



UNITED REPUBLIC OF TANZANIA



MINISTRY OF LANDS, HOUSING AND HUMAN SETTLEMENT DEVELOPMENT

NATIONAL LAND USE PLANNING COMMISSION

**Title: LAND TENURE AND SUSTAINABLE LAND MANAGEMENT (SLM)
IN TANZANIA**

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AREAS OF PRESENTATION



1. INTRODUCTION



2. POLICIES AND LEGISLATIONS GOVERNING LAND TENURE & SUSTAINABLE LAND MANAGEMENT



3. LAND TENURE SYSTEMS IN TANZANIA: OVERVIEW



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1.0 INTRODUCTION

- The National Land Use Planning Commission (NLUPC) is a Government institution under the Ministry of Lands, Housing and Housing Development.
 - It was established by an Act of Parliament Cap.116 in 2007
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- NLUPC is a Planning Authority in the Country as per Land use Act Cap. 116 Other Planning Authorities include:
 - District
 - Village
- The main function of NLUPC among others as per Land use Planning Act Cap.116 is to coordinate and implement land use plans at different levels. These levels include;- National, Regional/Zonal, District and Village land use plans.
- It helps to coordinated resource based activities and partners interested in Land use Planning and Development

2.0 FACILITATING POLICY AND LEGISLATION IN LAND TENURE, LAND USE PLANNING AND SUSTAINABLE LAND MANAGEMENT

- ❑ The National Land Policy, 1995
 - ❑ The National Human Settlements Development Policy 2000
 - ❑ National Water Policy, 2002
 - ❑ National Agriculture Policy, 2013
 - ❑ National Forest Policy, 1998
 - ❑ The National Environmental Policy, 2021
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- ❖ The Land use Planning Act , Cap.116
 - ❖ Land Act ,Cap.113
 - ❖ The Village Land Act, Cap.114
 - ❖ Environmental Management Act, Cap 191
 - ❖ Forest Act, Cap 323
 - ❖ Wildlife Conservation Act, Cap 283
 - ❖ Water Resources Management Act, Cap 331
 - ❖ Tanzania Vision 2025



Parliament of United Republic of Tanzania

3.0 LAND TENURE SYSTEMS IN TANZANIA Continue.....



The land tenure system in Tanzania is based on a framework that regulates land ownership, use and Management

Land Ownership Structure

All land in Tanzania shall continue to be public land and remain vested in the President as trustee for and on behalf of all the citizens of Tanzania (**Land Policy,1995 & Land Act Cap. 113**)

Rights to use land are granted through Certificate of Right of occupancy, (CRO) and Certificate of Customary Right Of Occupancy (CCROs) which can be held by individuals, families, communities, institutions, etc.

Under land Act Cap.113 The Certificate of Right of occupancy, (CRO) can be granted for specified period of time (33, 66, or 99 years), depending on the intended use, and can be leased, inherited, or transferred with government approval.

Under Village land Use Act Cap. 114 Certificate of Customary Right Of Occupancy (CCROs) is granted for an indefinite period. This allows individuals or families holding CCROs in village lands to have secure and long-term tenure.

LAND TENURE SYSTEMS IN TANZANIA Continue.....

Types of Land Tenure:

1 Customary Tenure

Common in rural areas, customary tenure is based on traditional practices and is recognized under the Village Land Act Cap.114

