Responsible Land Governance in support of the 2030 Global Agenda

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Land Governance

In general terms … it is about the policies, processes and institutions by which land, property and natural resources are managed

- Referring to the SDGs, I want you to consider …. will these 17 global goals ever be achieved without having inclusive and responsible Land Governance systems in place ?

- What is the role of FIG and the global surveying profession to make this happen ?

- What are the challenges and how do we address them ?

Land Governance – a global perspective
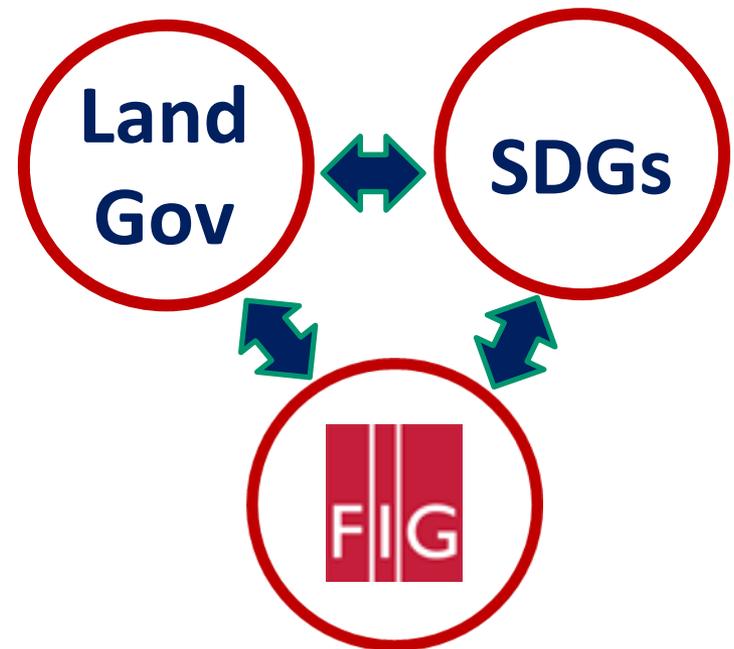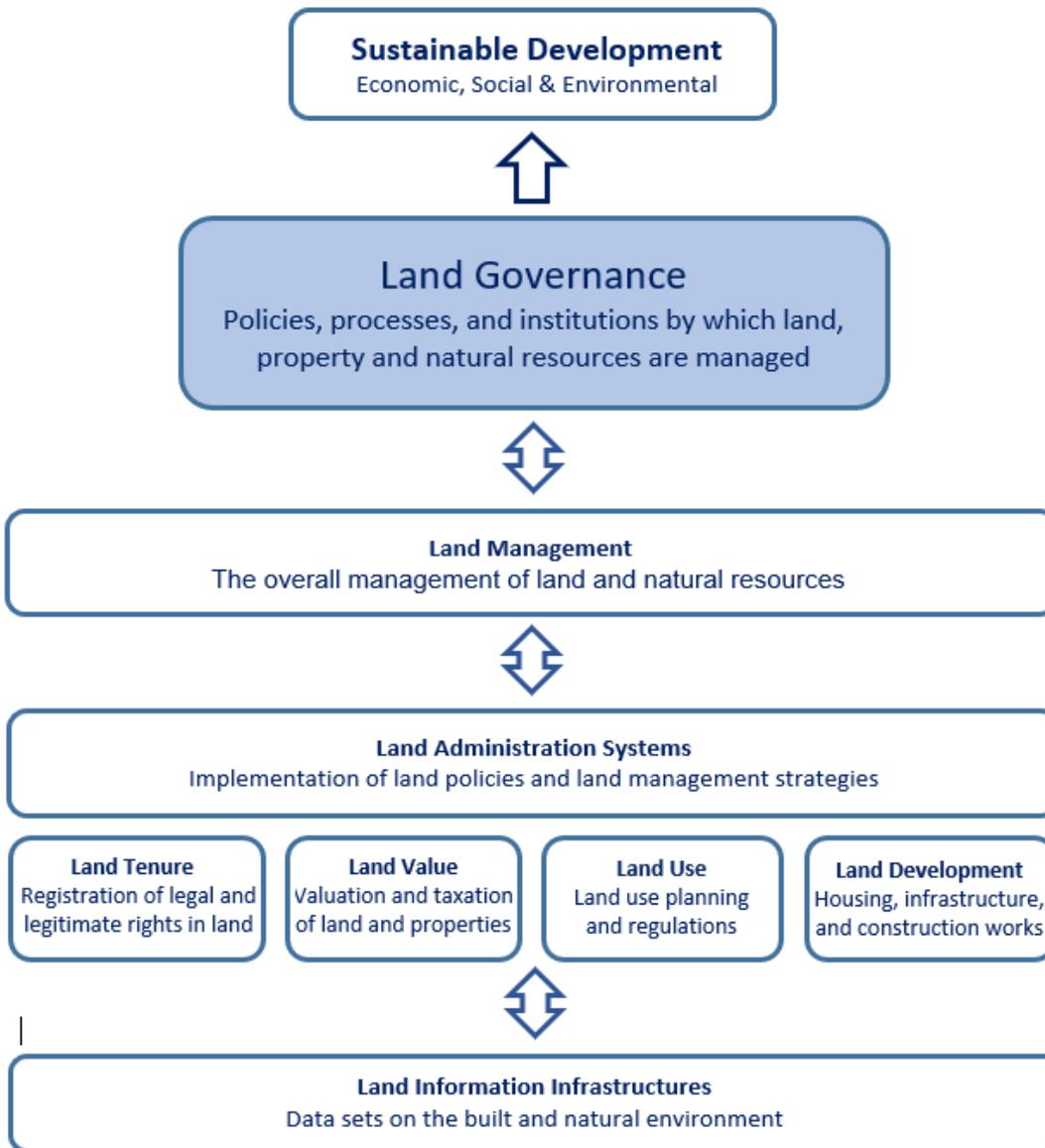
The term **Land Governance** was introduced in the early 2000s (FAO, WB) as an extension of the concept of land management in order to also include the aspects of governance and the political economy of land. This is highly relevant when addressing the current complex challenges as listed in the 2030 Global Agenda.

