Presentation
on

Land Management & Economic Growth

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Department of Land Resources
Ministry of Rural Development
Govt. of India

Land Records and Economic Growth

- Well documented rights to land and ownership essential for growth
- Prevalent system is complex, paper work cumbersome and does not reflect all the rights and liabilities (customary and tribals)
- Land administration, land use, land records, property registration and other land related information's need to be seen in entirety
- A properly managed land information system will act as a spur to growth

Land Records Maintenance System in India

- Multiple departments involved:
  - Revenue Department for textual records;
  - Survey and Settlement or Consolidation Dept. for spatial records;
  - Registration is generally a separate dept.;
  - Panchayats are involved in some States, e.g., in undisputed mutations;
  - Urban local bodies maintain urban property records, particularly for taxation and utility mapping

- Updating of records by any one of them renders all others' records out-of-date

Size of the challenge

- Land records
  - About 91.7 million ownership holdings, 5-6 parcels per holding
  - 140 million landowners, 430 million records
  - Spread over 5470 tehsils/taluks, 1252 sub-divisions, and 640 districts in 35 States/UTs

- Survey
  - 3.29 million sq. km. total geographic area
  - 2.16 million sq. km. surveyable area
  - *Abadi*, urban, marginal and govt. lands not always covered in earlier surveys
  - Original cadastral survey yet to take place in many parts of the country, e.g., NE, tribal/hilly areas, etc.

Size of the challenge…contd.

- Digitization of maps
  - Total about 640,000 villages
  - 140,000 villages in southern/western States use ladder data/FMBs, on average, 300 FMB per village
    - total 42 million FMBs to be digitized
  - Rest 500,000 villages have 1-3 map sheets
    - about 0.75 million map sheets to be digitized
- Registration
  - 4400 SROs – 1500 yet to be computerized- 3 crore documents registered per year
- Indian language computing – 9 major scripts
- Different systems, names of records, etc.
- Nation-wide connectivity of revenue/SR offices
- Legal Changes

Computerization of Land Records

Three Centrally Sponsored Schemes (CSS) :

- Strengthening of Revenue Administration and Updation of Land Records (SRA & ULR)

- Computerization of Land Records (CLR)

- National Land Records Modernization Programme (NLRMP)

Steps required to achieve the "Conclusive Title"

- Unified command for all land records management system including survey & settlement and registration, or

- Technology-mediated functional integration for all these systems

- Interconnectivity to be provided under the NLRMP for all revenue and registration offices – vertical and horizontal connectivity including last-mile connectivity, so that "single-window" service delivery and "anytime-anywhere" access to land records becomes possible

Citizen Services and Benefits

- **Real-time** land records to the citizens

- Land Records to be **tamper-proof**

- **Online Accessibility** of Land Records

- Reduction in time for obtaining copies of RoRs and maps.

- **Single window service** to the citizens

- Decrease in Land disputes and litigation

- Obtaining certificates and other land records through kiosk/Common Service Centre(CSC)

- Market value of immovable property and legacy encumbrance information on internet

Good Governance

- Move from "Presumed Titles" to "Conclusive Titles"

- The ultimate goal is to link the conclusive titles to the economic process, credit institutions, disaster management, food security, land acquisition, rehabilitation and resettlement.

- Decision making facilitated in determining location of new projects, roads, bridges, watersheds etc.

- Decision making facilitated in schemes requiring information of property owners with the availability of up-to-date records.

Major Challenges in NLRMP

- High-end-technologies for survey/resurvey and its reluctant acceptance

- Need for massive capacity building among land record functionaries

- Inadequate bandwidth for connectivity

- Multiple agencies and problem of coordination at the State level

- Interconnectivity among revenue and registration offices

- Data security protocols

- Data backup and disaster recovery

- Cost effective solutions and Viability funding

Public Private Partnership (PPP)

- Due to high level of technological inputs at every level of programme implementation, PPP model proposed in guidelines.
- Except in sensitive districts/areas, PPP or outsourcing is allowed.
- States/UTs may put in place appropriate institutional mechanisms for operational and maintenance (O&M)costs by fixing user charges on deliverables.
- States/UTs are going for Built Operate & Transfer (BOT) & Build Own Operate &Transfer (BOOT) models to leverage the private sector in the implementation and running of the programme.

Bright Spots

- BHOOMI- KAVERI- Land Acquisition, Banks integration (Information on Mobile)
- GRAS (Payment Gateway) of Maharashtra
- HRSI by Haryana
- Pure ground method of ETS and GPS Gujarat
- Citizen Services by Delhi
- 6 States/UTs are issuing digitally signed copies of RoRs
- Right to Service Act in many States/UTs

Thank you