2

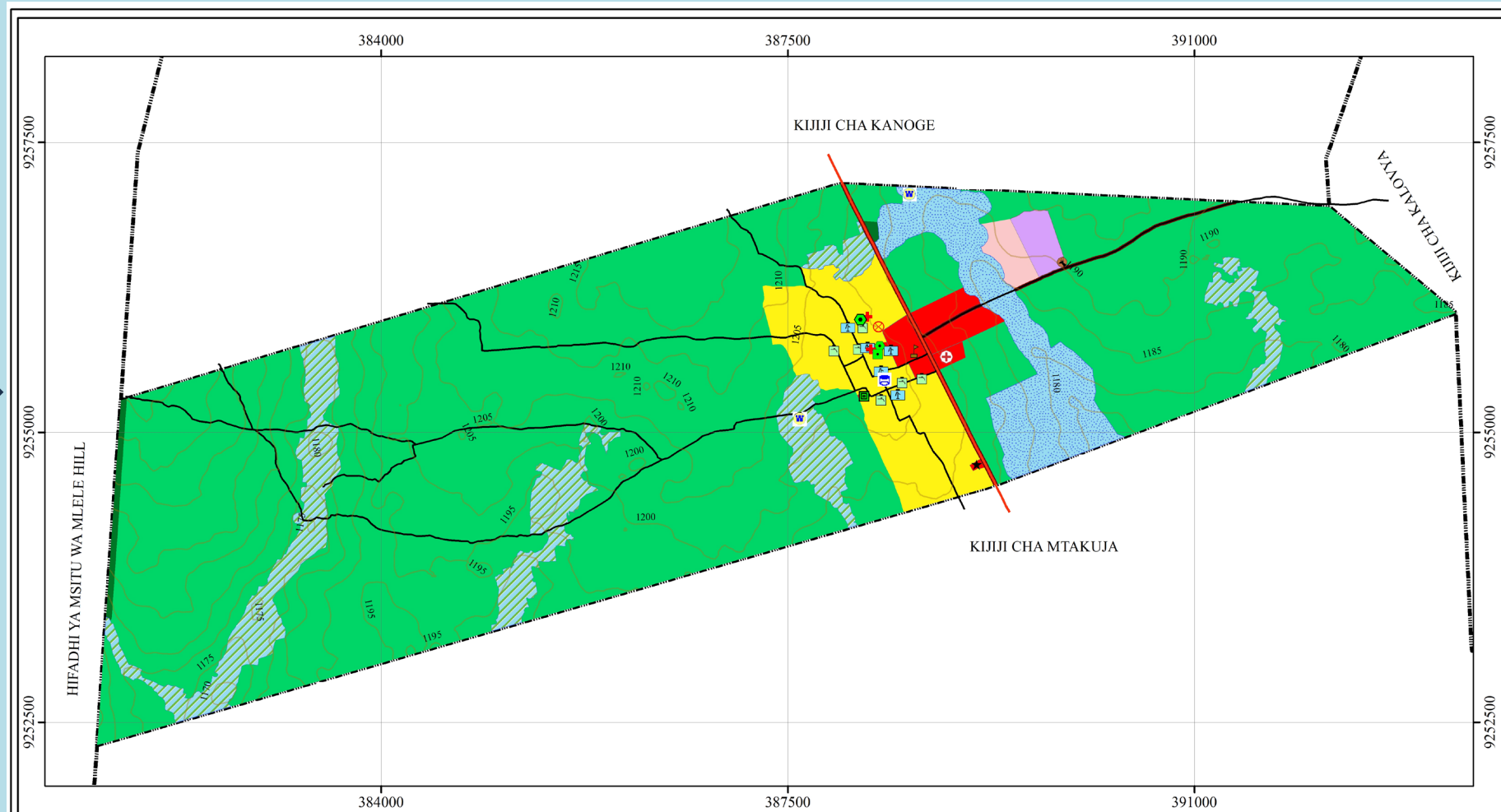
Granted Right of Occupancy

This is formal right, primarily for land in urban areas or for large-scale farming, residential, commercial, or industrial purposes and is recognized under the Land Act Cap.113

- ❖ **Leasehold Tenure:** Leasehold tenure allows individuals or entities to hold land rights for a specific period under a lease agreement with the landowner (Individual, central government or local authorities)
- ❖ **Derivative Rights:** Derivative rights are secondary rights granted to individuals or entities who do not own the land but use it under a legally recognized arrangement (foreign Investors)
- ❖ **Communal Tenure:** Land is managed collectively by a community or group in shared land resources eg. grazing lands, forests etc
- ❖ **State Land:** Land designated specifically for public or state use. eg land for infrastructure projects, Government buildings, and public amenities (may not be privately owned)

WACHAWASEME VILLAGE LAND USE PLAN (2024-2034)

Mlele Landscape in Katavi Region

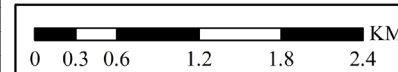


Ufunguo

Bomba	Makaburi	Josho	Uwekezaji
Chemichemi	Ofisi ya Kijiji	Michezo	Ardhi ya akiba
Eneo la CCM	Shule ya msingi	Mpaka wa Kijiji	Ardhi oevu/Bonde
Ghala	Soko	Barabara kuu	Huduma za jamii
Kanisa	Tanki la maji	Barabara ndogo	Hifadhi ya barabara
Kisima	Zahanati	Kontua	Msitu wa hufadhi wa Kijiji
		Kilimo	Hifadhi ya bonde la Nsekwa
		Makazi	

NA	MATUMIZI	HEKTA	%
1	HIFADHI YA MISITU WA KIJJI	10.84	0.38
2	HUDUMA ZA JAMII	42.18	1.48
3	ARDHI OEVU	231.24	8.12
4	MAKAZI	178.18	6.25
5	KILIMO	2185.73	76.71
6	HIFADHI YA BONDE LA NSEKWA	149.32	5.24
7	HIFADHI YA BARABARA	20.41	0.72
8	UWEKEZAJI	15.75	0.55
9	ARDHI YA AKIBA	15.85	0.55
	JUMLA	2849.50	100


KASK



Coordinate System: WGS 1984 UTM Zone 36S
Projection: Transverse Mercator
Datum: WGS 1984

4.0 SUSTAINABLE LAND MANAGEMENT IN TANZANIA: OVERVIEW

Concept of Sustainable Land Management .



