

Land and Tanzania's Journey to Self-Reliance

KEY LAND ISSUES IN TANZANIA

Demand for and pressure on Tanzania's land and resources is growing rapidly. Global interest in **acquiring arable land for commercial agriculture** combined with **population growth, rapid urbanization, and conservation pressure** (Tanzania is the only country in the world to allocate more than 25% of its total area to national parks and other protected area status) is **driving competition for Tanzania's increasingly scarce land**. Currently, about **30% of Tanzanians are estimated to have insecure land rights**.



1961 - 1985 | African socialism policies encourage collective cultivation of the land. The system **inhibits investment**, resource management, and economic growth, and **the country remains among the poorest** in the world.

1999 - onwards | Despite policy reforms, **progress on land remains slow** due to a lack of local capacity and other challenges. Few land certificates have been issued and many villages lack legally-required land use plans. **Customary lands remain vulnerable** to expropriation or encroachment.

2014 | USAID pilots a new participatory approach to documenting land rights that intentionally includes women and youth and uses mobile mapping technology. The **Mobile Applications to Secure Tenure (MAST)** initiative successfully demonstrates the potential of **low-cost, sustainable documentation of land rights**, with women's claims for individual land certification jumping from 0 to 30% on average across three pilot villages.

2018 | The World Bank announces it will **scale up USAID's approach** through a new \$100 million Tanzania Land Tenure Improvement Project. DFID is also helping scale USAID's approach nationally in Tanzania.

2019 | USAID will have supported the registration of over **50,000 parcels**.

1960

2000

2010

2015

2020

1995 | Recognizing the need to reform property rights and resource governance, the Government of Tanzania (GoT) **passes first National Land Policy**, simplifying land title procedures, enhancing transparency, recognizing the role of secure land tenure in national unity, and recognizing customary tenure.

2013 | Responding to land transfer concerns, the GoT limits the amount of land foreign investors can lease.

2010 | GoT launches **Southern Agricultural Growth Corridor of Tanzania (SAGCOT)** to rapidly develop region's agricultural potential, resulting in large-scale land acquisitions for commercial agriculture, often without adequate safeguards for local landholder rights.

2015-2018 | USAID scales up MAST's successful approach under the Feed the Future **Land Tenure Assistance program** to **strengthen tenure security** and enable smallholder farmer **sustainable investments in land**.

Note: gray indicates GoT context, dark blue indicates USAID activities

IMPACTS OF USAID LAND PROGRAMS (Since 2014)



Registered over 36,000 land certificates, covering an area larger than Singapore across 32 villages



Lowered the cost of land use planning through participatory approach, from **\$10,000 to \$2,000 per village** and from \$20.57 to \$10 per parcel



Lowered the number of unresolved disputes through the MAST approach's extensive community training, participation and transparency



Empowered women to claim their land rights: **48% of all beneficiaries are women**, and 27% of CCROs are in a woman's name only



Enabled farmers' use of customary land certificates to apply for bank loans as part of a business plan application



Scaled up **decentralized, sustainable land administration** in under-served rural districts through USAID's estimated \$6 million investment