Commission 7, Land Administration and IT

Paul van der Molen
FIG Commission 7 on cadastre and land management
Study Visits (e.g. Poland) 2003
Field Work e.g. France 2004
Publications and CDROM’s
Publications

Proceedings of a Symposium held by FIG Commission 7 on 10 and 11 September 2004 in Valence (Yvonne-Ferrat, France)

Modern Land Consolidation

Proceedings of the e-Land Administration Innsbruck/Austria June 2004

International FIG Seminar FIG Commission 7 Cadastre & Land Management
Publications and CDROM’s
Famous ‘Cadastre 2014’ report
Digital library: www.oicrf.org
Publications 2005 expected: Nairobi, Madison, Amman and Bangkok
Land: a political issue

- UN/ECE 1996 Land Administration Guidelines
- FAO 2002 Land Tenure and Rural Development
- UN/Habitat 2003 Handbook on Best Practices, Security of Tenure and Access to Land
- UN/Habitat 2003 Pro Poor Land Management
- World Bank 2003 Land Policies for Growth and Poverty Reduction
- EU 2004 Guidelines to support land policy design and reform processes in developing countries
- World Bank 2005 Doing Business: Remove Obstacles to Growth
Common approach

- Only innovative institutional arrangements can cope with increasing populations, greater investments in land, economic growth and more social welfare.

- Lack of these arrangements lead to land grabbing, conflict, resources misuse, undermines productive and economic potential.
What to do?

- Exclusive focus on formal title proven inappropriate
- Much greater attention to existing institutional arrangements
- Stronger rights for women, herders, indigenous people
- Avoid uncritical emphasis on land sales markets
- Rental markets provide more equity, productivity, long term investments, if restrictions are eliminated
- Land reform can only be fully utilized if requirements and scope of intervention is carefully compared with others
- Land issue is part of a broader development policy
Impact on land administration

- Innovative definition of property rights
- Simple procedures, quick, and low transaction costs
- Simple transparent systems, participatory
- Low cost
- Efficient and effective
- Free from political pressure
- Low cost demarcation
- Mechanisms conflict resolution
- SDI at low cost, transparent and accessible for linking registers of different categories and at different levels
Observations

- Village titles
- Certificates of occupancy
- Group ranch title
- Flexible title
- Co-ownership
- Communal titles
- Anti-eviction orders
Observations

- New data-acquisition methods (orthophoto, satellite imagery, LIDAR, GPS, video)
- Other forms of spatial units
- GIS and SDI
Observations

- Land redistribution and land reform: how to do??
- Land administration on post conflict areas: how to do?
Challenges developed countries

- 3D legal objects and registration
- Subsurface topography
- Public encumbrances
- Datasharing and dataintegration
- Authentic registers
Challenges developed countries

- Cost recovery and customer orientation
- e-conveyancing
- Internet access
- Response times
Land administration is the process of determining, recording, and disseminating of information about ownership, value and use of land when implementing land management policies.

Source: UN/ECE Land Administration Guidelines 1996
Two faces of land administration

- Scientific
  - concepts
  - models
  - methodology

- Operational
  - operations
  - management
  - governance
Niche:

- Process
- Strategy
- Systems
- ICT Policy
- ICT Market

Linkages:
- Land Policy
- Strategic Alignment
- Operational Alignment
- Rule of Law & Good Governance

Fit

Kadaster
front office/back office

customer

account manager

customer service

consultant

back office: ‘factory’
Customer satisfaction principle

- Perception
- Satisfiers/ Dissatisfiers
- Customer Satisfaction
- Instrumental + Emotional Tie
- Expectations
- Needs
- References
- Experiences
- Communication
Product management

- good quality
- product selection
- now
- correct price/value perception
- good service
- speedy and easy distribution
Cost recovery

profit & loss

turnover +
expenditures -
_____________

result

balance sheet

assets

equity

liabilities

total

total
Conclusions

- many challenges to land administration organisations
- need for innovative approaches to land tenure and technology
- alignment at both strategic and operational level
- impacts on organisation
- this symposium looks into the future