



Land Redistribution

Towards a common vision

Regional course - Southern Africa

July 9-13, 2007

Introduction

Over the last several years, the policy dialogue in Southern Africa around land redistribution issues has intensified, because there is a growing consensus on the role of a more equal land distribution for sustainable and pro-poor growth. At the same time, agreement is rarely seen on the overall vision for land and agrarian reform. Pronounced disagreements exist on the role of small-scale family farming in agricultural and overall economic growth, and the choice of the most appropriate land acquisition mechanism. Debates continue to rage about small versus large scale-farming and “willing-buyer, willing seller” mechanisms versus expropriation.

Those involved in implementation, however, would for the most part contend that no single land redistribution mechanism can be considered effective by itself, unless accompanied by a host of complementary measures, including strong participation by the major stakeholders, starting with the beneficiaries themselves. Unfortunately, donors continue to be reluctant to invest in land reform from a development perspective, because of its politically sensitive nature, on the one hand, and the lack of demonstrated impact, on the other.

Compared to other regions in the world, land redistribution in Southern Africa poses a particularly difficult challenge, because of the extent of land dispossession of the indigenous population by European settlers. At the same time, the economies in the region are characterized by stubbornly high unemployment rates. And events in Zimbabwe have once more highlighted the explosive nature of the land question.

Consequently, for both political and socio-economic reasons, Southern African governments are currently placing land reform programs higher on the development agenda than ever before. In this context, the Southern African Development Community (SADC) recently established the Regional Land Reform Technical Support Facility with the mandate to support its Member States in formulating and implementing pro-poor land and agrarian reform policies and programs.

Course objectives

This course is one of the first so-called “kick-starting” activities and part of the capacity building component of the Facility’s program. The course also aims to contribute to the on-going Africa Land Policy initiative spearheaded by the African Union Commission (AUC), the United Nations Economic Commission for Africa (UNECA), and the African Development Bank (ADB). The course aspires to 1) facilitate an exchange of experience between SADC member countries and other countries that have implemented major redistributive land reforms (e.g. Brazil, China, India and Kenya); and 2) contribute to the development of a common vision of the way forward among practitioners and stakeholders of land reform.

Course organization & participation

Course organization

The course will be simultaneously held in Pretoria (South Africa) and Lilongwe (Malawi) from July 9-13, 2007. To enable participation of experts from outside Africa, it will include videoconferencing sessions during which Pretoria and Lilongwe will connect with other sites: Beijing (China), Brasilia (Brazil), Delhi (India) and Washington DC (USA).

Who can participate?

Target countries include: Namibia, Malawi, Mozambique, South Africa, Zambia and Zimbabwe. The target audience consists of representatives of the main categories of actors involved in the land redistribution process: 1) beneficiaries: leaders of community organizations involved in land redistribution; 2) government: senior policy makers and implementers of the relevant ministries dealing with finance, economic development, land, agricultural and local government; 3) current landowners and farmers wanting to get actively involved in the process; 4) facilitators, e.g. community-based organizations (CBOs) and Non Governmental Organizations (NGOs); and 5) development partners: staff of multilateral and bilateral development partners involved in land reform.

How to participate?

Participants from Namibia, Mozambique, South Africa and Zambia will attend the course at the World Bank Country Office in Pretoria, South Africa. Participants from Malawi and Zimbabwe will participate from World Bank Country Office in Lilongwe, Malawi. The number of participants is limited to 30 per site. No participation fee will be charged and those who are interested in participating in this course are invited to contact the course organizers (see last page) before June 25, 2007. Participants will be responsible for their own travel and accommodation expenses.

Course overview

Monday, July 9th, 2007

Theory, history and outcomes of land reform

Tuesday, July 10th, 2007

Current programs for land reforms: Achievements & limits

Wednesday, July 11th, 2007

Land redistribution mechanisms and their complementarity

Thursday, July 12th, 2007

Building a national program for land redistribution

Friday, July 13th, 2007

The way forward



Box 1: Land Redistribution in Zimbabwe

In the early 1980s, Zimbabwe was considered a model in Southern Africa because of the successful transition from a white regime to black leadership. After a promising start in the early 1980s, land reform in Zimbabwe stalled. For two decades, the land market remained distorted due to the restrictions on sub-division, no land tax was implemented, resettled farmers were not given legal property rights to their land, and budget allocations from government and donors for land reform were insignificant given the extent of the problem. Pressure from war veterans, traditional chiefs and politicians led to increased tolerance for farm invasion and finally to the initiation of the Fast Track Land Reform beginning in 2000. The government has since instituted major amendments to the Constitution and the Land Acquisition Act and implemented a new land redistribution approach based entirely on compulsory land acquisition at below-market value. The way the Government of Zimbabwe has decided to address the land redistribution issue is one of the main factors in Zimbabwe's international isolation, the drop in agriculture productivity and the broader economic crisis.

Monday, July 9th, 2007

Theory, history and outcomes of land reform

Many redistributive land reforms were the consequence of revolution or war (e.g. China, Japan, Mexico, Russia and Taiwan). However, more recently, some countries undertook land reform shortly after independence to rectify inequalities introduced by the colonial power. For instance, Kenya's Million-Acre Scheme of the early 1960s, and Zimbabwe's land reform program of the early 1980s, are examples of peaceful and successful land redistribution.

