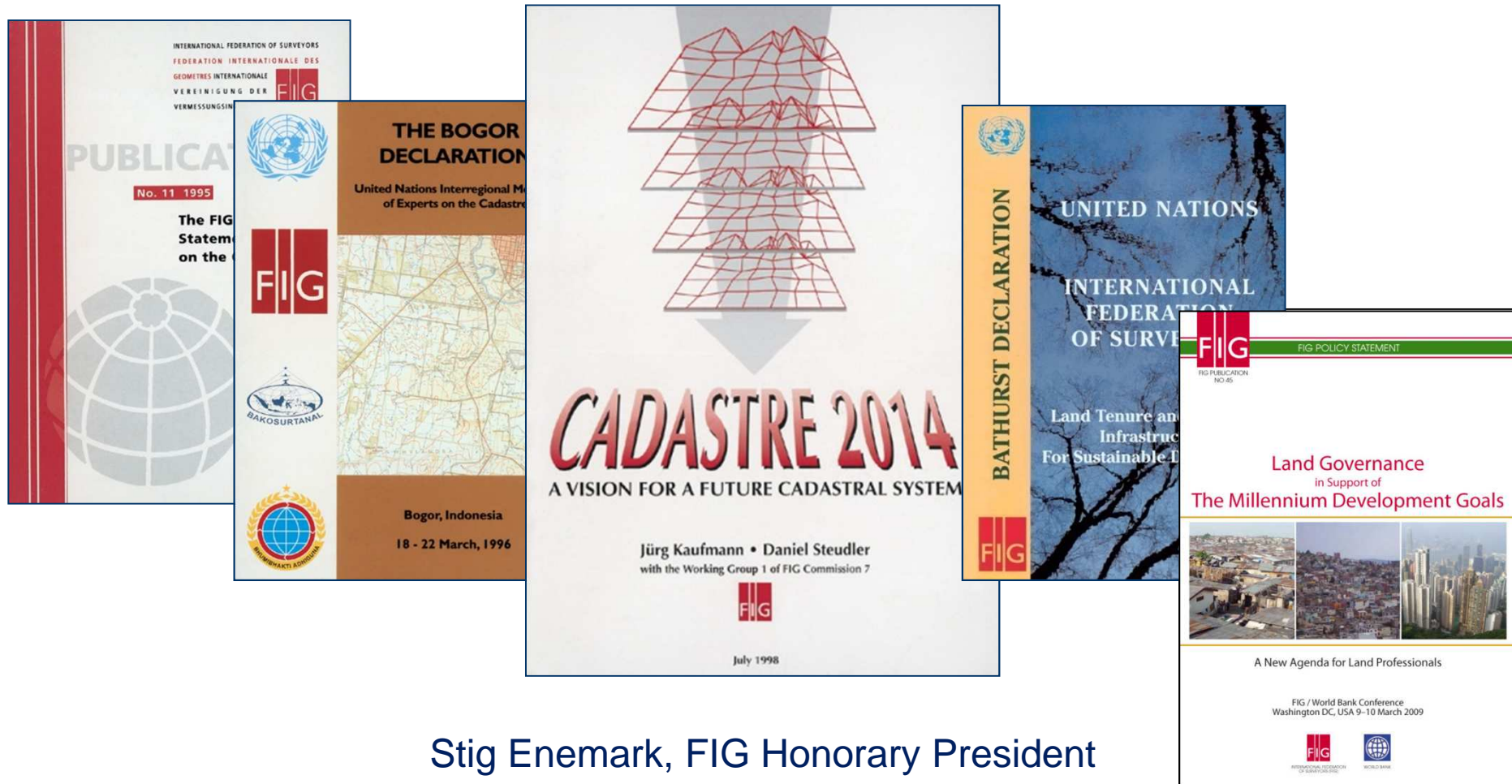


From Cadastre to Land Governance: a Cadastre 2014 Outlook



Stig Enemark, FIG Honorary President

ENGAGING THE CHALLENGES, ENHANCING THE RELEVANCE
XXV FIG Congress 2014, 16-21
XXV FIG CONGRESS, KUALA LUMPUR, MALAYSIA, 15-21 JUNE 2014
June, Kuala Lumpur, Malaysia