"**Land Governance** concerns the rules, processes and structures through which decisions are made about access to land and its use, the manner in which the decisions are implemented and enforced, the way that competing interests are managed."

(FAO, 2009)

Supporting the global agenda

The role of land governance in support of the 2030 global agenda includes:

- Security of land rights (SDGs 1 and VGGTs)

- Poverty reduction (SDG1)

- Food Security (SDG 2)

- Gender equity (SDG 5 and 10)

- Investment and economic development (SDG 9)

- Sustainable land use management and urban development (SDG 11 and NUA)

- Climate change adaptation (SDG 13 and IPCC)

- Environmental protection and natural resource management (SDG 15)

- Justice and responsible institutions (SDG 16)
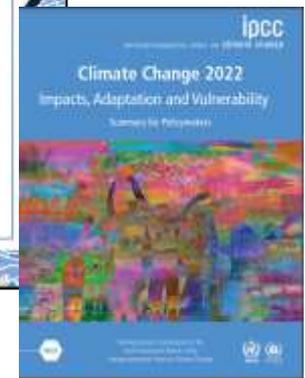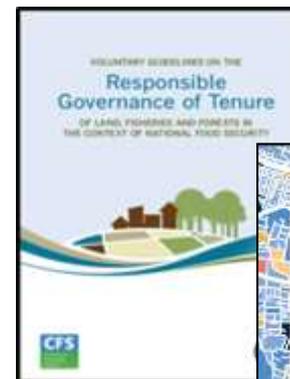
Measuring and monitoring

Targets and Indicators

The **17 Goals** are defined by **169 Targets**, and tracked by **232 Indicators**

Progress is displayed in the UN annual SDG reports.

