GLOBAL LAND TOOL NETWORK

Core Values:
• Pro-poor
• Governance
• Equity
• Subsidiarity
• Affordability
• Systematic large scale approach
• Gender sensitiveness
• Sustainability

Coalition of 64 international partners
Focuses on tenure security
Promotes good land governance and continuum of land rights
Works in both urban and rural areas
Moving towards regional/country level engagement
GLOBAL LAND CHALLENGES

Conventional land systems cannot deliver tenure security at scale:

- Limited coverage (30% globally, some countries like Nigeria 3%)
- Complexity of land rights, claims and records (e.g. customary, statutory, informal - Liberia)
- Systemic inequalities (e.g. women’s limited access/control over land, youth not addressed)
- Rapid urbanization is increasing pressure on land (e.g. urban sprawl 175% by 2030)
- Food security and pressures on agricultural land (need 70% increase in food production by 2050)
- Large scale land investment (78% in agriculture but majority in non-food corps)

GLOBAL LAND TOOL NETWORK

GLTN, as facilitated by UN-Habitat, was established to address these challenges

"Securing Land and Property Rights for All"
TOWARDS COUNTRY LEVEL WORK

- **Bringing the global tools to country level implementation**
- Capacity development at all levels
- Focus on tenure security for the poor, women, indigenous peoples and vulnerable groups
- Establishing regional platforms and initiatives with partners for:
  - Awareness building and advocacy
  - Knowledge sharing
  - Strengthening partnerships
  - Building from existing research, projects and initiatives
  - Towards regionalizing global initiatives

ASIA AND THE PACIFIC

- Covering 30% of total land mass
  - Stretching from Turkey to Kiribati and from Russia to New Zealand
- Home to 2/3 of world’s population
- Increasing level of urbanization
  - 2011: 13 of world’s 23 megacities
  - 2025: 7 of world’s 10 largest cities
- About 80% farming households are small scale farmers
- Key challenges:
  - Economic transformation with growing inequality
  - Vulnerability, risk exposures
  - Environmental degradation & declining quality of growth
**BENEFITS AND CHALLENGES**

<table>
<thead>
<tr>
<th>BENEFITS</th>
<th>CHALLENGES</th>
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<tbody>
<tr>
<td><strong>LAND GOVERNANCE IS KEY TO CONTINUED ECONOMIC GROWTH</strong></td>
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<tr>
<td>• As engine for food security and economic growth</td>
<td>• Growing population, finite land resources</td>
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<td>• As investment opportunity for national/local governments</td>
<td>• Land conflicts and disputes</td>
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<tr>
<td><strong>LAND GOVERNANCE IS KEY TO SOCIAL EQUITY</strong></td>
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<tr>
<td>• Empowerment, equality, peace building</td>
<td>• Landlessness</td>
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<td>• Land productivity and efficiency</td>
<td>• Insecurity of tenure</td>
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<td><strong>LAND GOVERNANCE IS KEY TO SUSTAINABLE URBANIZATION, CLIMATE CHANGE AND RISK ADAPTATION</strong></td>
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<td>• Sustainable urban Expansion</td>
<td>• Informal settlements</td>
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<td>• Risk mitigation and climate change adaptation</td>
<td>• Urban areas in coastal zones</td>
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<td>• Exposure to disasters and risks</td>
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**STAKEHOLDERS IN LAND GOVERNANCE**

<table>
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<tr>
<th>Priorities</th>
<th>Who Benefits</th>
<th>Who Loses</th>
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<tr>
<td><strong>Government</strong></td>
<td>• General public</td>
<td>• Opaque systems</td>
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<tr>
<td>• Clear policies and laws</td>
<td>• Government institutions</td>
<td>• Intermediaries</td>
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<tr>
<td>• Strong institutions</td>
<td>• Private investors</td>
<td>• Speculators</td>
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<tr>
<td>• Land reforms</td>
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<td>• Land professionals?</td>
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<tr>
<td>• Service delivery</td>
<td></td>
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<tr>
<td><strong>Private Sector</strong></td>
<td>• Country (economic growth)</td>
<td>• Opaque systems</td>
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<tr>
<td>• Predictable business environment</td>
<td>• Government (national and local)</td>
<td>• Intermediaries</td>
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<tr>
<td>• Clear land tenure and property rights</td>
<td>• General public</td>
<td>• “Fraudsters” and “Abusers”</td>
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<tr>
<td>• Transparent processes</td>
<td></td>
<td>• Land professionals?</td>
</tr>
<tr>
<td><strong>Civil Society</strong></td>
<td>• Poor segments of society</td>
<td>• Landed class</td>
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<tr>
<td>• Pro-poor reforms</td>
<td>• General public</td>
<td>• Powerful elites</td>
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<tr>
<td>• Service delivery</td>
<td>• Government</td>
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EXPERIENCE AND LESSONS

EXPERIENCES:
• LAND ADMINISTRATION REFORMS
• LARGE SCALE LAND TITLING PROGRAMS
• REGIONAL PLATFORMS AND PARTNERSHIPS
• TOWARDS EFFICIENT AND INTEGRATED SERVICE DELIVERY
• DECENTRALIZATION

PRACTICES:
• STRENGTHENING LAND INSTITUTIONS
• ESTABLISHING INCLUSIVE LAWS, POLICIES AND REGULATORY FRAMEWORKS
• DIGITALIZING LAND RECORDS
• ENABLING STRONG CIVIL SOCIETY GROUPS AND PRIVATE SECTOR GROUPS
• GOOD GOVERNANCE PRACTICES

THE CONSULTATIVE PROCESS

Initial Meeting
October 2013

Scoping study
Started in early 2014

Multi-stakeholder meeting
June 2014

FIG Congress
June 2014

Country Studies/
Final Scoping Study
July-August 2014

Multistakeholder Agreements/
Planning
August-October 2014

Implementation
Strengthening Partnership
Monitoring and Evaluation
October 2014 onwards
PROPOSED PRIORITY ACTIONS

MULTI-STAKEHOLDER CONSULTATION ON LAND TENURE IN ASIA-PACIFIC
11-12 JUNE 2014, PATAYA, THAILAND

• Focus: women’s access to land and tenure security, climate change,
urban-rural continuum and improving land administration systems
• Also, cross cutting issues like capacity development, dispute
resolution, cross-sectoral issues
• Multi-stakeholder dialogues and meetings (also at country level)
• In-depth and context specific studies and research
• Capacity development initiatives
• Implement measures to improve land records
• Knowledge sharing (e.g. web portal, good practices, learning
exchanges)
• Advocacy and awareness building
• Monitoring and evaluation

NEED TO KNOW MORE?

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SECURING LAND AND PROPERTY RIGHTS FOR ALL