Evolution of the Land Administration Discipline



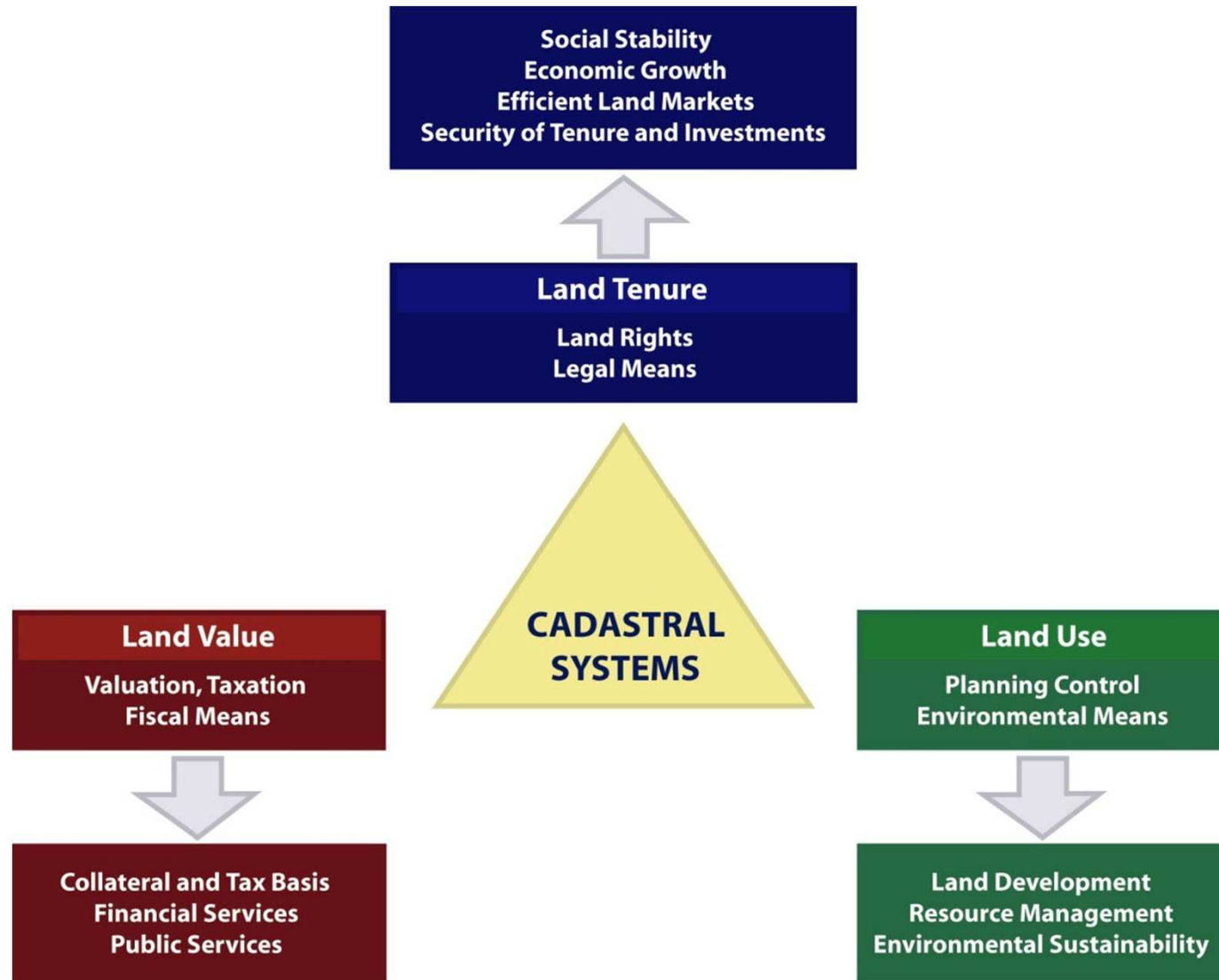
Tomb of Menna, Ancient Egypt, ca. 1500 BCE

	Feudalism - 1800	Industrial revolution 1800-1950	Post-war reconstruction 1950-1980	Information revolution 1980-
Human kind to land evolution	Land as wealth	Land as a commodity	Land as a scarce resource	Land as a community scarce resource
Evolution of cadastral applications	Fiscal Cadastre Land valuation and taxation paradigm	Legal Cadastre Land market paradigm	Managerial Cadastre Land management paradigm	Multi-purpose Cadastre Sustainable development paradigm

