SDG Indicator 1.4.2
Approach and data availability

WORLD BANK GROUP

UN©HABITAT
FOR A BETTER URBAN FUTURE

WORLD BANK GROUP

SDG land tenure Indicators

- **1.4.2 Proportion of total adult population with secure tenure rights to land, with legally recognized documentation and who perceive their rights to land as secure, by sex and by type of tenure**

- 5.a.1Indicator title: (a) Proportion of total agricultural population with ownership or secure rights over agricultural land, by sex; and (b) Share of women among owners or rights-bearers of agricultural land, by type of tenure

- *5.a.2 proportion of countries where the legal framework (including customary law) guarantees women's equal rights to land ownership and/or control",*

Key points

Indicator needs to satisfy a number of criteria

- Universality and actionability;
- National ownership & measurement
- Robust methodology and baseline data
- Consultation at technical & country level
- Approved by IAEG- SDG (tier 1: methodology and data for at least 50% countries)
- Custodians: UN Habitat and UN Women – responsible for methodology, capacity building and reporting based on country "delivered" data

Data sources have been clarified

- Admin. data on legally recognized documentation
- Household surveys: perceptions and docuemnttaion

Methodology via EGM

- Discussions: 2 methodology EGMs ; survey data and admin. Data
- EGM gender – all SDG and webinars (perception)
- Advocacy and building on SDGs

WORLD BANK GROUP

Rough essential questions for household surveys and census

Perception of tenure

How likely are you lose your land/ property or use right in the next 5 years?

- Very likely/ somewhat likely/ not likely
  - If "Very likely/ somewhat likely"

- What is the source of the potential loss of land/property?
  - (i) National government; (ii) local authorities; (iii) commercial interests; (iii) family members or other individuals

Do you have the right to exclusively or jointly bequeath your land/ property?

- Yes, by my own/ individually; yes, jointly with others; no

Legally recognized documentation
(administrative data sufficient for countries with well-functioning land information systems)

Do you have property/ tenure rights over this land/property or another property?
- Yes; No
- _if yes,_

3.1 what type of rights?

(country specific coding – freehold, leasehold etc.)

3.2 Do you have documentation of the tenure/ property rights on this property and/ or another property?

(yes, this property; yes, some properties, yes, all my properties; no documentation)

If documentation

3.3 What is the type of documentation over the land/ property?

(country specific coding – legally recognized & other documentation - with pictures of each type of document for enumerators)

If yes

3.4 Whose name is on the document and can you show the document?

- name – ID household roster;

Code: accordingly, whether document is seen or not

Household data

What has been done

- Reviewed data availability on key variables
    - House/land ownership
    - Ownership rights by gender
    - Perceived tenure security
- s.t. limitations, DHS has most consistent data on gendered land rights
- Designed short module to include in LSMS & possibly MICS, DHS

Household data

What has been done

- Reviewed data availability on key variables
  - House/land ownership
  - Ownership rights by gender
  - Perceived tenure security
- Designed short module to include in LSMS & possibly MICS, DHS

Results

- Most LSMS surveys ask gender disagg. use rather than ownership rights
- s.t. limitations, DHS has most consistent data on gendered land rights
- Asking for land/house ownership a blind alley – methodology is key
- Formal doc. questions in 15 surveys; quality of training key (Uganda)

	Tot.	SSA	ECA	LAC	MNA	OECD	SAS	EAP
% women w ownership	75.34	77.00	88.55	69.65	73.66	65.41	82.23	83.60
% owning land/house	36.30	37.25	58.88	31.38	5.76		9.12	47.98
# Censuses last decade	106	30	11	24	8	17	6	10
# DHSs w. gender info	42	29	3	3	2	0	2	3

SDG => expandion land data in surveys at 3 levels

Parcel (including house plot)

- Formal & informal documentation; mode of acquisition; land market part.
- Rights by individual (respondent id)
- Disputes and subjective tenure security
- Key land-related investment and productivity (standard ag module link)

Individual level

- Knowledge of legal provisions (e.g. on inheritance)
- Awareness & confidence in institutional arrangements (e.g. dispute)
- Perception

