The Organizational Evolution of Land Administration in China since Its Opening-up in 1978: Social-Economic Rationale

Rosy Liao Rong
China Land Surveying and Planning Institute (CLSPI)
The Ministry of Land and Resources, P. R. China

OVERVIEW

- General situation of land system since 1978
- The Four landmark restructurings
- The driving forces behind

Conclusion
China Fact

1. China’s population accounts for 1/4 of the world’s total.
2. Relatively short of land resource.
3. Rapid industrialization, urbanization and agricultural modernization.
4. Large demand for land use results in an arduous task to ensure food security.

China’s Land Management

General situation

The base number of population is big → Relatively short of land resource → Rapid industrialization, urbanization and agricultural modernization give rise to large demand for land use.

The strictest system for arable land protection → The strictest system for economical land use → Ecological environment protection.
City expansion

Hangzhou city (1987-2001)

Impacts of Urbanization and Industrialization

1. Migration from Rural to Urban
2. Agriculture Land converted to built-up Land
3. City Sprawl
4. Empty Villages and Wasted Farmland

Balanced rural and urban development
Basic Concepts of Land Administration in China

Land Ownership and land use rights

- Land owned by the State
- Land owned by the Rural collectives
General Classification of Land in China

- Land used for agriculture (arable land, forest land, grass land, even land used for field irrigation etc.)
- Land used for built-up areas (building, factory, road, residential area etc.)
- Un-used land
The Structure of Government

- State
- Province
- City
- County
- Township (town)

Land Administration

1. The Ministry of Land and Resources
2. The Department of Land and Resources at provincial level
3. The Bureau of Land and Resources at city level
4. The Bureau of Land and Resources at county level
5. The Land Management Office at Township level

1. The uniform state land administration along with the Land Administration Law enacted in 1986


3. Sub-provincial land and resources vertical management in 2004

4. the establishment of the State Land Inspectorate System to strengthen supervision of land use and management of local government in 2006
The main factors driving the change of China’s land administration

The largest population in the world and scarcity of land resources urge China to prioritize national food security.

Continuously shifting and modifying the power between central and local land authorities.

The transitional reform from planned economy to market economy.

Land Administrative System

Land Survey (land cover, land title), land registration, Land statistics.

Land Use Planning, Spatial Planning.

Farmland protection, Land improvement Project (land consolidation).

Land market, Economical and Intensive Use of Land.

Land information database.

Cadastral management.

Land planning.

Farmland conservation.

Land use Management.

Policy and Law.

Legislation.

Monitoring supervision.

Inspectorate.

IT support.

Information center.
Conclusion

- help improve social and economic development
- secure land tenure in the society
- guide proper and rational land uses
- provide a fair, justice and transparent land market
- ensure social, economic and ecological sustainability in the future.

XXV International Federation of Surveyors Congress, Kuala Lumpur,

Rosy LIAO
Address: No.37 Guan Yin Yuan Xiqu, Xicheng District, Beijing 100035, China
Tel. +86-10-6656-2800
Email: CLSPI@OUTLOOK.COM
Rosyliao@outlook.com

Thank you!