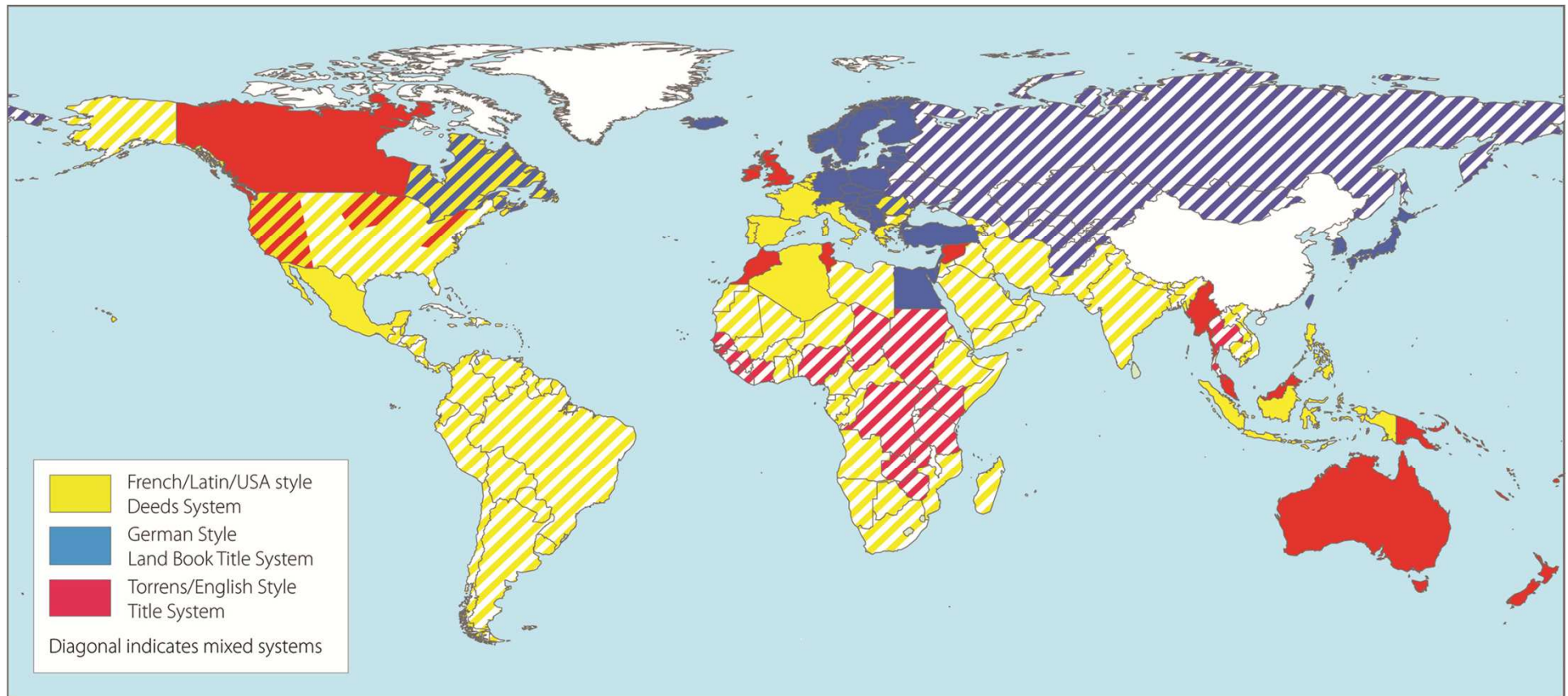
Evolution of Western Land Administration Systems

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Cadastral Systems

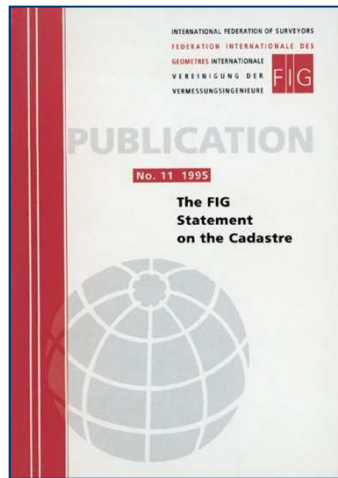


Land Registration Systems around the World

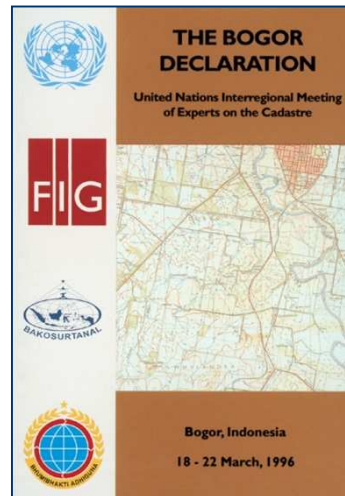


Deeds System (French/Latin/USA style): A register of owners; the transaction is recorded – not the title.
Title System (German, Torrens/English style): A register of properties; the title is recorded and guaranteed