Community level

- Availability & use of common property resources; land use planning
- Incidence of land transactions & prices (now & 5 years ago)
- Marriage & inheritance practices
- Incidence of expropriation & intra-household disputes
- Fees for registration

UN@HABITAT
FOR A BETTER URBAN FUTURE

WORLD BANK GROUP

Legally recognized rights – need admin. data

Key justification & action area:
- Coverage often low & rights unaffordable
- Available regularly & easily from national registries (by type of tenure)
- Advantages: **Cheap, universal, regular, granular, actionable**

Secure tenure – need hh level data
- Bundle of rights (rent, sell, bequeath, …)
- Can identify obstacles to harnessing benefits from legal recognition
- At individual level – especially gendered asset distribution in household
- LSMS-type household surveys as the way of measuring (where resources); Available for developing countries; changes more slowly over time

Perception of land rights as secure
- Pot. useful if coverage low or enforcement impossible
- Cross-country comparability a serious issues (framing & understanding)

Administrative data (DB)

Advantages

- Comparable definition; global coverage – info from registrars/cadasters
- Established indicator that is routinely updated and feeds into DB ranking
- Potential for expansion & action: Gender-disaggregated records now being tested

Developed template to get area registered & mapped at national level

- Administered with registry/cadaster networks
- Also includes basic metadata on the system
- Collection still ongoing;

	Tot.	SSA	ECA	LAC	MNA	OECD	SAS	EAP
Priv. plots in city reg'd	0.22	0.04	0.32	0.03	0.14	0.68	0.25	0.24
Prv. plots in city mapped	0.46	0.13	0.60	0.31	0.48	0.97	0.25	0.52
Priv. plots in ctry reg'd	0.22	0.04	0.32	0.03	0.14	0.68	0.13	0.24
Prv. plots in ctry mapped	0.24	0.02	0.40	0.03	0.14	0.71	0.13	0.28
No. of countries	189	47	25	32	21	31	8	25

Actions & results on legal recognition

Results demonstrate that
- Getting data regularly is possible from computerized systems
- Opens doors to discussion methodology & avenues for improvement
- Creates push for improvement & emphasis on land admin. sustainability

Monitoring induces areas for improvement land administartion
- Go beyond #private plots;compute area registered/mapped; IP commons
- Move towards greater disaggregation – sub national good practice
- Account for legal validity & textual-spatial links -> actionability
- **SDG can drive methodology development** (like HH surveys in 1980s)
- Basis for analytical work & program support

Data availability	Tot.	SSA	ECA	LAC	MNA	OECD	SAS	EAP
Ctries w. area reg.	64	4	15	7	5	24	2	7
Ctries w. area mapped.	66	5	16	7	4	25	2	7
Ctries w. parcels mapped	72	5	18	8	4	26	3	8

Activities SDGs

- **Methodology and reclassification to tier II**
- **Get the data and reclassification to tier I**
- **Capacity building & integration of data in surveys by NSO**
- **Reporting system**
- **Use the data – build on SDG for advocacy, monitoring etc and**

Other work

- **Global monitoring; Doing Business, Women Business and the law**
- **Land data in surveys and census (expanded)**
- **Performance monitoring ta the country level using admin data and policy loop**
- **Impact evaluations (LSLBI, land tenure regularization; gender)**
- **Flagship reports - policy research review = > strategy**

Activities next 12 months: Outreach

Outreach to stakeholders on methodology development
- 3 day EGM on boundary defs. rural/urban/city (Un Habitat)
- EGM on household survey module (UN Habitat /WB LSMS team)
- EGM on admin. data (led by RCMRD/RECTAS) – African SDG center

Work with interested countries
- Build up SDG indicator from parcel-level data
- Link to quality assessment & strategy for existing IT systems
- Develop action plans to improve/move towards 100% coverage

Work with geo-spatial community
- Link to socio-economic info using admin. boundaries at lowest level
- Link land tenure to use (remotely sensed data)
- Develop methodologies to define data quality/connectivity standards

1-day event with UNGGIM/UNGEOS during 2018 land conference
- Show land tenure layer provides basis for value added from spatial apps

WORLD BANK GROUP