Land administration in a ‘cadastre-less’ environment

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(South Africa)

Land Reform in South Africa: Progress

3 Programs

Restitution
77% complete

Redistribution
772 626 ha transferred

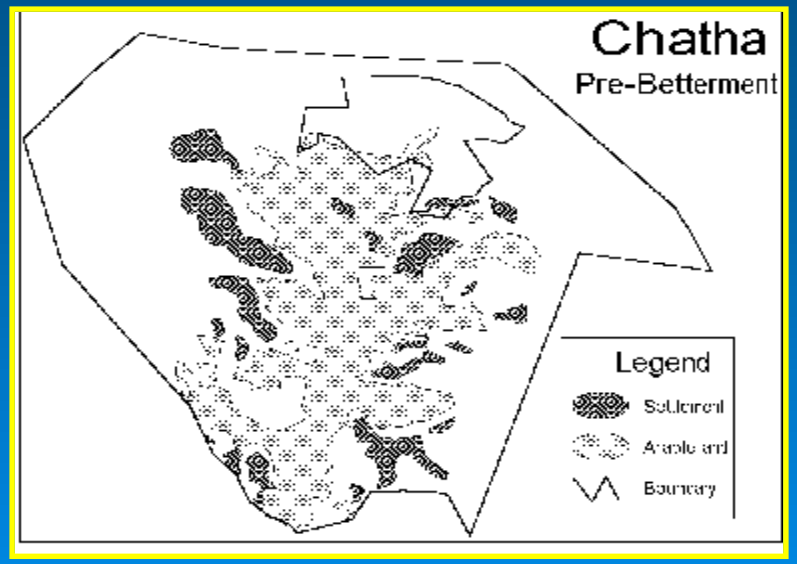
Tenure Reform
Land Rights Act 2004 ?