History of land concentration and redistributive land reforms

Hans Binswanger, Professor, Tshwane University of Technology

History and role of rural movements in agrarian & land reforms

Sam Moyo, Executive Director, African Institute for Agrarian Studies

Kenya's Million Acre Settlement Scheme

Karuti Kanyinga, Senior Research Fellow, IDS, University of Nairobi

The Chinese experience on agrarian and land reforms

Xiaopeng Luo, Director, Poverty Reduction Center, Guizhou University

Tuesday, July 10th, 2007

Current programs for land reforms: Achievements & limits

There are several practical examples of existing land reform programs. Some of them are relatively recent (e.g. CBRDP in Malawi and VELUGU in India), some others have been active over a longer period (e.g. CARP in the Philippines and the expropriation program in Brazil), while the rest are somewhere in-between (e.g. 'Credito Fundiario' in Brazil, and the various land reform programs in South Africa.

Why do we care about land redistribution today?

Alain de Janvry, Director, World Development Report 2008, World Bank

Land redistribution in South Africa: Progress to date

Edward Lahiff, Senior Research Fellow, PLAAS, University of Cape Town

Land redistribution in Zimbabwe: Progress to date

Simon Pazvakavambwa, former P.S. for Lands, Land Reform and Resettlement, Government of Zimbabwe

Learning from old and new approaches to land reform in India

Tim Hanstad, Executive Director, Rural Development Institute

Wednesday, July 11th, 2007

Land redistribution mechanisms & their complementarity

In order to manage land reform without disrupting the economy and the political system, governments have mainly two options: expropriate the required stock of land with compensation, or acquire it via negotiation or in the market. In practice, both options often coexist, because governments negotiate with sellers in order to reduce the delays and costs associated with expropriation and use expropriation as the "stick" in these negotiations. Sometime, these land transfer mechanisms are complemented by a land tax system that encourages farmers to release under-utilized land and generate resources for financing the reform program.

Expropriating land in Brazil: principles & practices

Zander Navarro, Senior Research Fellow, IDS, University of Sussex

Negotiating land transfer in Brazil: principles & practices

Gerd Sparovek, Senior Research Fellow, University of São Paulo

Taxing agricultural land: Theory and implementation

David Solomon, Head of the Univ. of Witwatersrand's School of Economic and Business Sciences/Vice-Chairman of Sizanang Centre for Research and Development

Malcolm Childress, Senior Land Administration Specialist, World Bank

Rogier van den Brink, Senior Economist, World Bank

Minimizing the impact of HIV/AIDS on land redistribution programs

Hardwick Tchale, Agriculture Economist, World Bank

Thursday, July 12th, 2007

Building a national program for land reform

A significant body of literature suggests that many land redistribution programs fall short of expectations because governments underestimated the need for supporting farm development by the beneficiaries. In other words, it is not sufficient to deal only with land policy and acquisition, it is also fundamental to develop an environment conducive to the development of a sustainable and vibrant family-scale farm sector. To do so, land redistribution programs have to be embedded in a supportive institutional framework for land administration, and agricultural and rural development. And once the general policies and programs, including the specific land redistribution mechanisms and supportive measures, have been developed, they need to be continuously monitored, evaluated and improved.

Setting up the overall framework for land reform

Sam Moyo, Executive Director, African Institute for Agrarian Studies

Designing, piloting & scaling-up a land redistribution program

Steven Machira, CBRLD Project Manager, Government of Malawi

Insuring the commercial viability of land redistribution programs

Bruce Moore, Director, The International Land Coalition

Monitoring & evaluating the impact of land redistribution programs

Klaus Deininger, Lead Economist, World Bank

Contact

To apply or register to this course, please contact:

Sue Mbaya

Southern African Regional Poverty Network

PO Box 11615,

Hatfield 0028,

South Africa

Tel: +27 (0)12 342-9499

Fax: +27 (0)12 342-5636

E-mail: smbaya@sarpn.org

Web: www.sarpn.org

For any other inquiries regarding this course, please contact:

Stephen Nanthambwe

SADC Regional Land Reform Technical Support Facility

SADC Secretariat

Millennium Office Park

Plot 116 Kgale View

P/bag 0095, Gaborone

Botswana

Tel: + 267 395-1863 ext 5093

Fax: + 267 392-4099

E-mail: snanthambwe@sadc.int

For additional information regarding WBI's land courses

Camille Bourguignon
The World Bank, MSN J4-400
1818 H Street, N.W.
Washington, D.C. 20433,
USA
Tel: +1 202-458-9882
Fax: +1 202-676-0977
E-mail: cbourguignon@worldbank.org
Web: www.worldbank.org/wbi

Box 2 Land redistribution in Brazil

In 1964 the Brazilian Federal Government passed the Land Statute and put in place the legal and institutional framework for an ambitious land redistribution program based on the expropriation of under utilized land with compensation. However, it was only in the mid-1990s, under increasing pressure from social movements, that the need for land reform gained momentum in the political agenda. At the same time, expropriation had proven to be long and costly, revealing weaknesses of a program that had been tuned to the advantages of the landowners who “had managed to transform the process of agrarian reform into a scam for bringing them huge profits.” This pushed the Government of Brazil to streamline and accelerate the expropriation process. Starting with a pilot in a Northeast State in 1997, the Federal Government also introduced complimentary programs of negotiated land transfers whereby community associations negotiate the purchase of a farm (financed by a Federal loan) and get a matching grant for investments on their new farm.

*Landless peasants marching into the Giacometti plantation - Parana State, Brazil, 1996
Photograph by Sebastiao Salgado / Contact / Amazonas*





www.worldbank.org/wbi/landredistribution2007



WORLD BANK INSTITUTE
Promoting knowledge and learning for a better world

SARPN Southern African
Regional Poverty Network

DFID Department for
International
Development