For Goal 1 on "Ending Poverty" one target is to "Ensure that all men and women …have equal rights and control over land and other forms of property…". An indicator to measure this is "the proportion of total population with secure rights to land".
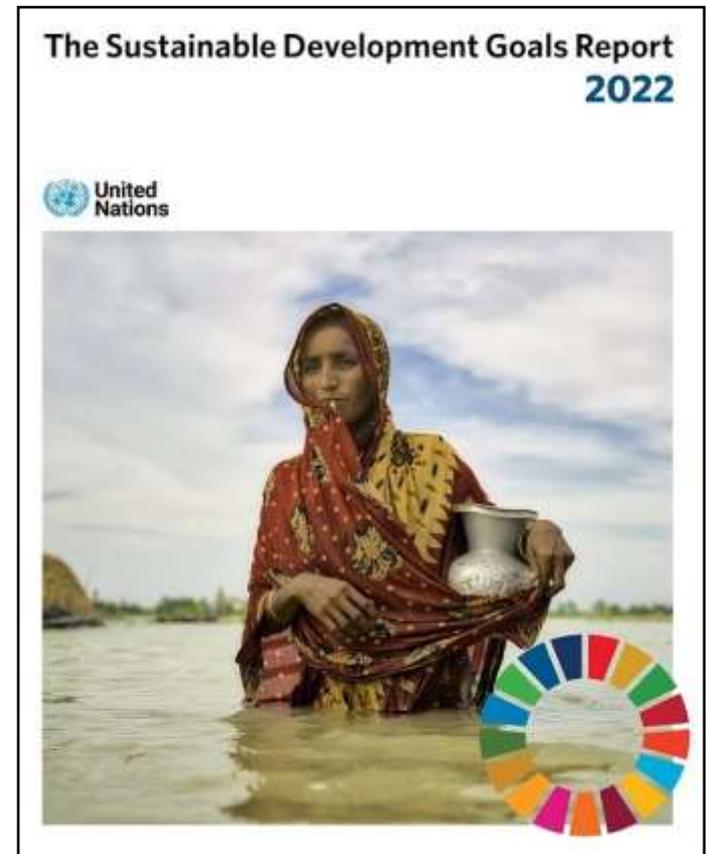

The SDGs: A road map out of crisis

"The MDG report 2014 stated "There is a call for a data revolution".
"If we can measure it … we can manage it".

Recent major developments
Supporting land governance implementation and the SGDs


IGIF

UN-GGIM

FELA
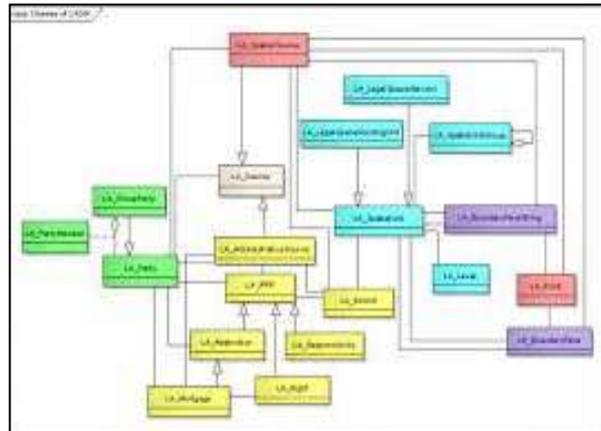
STDM/LADM

FIG/WB/GLTN

FFPLA

Land governance is basically about institutions and political economy

Institutions are humanly devised constraints
- Informal constraints such as traditions, codes of conduct;
- Formal constraints such as laws and property rights."
  (D. North 1991).

Political Economy is the study of how economic and political systems are linked. It is about how nations organize the production and use of wealth.

Sustainable Development
Economic, Social & Environmental

Land Policy Framework

Land Administration Functions
Land Tenure, Land Value
Land-Use, Land Development

Land Information Infrastructures

Country Context
Institutional Arrangements
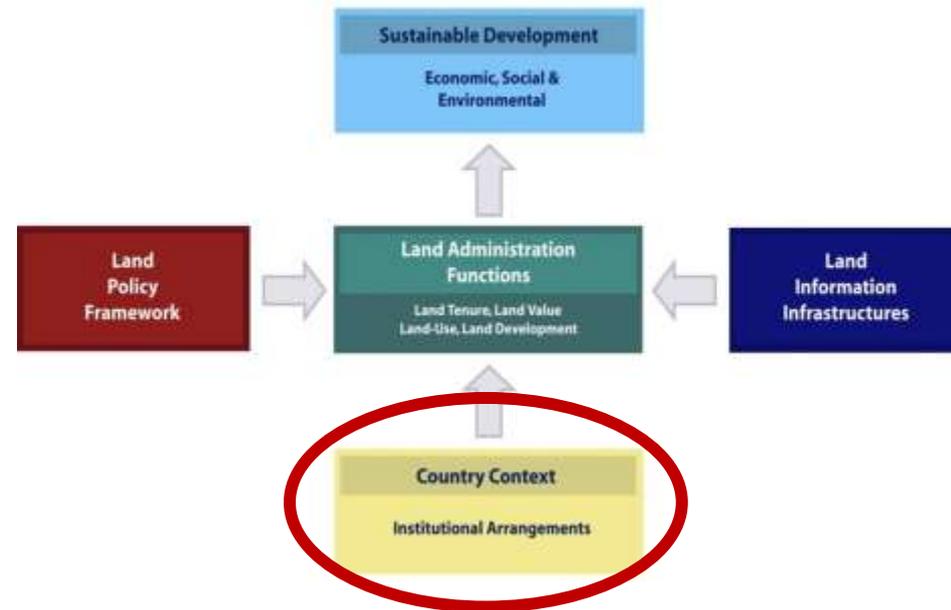
"Institutions are the rules of the game"