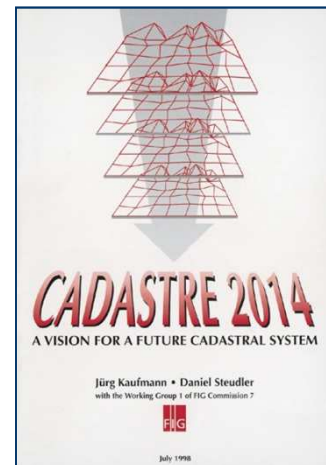
The FIG Agenda



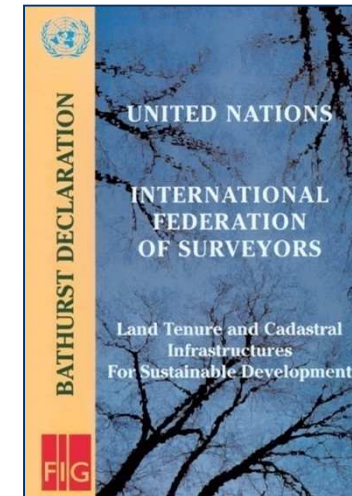
1996
FIG Statement on
the Cadastre
Concepts and
standards



1996
Bogor Declaration
FIG/UN initiative on
the role of cadastral
infrastructures



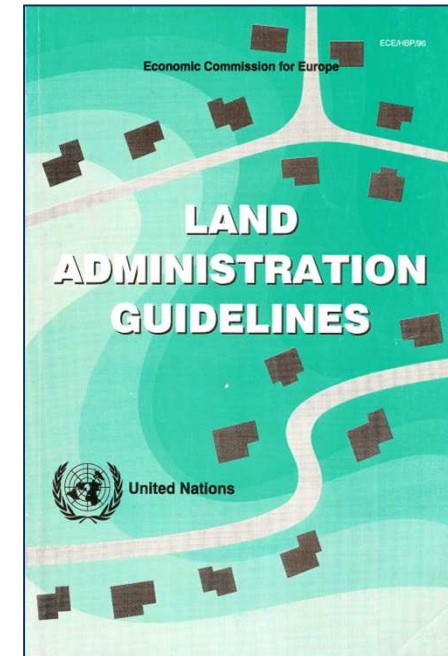
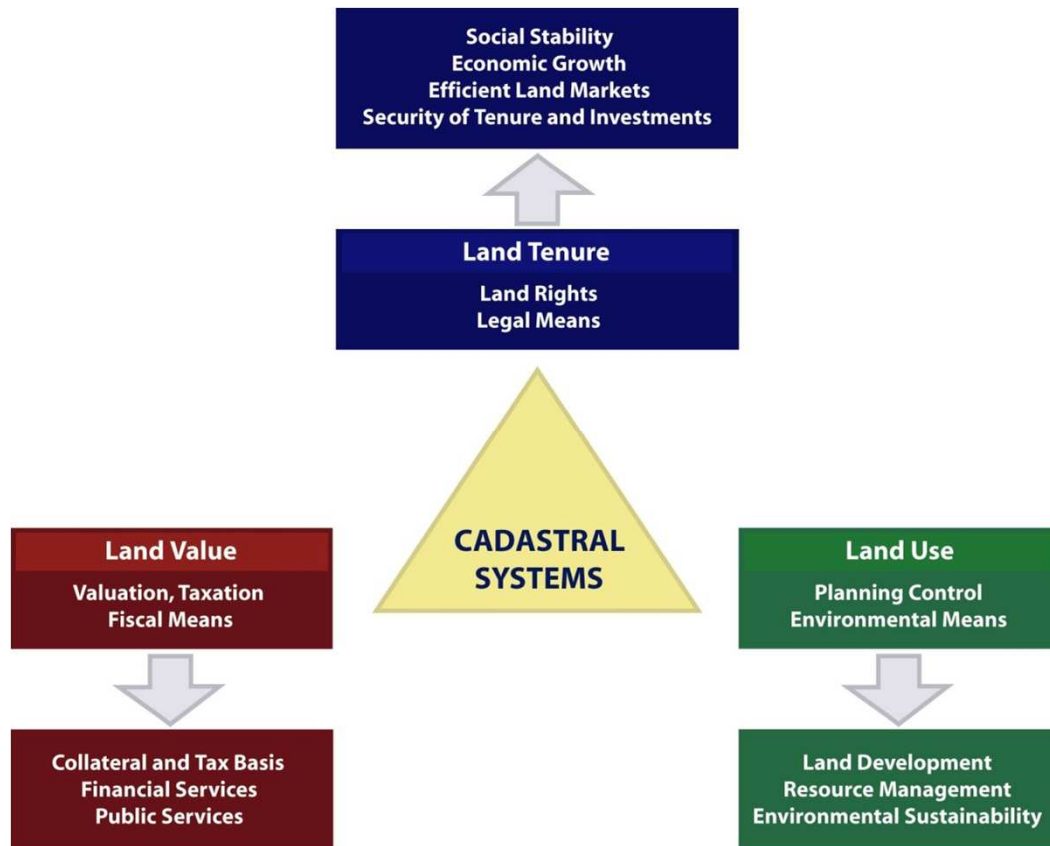
1998
Cadastre 2014
A FIG vision in six
statements for future
cadastre systems .