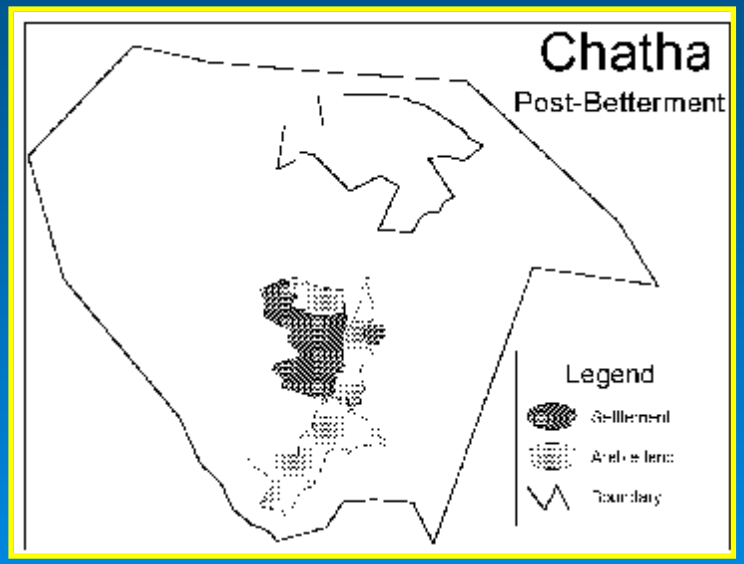
Existing Cadastral System

‘Cadastre-less’ Environment

Creating an historical cadastre for Restitution

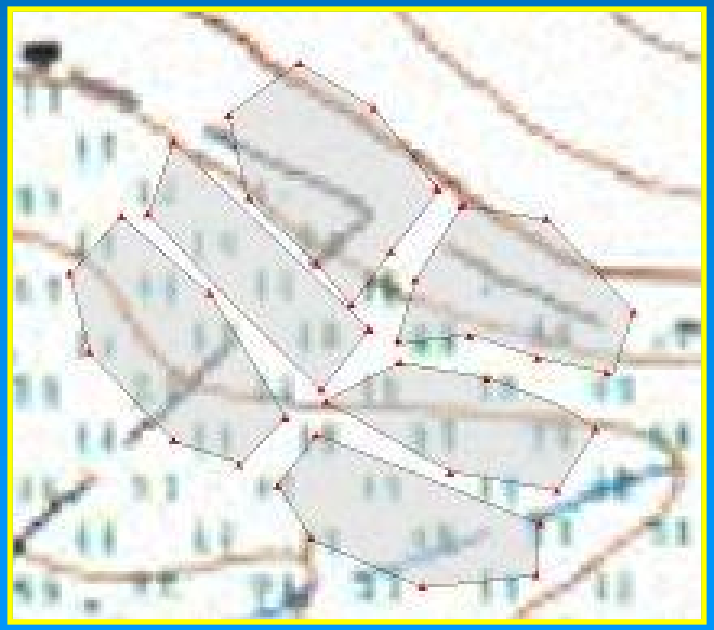
- Betterment in the former Homelands





Creating an historical cadastre for Restitution

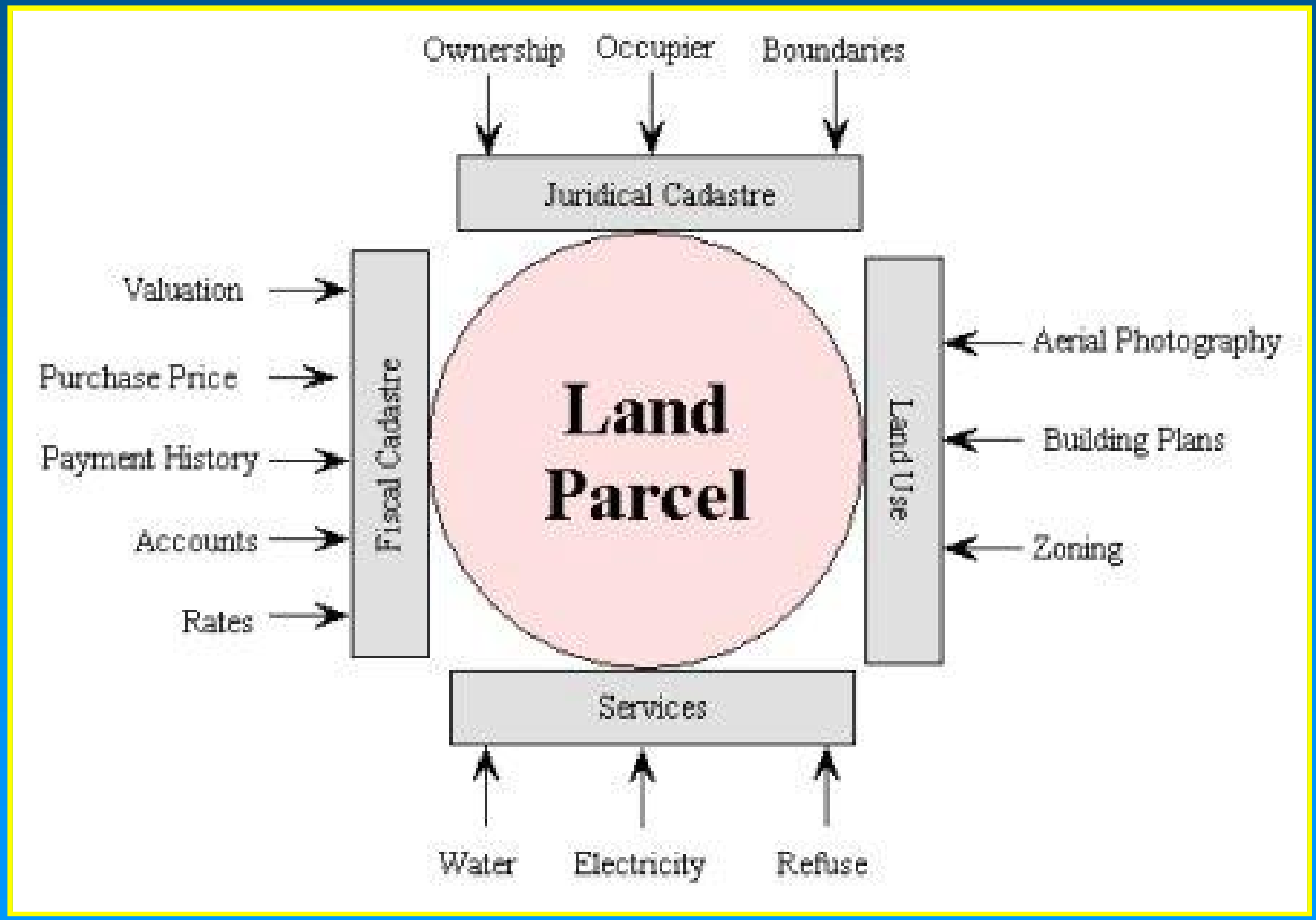
- Quantification of loss
- GPS as Means of Verification
- ‘Best-fit’ and area calculation using GIS