Engaging with institutions and political economy

Building land governance systems requires:

- Politically informed approaches - rather than just technical solutions.

- Strong political analysis and understanding of the local context e.g., through multi-stakeholder pilot projects

- Flexibility and adaptability in program design and implementation

- Looking at land registration projects merely as a supportive component to political drivers such as poverty reduction, housing resilience, property tax collection, climate mitigation, natural resource management, etc.
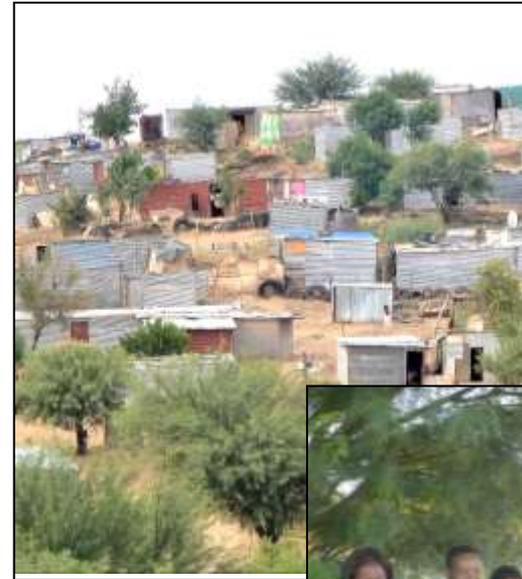
Responsible land governance

Some key characteristics:

- Inclusive covering all land and people
- Pro poor and gender responsive
- Recognising legal as well as legitimate land rights
- Supporting the SDGs and the VGGTs
- Accountable and effective
- Publicity and civic engagement
- Based on rule of law, transparent and control of corruption
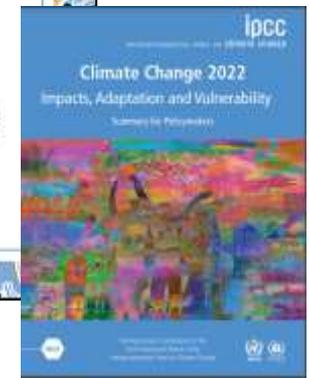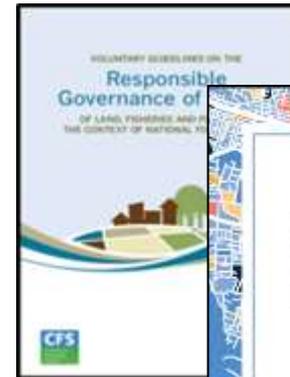
See: "Teaching Essentials for Responsible Land Administration"
A Structured Knowledge Base designed to support flexible use
In a range of academic teaching, training and research activities.
https://elearning.gltn.net/

