

After the Tsunami How the surveying profession can participate in the reconstruction ?

Daniel Roberge, Québec Land Surveyor
Vice-president, Champlain Branch
Canadian Institute of Geomatics
Québec, Canada



The importance of land tenure issues

- Every war between nations or any conflict between two neighbours finds its source in the right to a piece of land.
- As land experts and guardians of land rights, we are what could be called «peace keepers by anticipation».

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The role of land surveyors in post disaster situations

- If the land related issues are well managed in the resettlement plan, it can translate into an opportunity to improve the land rights situation.
- If not, it can aggravate an already problematic situation.

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Who takes care of land tenure issues

- Land surveyors without frontiers ?
- Géomètres sans frontières ?
- International Organizations ?

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Land tenure issues and international organizations

- FAO - Land Tenure Service
 - «Failure to consider land tenure implications is likely to result in unanticipated outcomes.
 - It may even worsen the situation
 - Situations of this kind have arisen when projects have resettled people on land that was incorrectly identified as vacant».

FAO. *Land Tenure and rural development No 3*. 2002. p. 3

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Land tenure issues and international organizations

- World Bank
 - Resettlement plans should review the main land tenure and transfer systems
 - The objective is to treat customary and formal rights as equally as possible
 - Plans should contain provisions for conducting land surveys and regularizing land tenure in the earliest stages of project development.

World Bank Directive OD 4.30, Section 17

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Land tenure issues and international organizations

- UN HABITAT - Disaster Management Programme
 - To support national governments to manage human-made and natural disasters affecting human settlements.
 - To marshal the resources (UN-HABITAT and other agencies) to provide local government with practical strategies for mitigating and recovering from conflicts and natural disasters

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Land tenure issues and international organizations

- UN HABITAT
 - DMP Concept Document :
 - Development of mechanisms for dispute resolution and conflict management in regard to land and property during the emergency and reconstruction phase ;
 - Protection of property rights of refugees and displaced populations, with particular emphasis on access of women to land and security of tenure ;

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Land tenure issues and international organizations

- UN HABITAT
 - DMP Concept Document :
 - Development of sustainable legal systems to regularize and register land property rights and manage land and property issues in a transparent way;
 - Strengthening legal frameworks in regard to land and property.

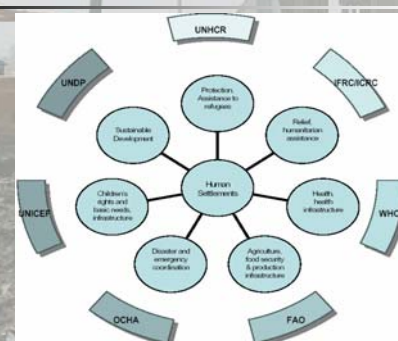
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Land tenure issues and international organizations

- UN HABITAT - DMP also :
 - provides support in land and property management
 - facilitates deployment of a team of legal and land management experts to undertake scoping and immediate measures
 - protecting the land and property rights of displaced persons
 - developing longer term solutions for land and property dispute resolution.

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Land tenure issues and international organizations



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How the surveying profession can participate in the reconstruction

«We did save a lot of lives, but we have not rebuilt their livelihoods nor given them a standard of living that is anywhere near what they should have. That is a big, big task ahead and that will be even bigger than the lifesaving emergency phase».

Jan Egeland, UN Under-Secretary-General for Humanitarian Affairs
and Emergency Relief Coordinator

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How the surveying profession can participate in the reconstruction

- Some options:
 - Create a new Land Surveyors' NGO (a kind of Land Surveyors Without Frontiers organization) aiming at participating in the reconstruction after a disaster ;
 - Intervene with our respective national governments;
 - Develop an intervention collaboration strategy between FIG and UN agencies.

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Post Disaster Collaboration/intervention strategy between FIG and UN agencies

- Some ideas for a future work plan :
 - Commitment of the FIG
 - Discussions with UN agencies about their needs in Reconstruction post disaster situations
 - Definition and extents of the role of the FIG within reconstruction projects (workshop/working group)

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Post Disaster Collaboration/intervention strategy between FIG and UN agencies

- Some ideas for a future work plan :
 - Modification of the FIG statutes to include a humanitarian role
 - Coordination with UN Agencies of Land experts works
 - Training
 - Recruitment
 - Deployment
 - Seminars
 - Creation of an FIG Humanitarian Fund (or extension of the FIG Foundation statutes)

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Thank you

Photos : FAO



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