80 Million Rand paid in compensation

Creating a ‘Pseudo-cadastre’ …

- Parcel-based multi-purpose cadastre

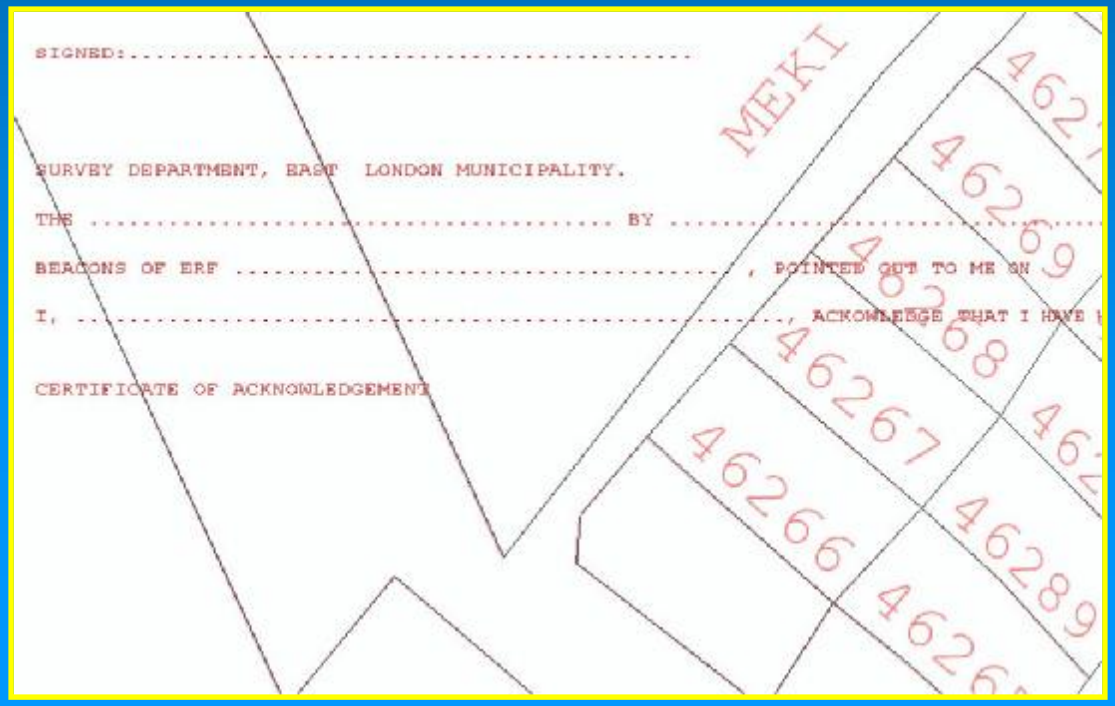


… in rural informal settlements

- Line Mapping (fences and structures)
- Visible lines
- Interpreted lines
- LP Key based on village name