1999
Bathurst Declaration
FIG/UN initiative on
land administration in
support of sustainable
development

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From Cadastre to Land Administration



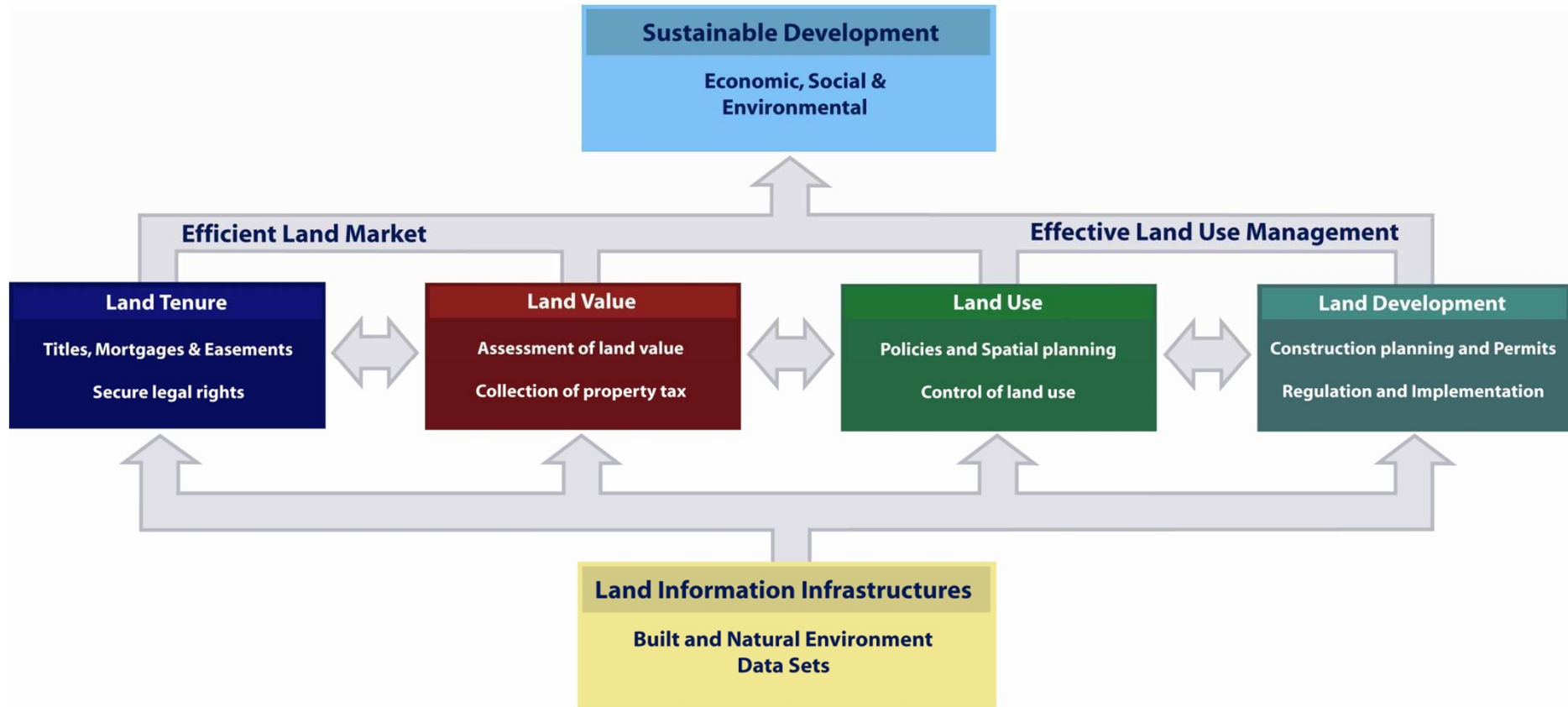
1996
Land Administration
Guidelines, UN-ECE

The concept of the multipurpose cadastre

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Land Administration Systems

Land Administration Systems provide the infrastructure for implementation of land polices and land management strategies in support of sustainable development.