Land Governance – a hierarchy of land issues
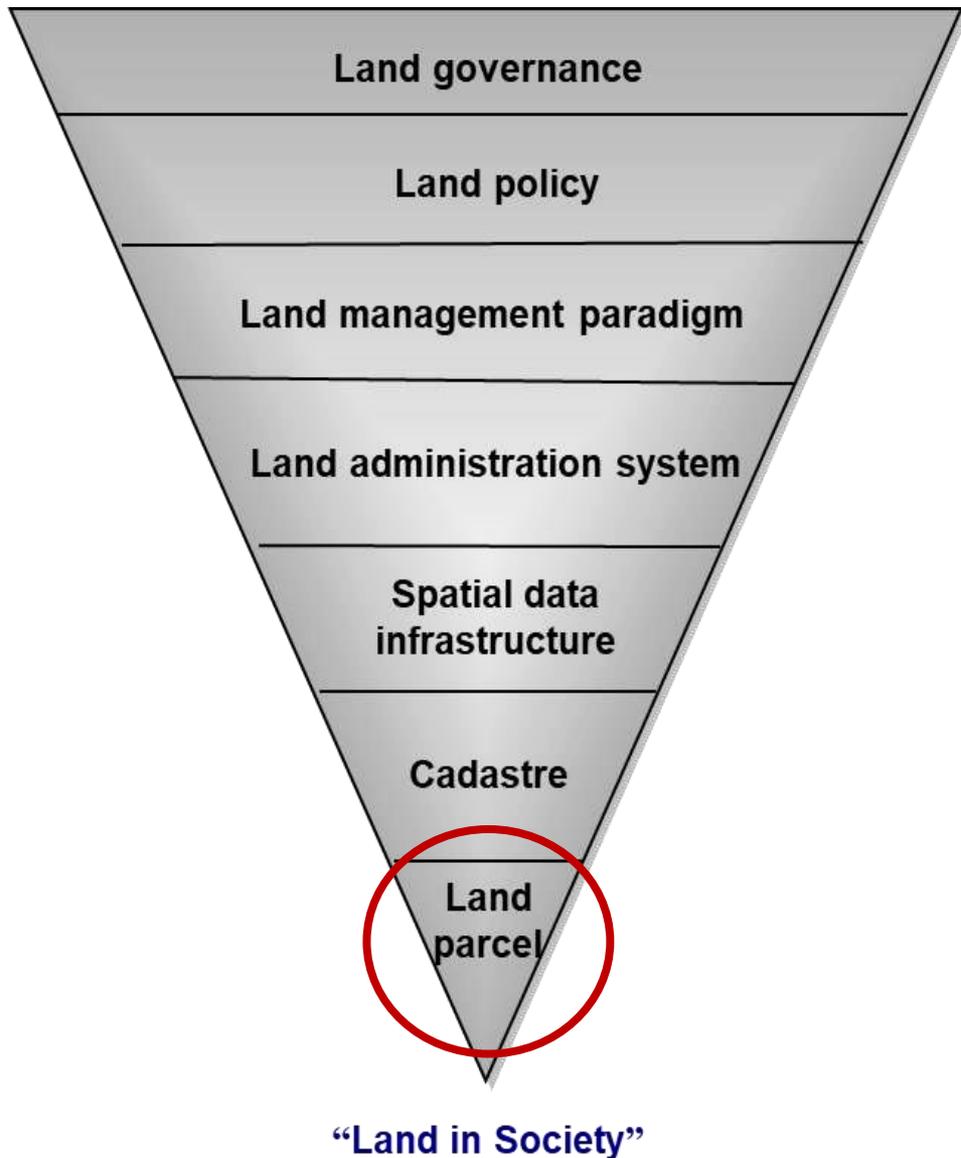
"Land in Society"

Land Governance is about the policies, processes and institutions by which land, property and natural resources are managed.

Land Policy determines the values, objectives and the legal framework for management of a society's major asset, its land.

Land Management includes the management of land and natural resources for achieving sustainable development.

Land Administration System includes the core functions of land tenure, land value, land use and land development.

Spatial Data Infrastructure provides access to and interoperability of land related information.

Cadastre provides the spatial integrity of every land parcel. The parcel identification provides the link for securing land rights, assessing land values, and controlling the use of land

Land Parcel is the key object for identification of land rights and administration of restrictions and responsibilities.

The land parcel simply links the system with the people

Land Governance – the need for closing the cadastral gap

- Only about 40 countries in the world have well functioning land administration systems.

- An educated estimate indicates that about 75 per cent of the world's population do not have access to formal systems to register and safeguard their land rights. In most African countries it is about 90 per cent.

- The systems should be designed for managing current land issues including legal as well as legitimate land rights and be based on simple geospatial identification rather than demands for high tech field survey procedures.

- When building such systems, the means should be flexible, fast, affordable and accountable. The result should meet the needs of society today and can be incrementally improved over time.

