

Overlapping People-To-Land Relationships; a Problem for Land Registration or an Opportunity for Sustainable Land Use?

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SUMMARY

Formal land registration systems often root in the Western notion of full ownership on a piece of land. In reality in most of the world the use of land and related resources (both natural and built-up) is far more complex, and several people have access rights to some aspects of the land or resource (eg only trees, only an apartment, only certain period of the year). Indigenous tenure systems account for this, and often it works like this in informal settlements as well. Technologically there is no problem to document such diversity in land recording systems; but the instructions of land agencies and/or legislation do not cater for this. Concepts and tools like STDM show that it is possible to record such 'secondary' rights, but still on the ground there are few good examples where this is happening. The underlying concepts and some examples will be shared during the presentation.

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