Land Tenure: Allocation and security of rights in lands; legal surveys of boundaries; transfer of property;

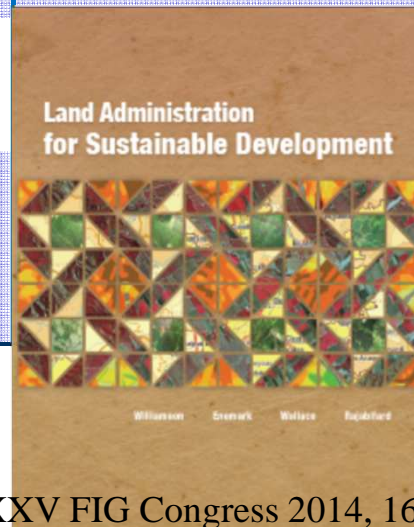
Land Value: Assessment of the value of land and properties; gathering of revenues through taxation;

Land-Use: Control of land-use through adoption of planning policies and land-use regulations at various levels;

Land Develop: Building of new infrastructure; implementation of construction works and the change of land-use

Benefits to Society

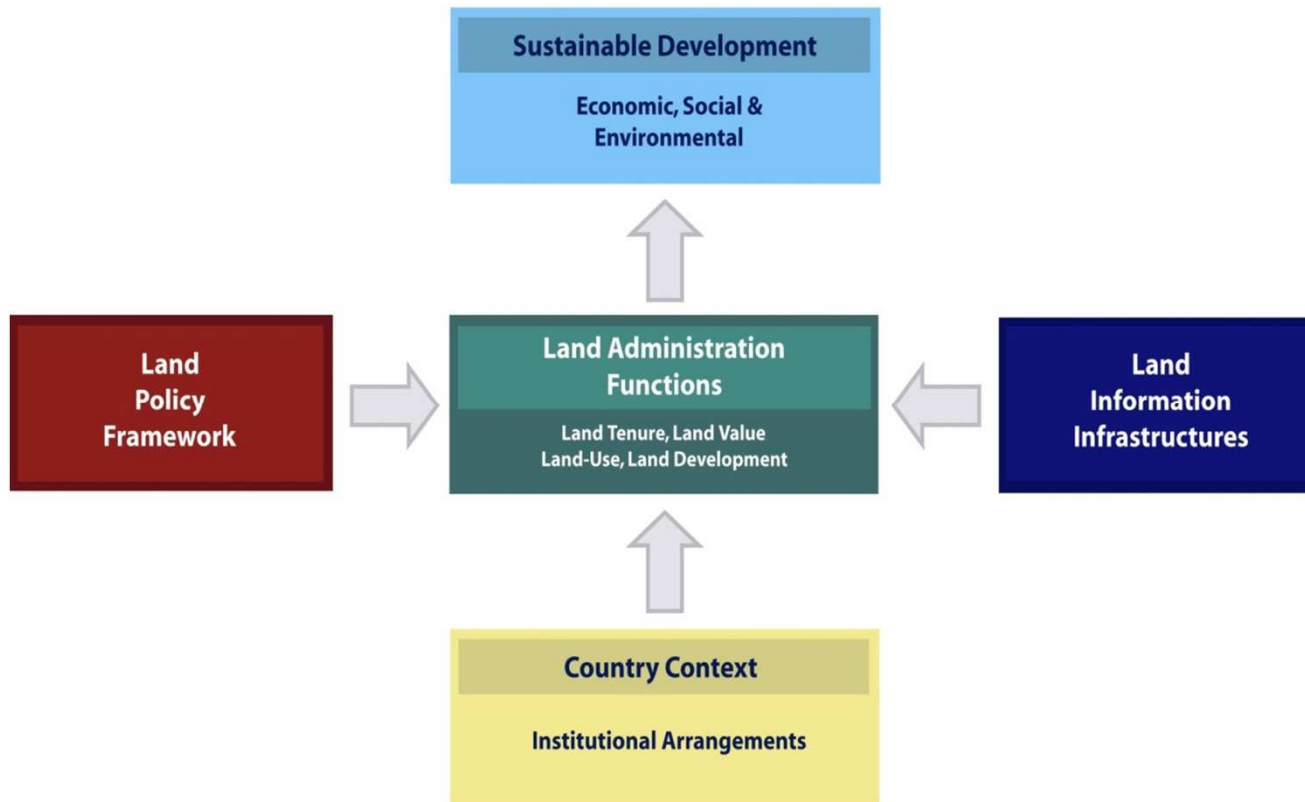
<ul style="list-style-type: none"> • Support for governance and the rule of law 		<ul style="list-style-type: none"> • Protection of state lands
<ul style="list-style-type: none"> • Alleviation of poverty 		<ul style="list-style-type: none"> • Management of land disputes
<ul style="list-style-type: none"> • Security of tenure 		<ul style="list-style-type: none"> • Improvement of land use planning
<ul style="list-style-type: none"> • Support for formal land markets 		<ul style="list-style-type: none"> • Development of infrastructure
<ul style="list-style-type: none"> • Security of credit 		<ul style="list-style-type: none"> • Management of resources and environment
<ul style="list-style-type: none"> • Support for land and property taxation 		<ul style="list-style-type: none"> • Management of information and statistical data