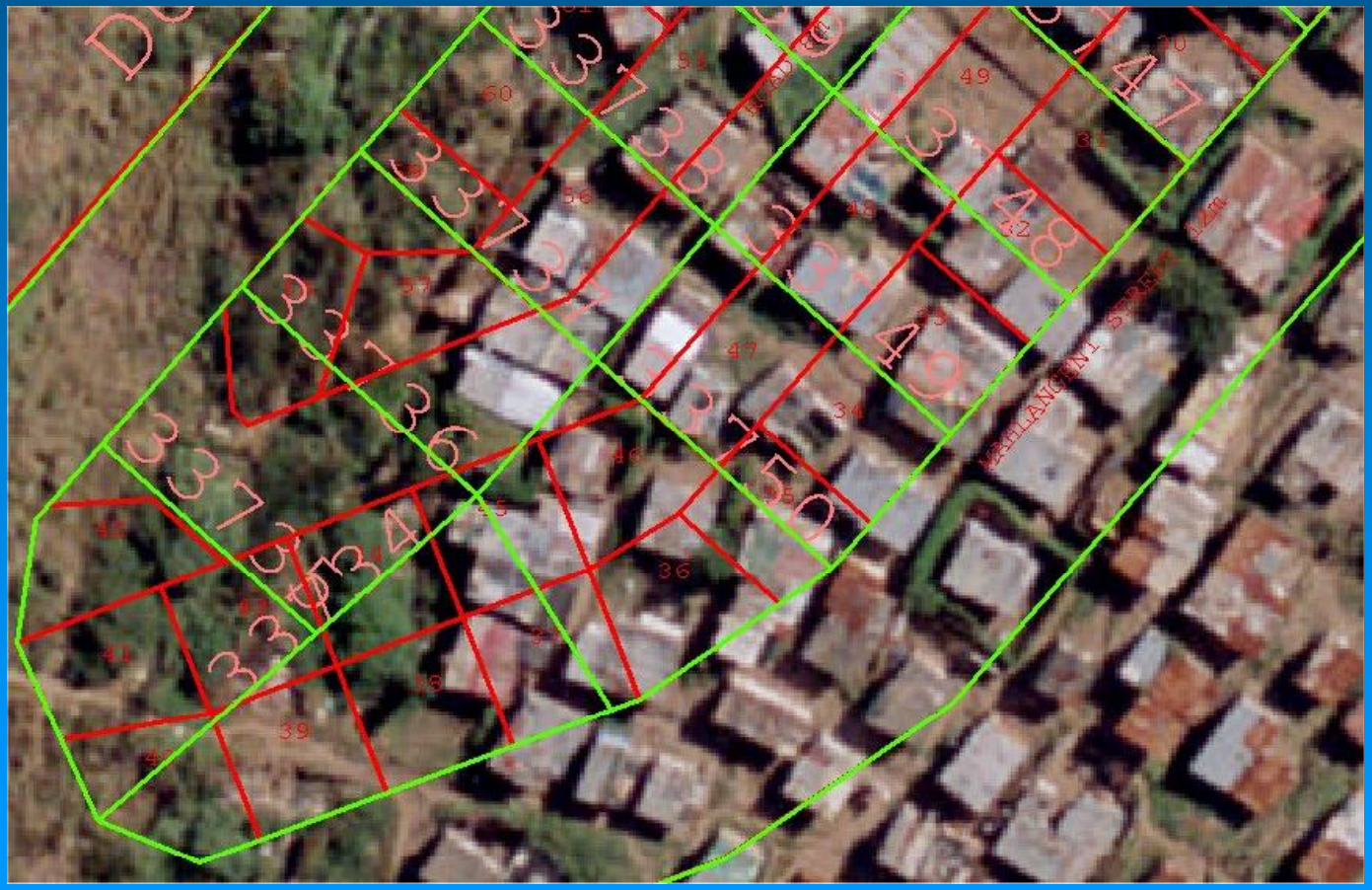
… in urban informal settlements

- Planning following disaster
- Pegging by Survey Department
- Certificate of Acknowledgement of Beacons



… in urban informal settlements

- Moving towards formalisation



Conclusion

- The creation of a cadastre is a necessary pre-cursor for land administration and land reform

- Creating and maintaining an informal cadastre requires participation between government and the community

- Different cadastral levels can co-exist in the same space