Nigeria

Mozambique

Fit-For-Purpose Land Administration

2014

2016

2021

http://www.fig.net/resources/public
ations/figpub/pub60/figpub60.asp

https://gltn.net/download/fit-for-
purpose-land-administration-guiding-
principles-for-country-implementation/
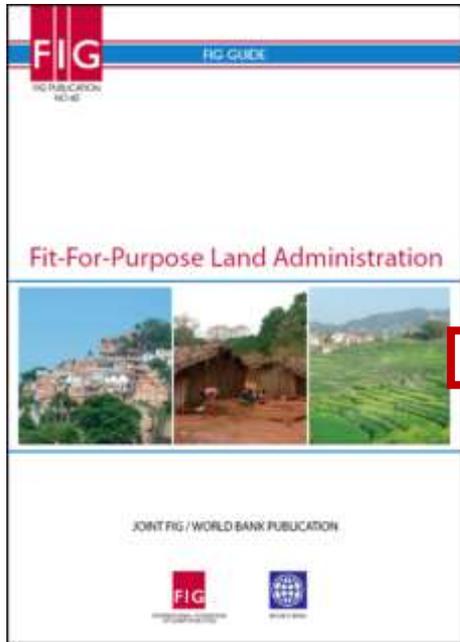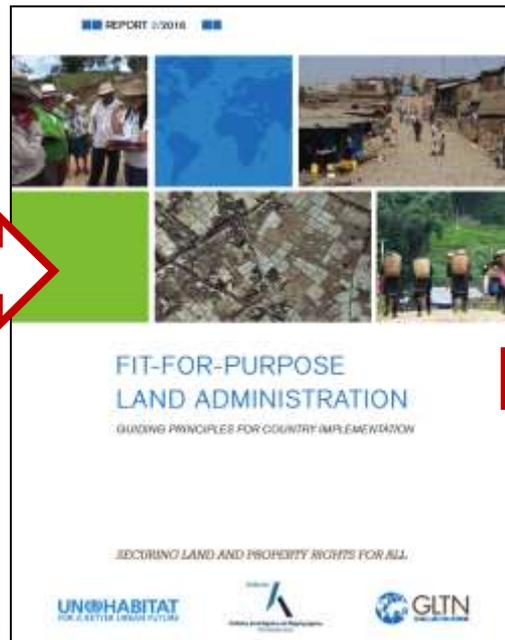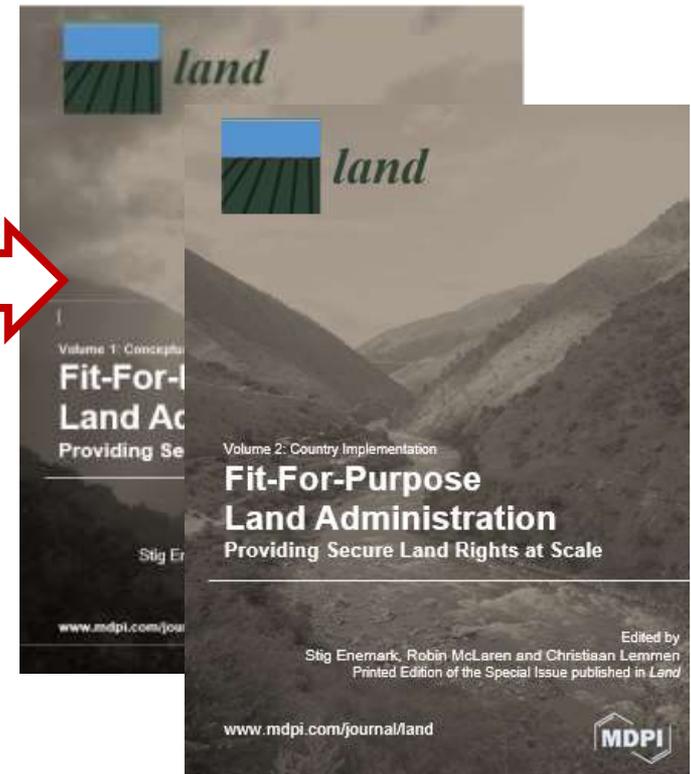
https://www.mdpi.com/journal/land/s
pecial_issues/FFPLA

FFPLA – Providing secure land rights at scale

Vol 1. FFP conceptual innovations: .
Conflict settings; Climate change; Pandemics; Adjudication; Private sector financing; Land grabbing; PPP in support of FFP, Maintenance; The wider use of FFP; etc.


Vol 2. FFP Country Implementation.
Approaches and experiences from countries throughout the world

Uganda

- **Area:** 200.000 sq.km (excl. Lake Victoria waters). 27% is arable; Population: 43 mill;
- **Land parcels:** About 25 mill of which less than 10% is registered. Land tenure: Native freehold 22% (grey), Mailo 28% (yellow) and Customary 50% (green).

- **FFP Strategy:** Based on more than ten pilot projects, Uganda has developed a strategy for implementing a FFP approach for registering 20 mill land parcels within 10 years and for a total cost of 10-20 USD per parcel.