The book is available for free online at <http://www.fig.net/pub/others/index.htm>

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 Williamson, Enemark, Wallace, Rajabifard, ESRI Press, 2010, 500 pages.

Land Governance



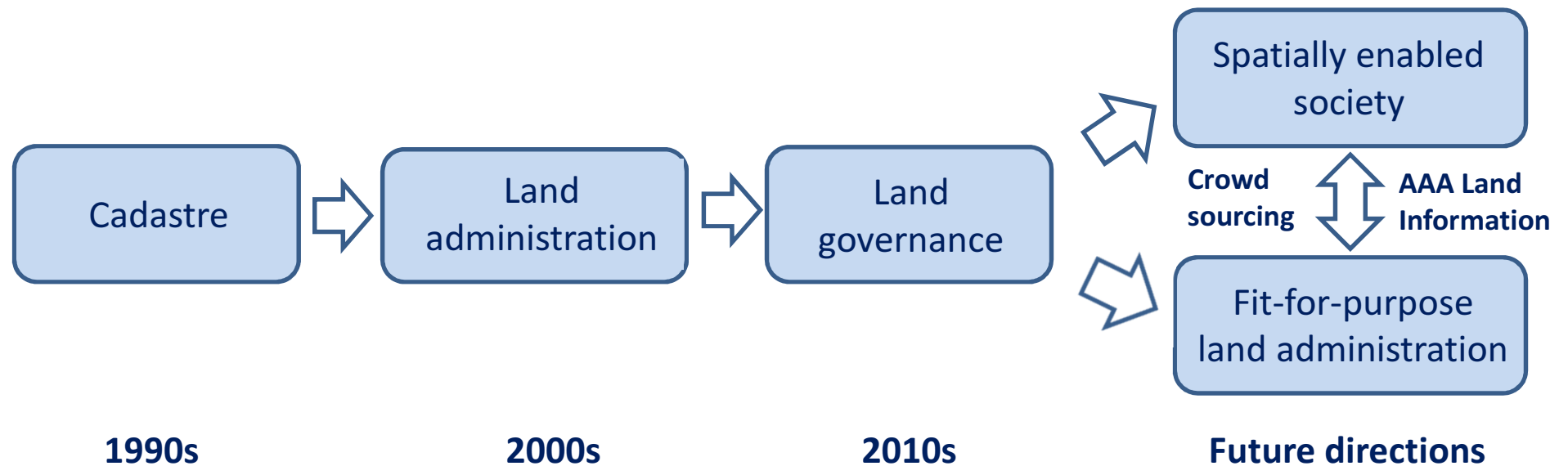
Land governance is about the policies, processes and institutions by which land, property and natural resources are managed.

This includes decisions on access to land; land rights; land use; land development.

Land governance is about determining & implementing sustainable land policies.

