	Dagoretti/Riruta/7223	Finserve Solution (E.A) Limited	April 6, 2022	
11.	Dagoretti/Riruta/7222	Simon Chege Kiarie	April 7, 2022	
12.	Dagoretti/Riruta/1808	Gababo Wako Mario	April 7, 2022	
13.	Dagoretti/Riruta/3129		April 7, 2022	
14.	Dagoretti/Riruta/3403	Paul Omondi	April 8, 2022	
15.	Dagoretti/Riruta/3430	John C. Magut	April 8, 2022	
16.	Dagoretti/Riruta/3484	Lenana Forest View Limited	April 8, 2022	
17.	Dagoretti/Riruta/3503	Joseph Kangethe	April 8, 2022	
18.	Dagoretti/Riruta/3566	Leah Wairimu Ngure and Simon Gitau Mugi	April 11, 2022	
19.	Dagoretti/Riruta/3698	Nancy Wambui Njubi	April 11, 2022	
20.	Dagoretti/Riruta/4334	Patrick Kimiti Mureithi	April 11, 2022	
21.	Dagoretti/Riruta/4506	Fredrick Kiiru M. Waweru and Joseph Igitria Kaniaru <i>(as joint proprietors in common 1/2 share each)</i>	April 12, 2022	
22.	Dagoretti/Riruta/4605	Resilient Management Limited (reversionary interest)	April 12, 2022	
23.	Dagoretti/Riruta/4608	Roman Management Limited	April 12, 2022	
24.	Dagoretti/Riruta/4612	Janepher Adhiambo Juma	April 13, 2022	
25.	Dagoretti/Riruta/4783	George Ngure Chira and Irene Wanjiru Ngure <i>(as joint tenants)</i>	April 13, 2022	
26.	Dagoretti/Riruta/4809	Dominic Thagishu Karari	April 13, 2022	

27.	Dagoretti/Riruta/4810	Daniel Kibera Njoroge and Francis Nbugua Njoroge	April 14, 2022	
28.	Dagoretti/Riruta/4857	Gabriel Mwangi Joshua Karanja	April 14, 2022	
29.	Dagoretti/Riruta/4924	Maha Developers Limited	April 14, 2022	
30.	Dagoretti/Riruta/5042	Junction Homes Limited	April 14, 2022	
31.	Dagoretti/Riruta/5121	Jennifer Nkuene Riria	April 19, 2022	
32.	Dagoretti/ Mutuini /1116	Gladys Nini Mbuguaa	April 20, 2022	
33.	Dagoretti/Mutuini/567	Kwacha Engineering Company Limited	April 21, 2022	
34.	Dagoretti/ Kangemi /1297	Mountain View Reflections Limited (reversionary interest)	April 22, 2022	
35.	Dagoretti/ Kangemi /1418	Mary Benadette Wanjiku Nyamu ( <i>to hold in trust for all the children</i> )	April 25, 2022	
36.	Dagoretti/ Kangemi /1505	Anthony Mahira Ndichu	April 26, 2022	
37.	Dagoretti/ Kangemi /263	Joseph Njunge Mukirae	April 27, 2022	
38.	Dagoretti/ Kangemi /358	Muiruri Muchugu	April 28, 2022	
39.	Dagoretti/ Kangemi /712	Jacqueline Njoki Njoroge	April 29, 2022	
40.	Dagoretti/Kangemi /720	George Mwaura Mugo, Robert Kimari Mugo and Simon Njunge Mugo	May 3, 2022	
41.	Dagoretti/Kangemi/760	Leonard Njuguna Kimari and Elijah Thiongo Kimari	May 4, 2022	

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