Key land governance challenges ahead

- Ensuring that the recent global developments (IGIF, FELA) , are implemented also in developing countries through means of LADM and FFPLA

- Including political economy aspects to ensure that the positive experience from the wide range of pilot projects are used to build land administration systems at regional and national level.

- Addressing vested interest, often found among land professional and national agencies, by explaining the benefits of building nationwide systems.

- Building political will through Including NGO´s and CSO´s in creating the support at national, regional and local level.

Nepal
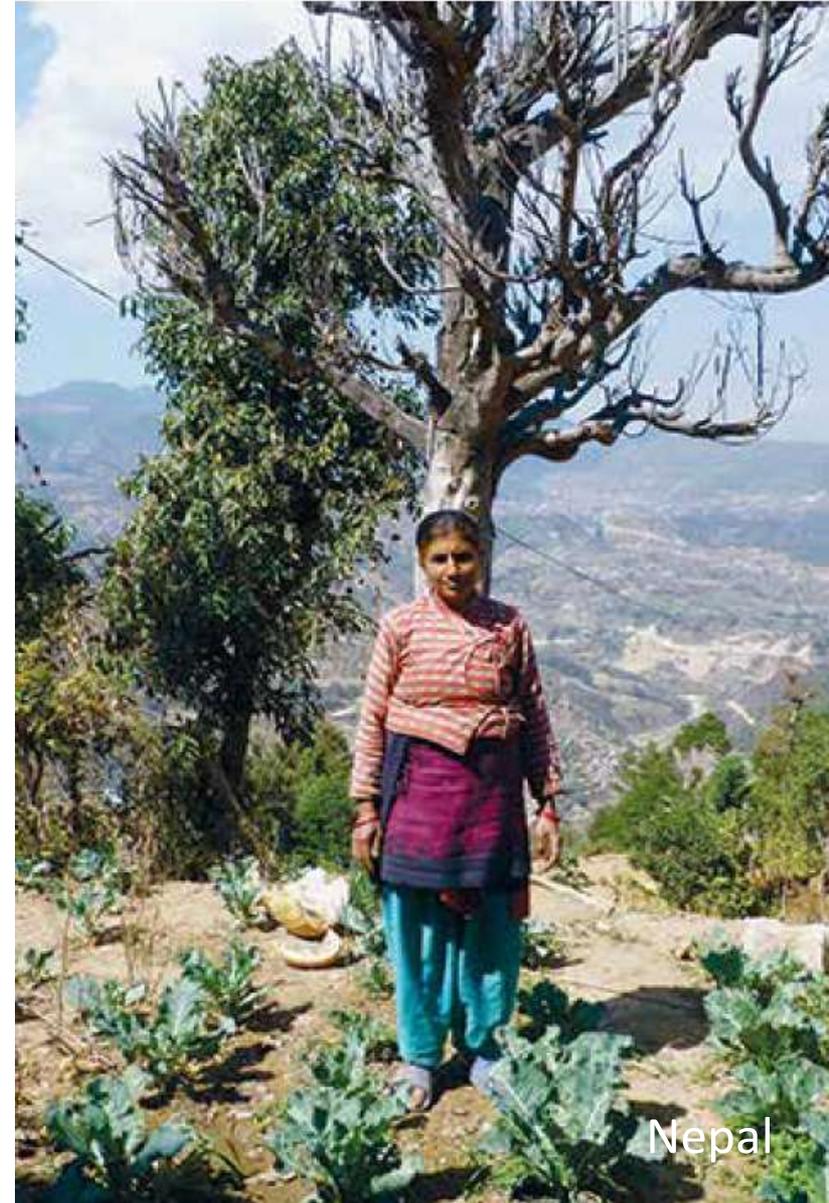
The Way Forward

- **"Don´t start what you can´t sustain"** Provisions and resources for updating and possible upgrading must be established up front.

- **Promote research, capacity development and knowledge exchange** for **u**nderstanding the role of responsible land governance in support of the SDGs

- **Close the cadastral gap** by providing secure land rights at scale through the FFPLA approach

- **Keep it simple.** Be aware that technology development is always far ahead of the legal and institutional applications

FIG should

- **Lead and encourage cooperation** between international agencies and NGOs, donors, national governments and agencies, land professionals and civil society organisations … to build responsible land governance systems.

The future belongs to our children

Malawi