The land management paradigm

A Cadastre 2014 Outlook

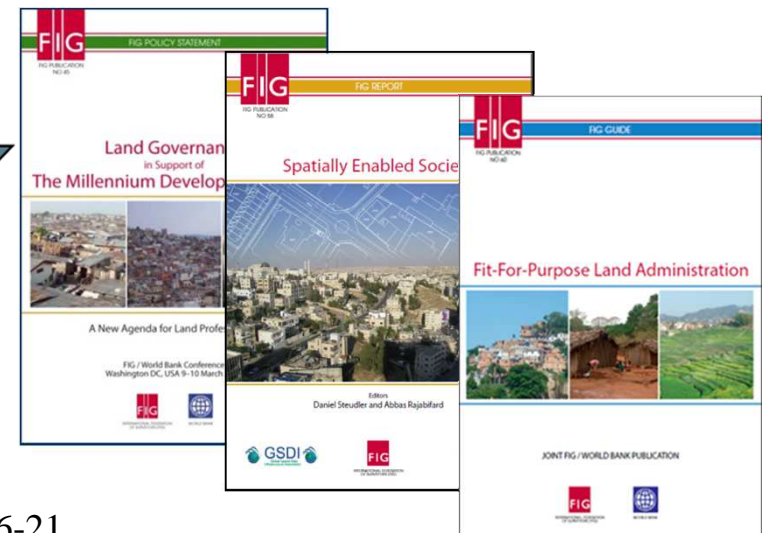
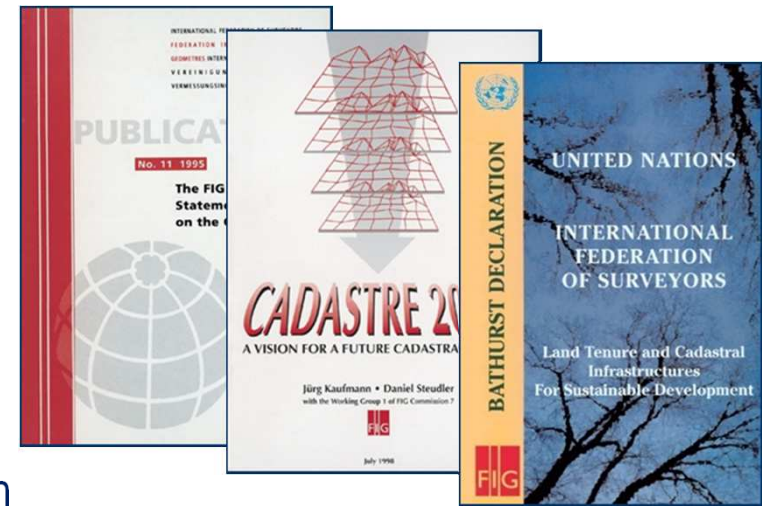


The FIG Agenda from Cadastre to Land Governance

- Holding of rights to lands
- Economic aspects of land
- Control of the use of land

Administering the people to land relationship through

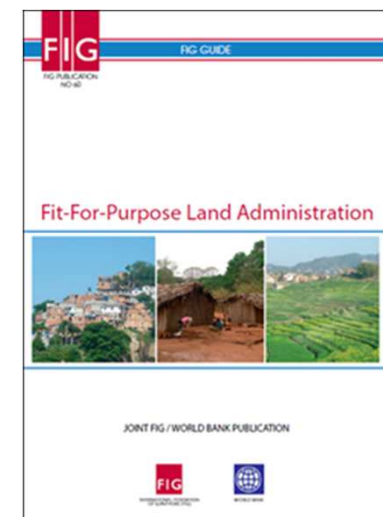
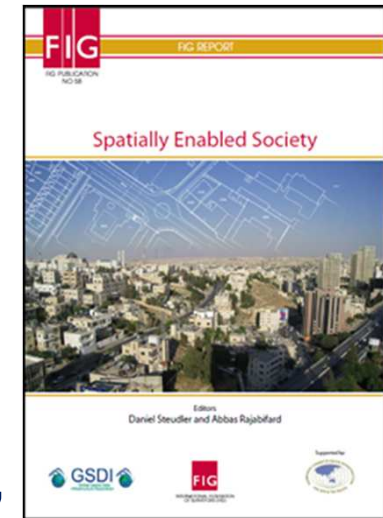
- Land Policy
 - Land Management
 - Good Governance
- and
- Building the capacity to deal with this



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Spatially Enabled Government

- A spatially enabled government organises its business and processes around “place” based technologies.
- Building interactive land information systems combining information on the built and natural environment.
- It is not about managing spatial information – it is about managing information, or governing society, spatially.
- The technical core of Spatially Enabled Government is the **spatial framework** (land parcel mapping)



“There is an urgent need to build cost-effective and sustainable systems which identify the way land is occupied and used and accordingly provide for secure land rights for all.”



A **fit-for-purpose** approach includes the following elements:

- **Flexible** in the spatial data capture approaches to provide for varying use and occupation.
- **Inclusive** in scope to cover all tenure and all land.
- **Participatory** in approach to data capture and use to ensure community support.
- **Affordable** for the government to establish and operate, and for society to use.
- **Reliable** in terms of information that is authoritative and up-to-date.
- **Attainable** to establish the system within a short timeframe and within available resources.
- **Upgradeable** with regard to incremental improvement over time in response to social and legal needs and emerging economic opportunities.

A Land Governance Vision



Trustable land information and good land administration is fundamental for:

- Responsible governance of tenure
- Coping with climate change
- Meeting the Millennium Development Goals
- Achieving sustainable development
- Enforcing human rights



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**Thank you
for your attention**