Sustainable Land Management (SLM) in Tanzania refers to the process of managing the use and development of land resources used for variety of purposes such as Agriculture, Pastures, Forest reserves, Housing, etc in amore productive, while preserving the environment for future generations.



Land Management ensures:-

- Land resources are available for future generations
- Reducing and preventing land use disputes and land conflicts

Characteristics of SLM and Alignment with DSL IP

- Productivity in terms of soil fertility, crop yield, ecosystem function and future food demand;
- Resilience to environmental shocks, climate change, erosion and biodiversity loss;
- Equity in terms of both men and women, youth and all other stakeholders; and
- Adaptability in terms changing conditions and communities need.
- Therefore, Alignment to DSL-IP's objectives of contributing to integrated landscape management in reversing land degradation and reducing biodiversity loss; and Meet the definition of best practices – Sustainability, Production and Scale.

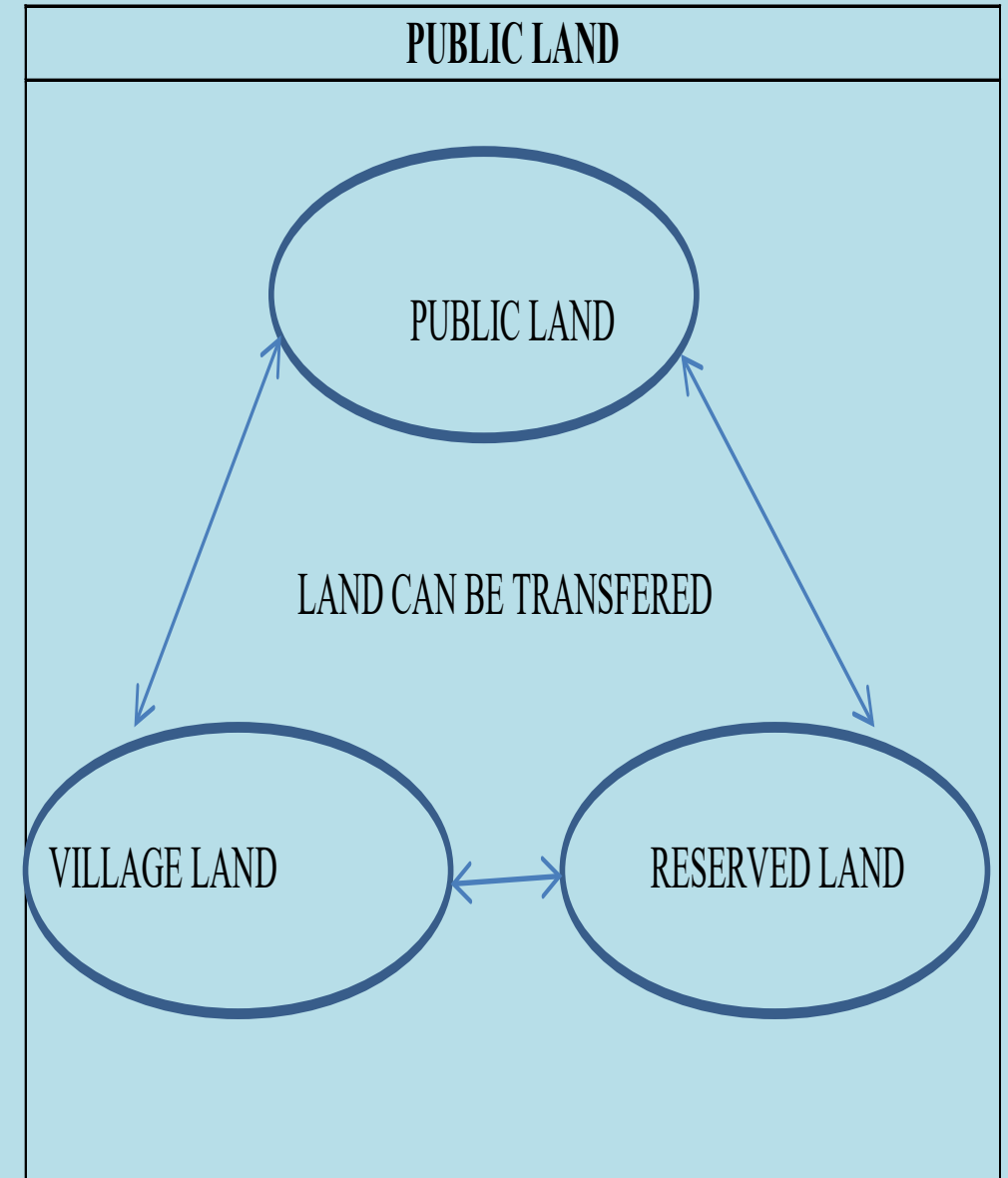
SUSTAINABLE LAND MANAGEMENT IN TANZANIA: OVERVIEW Cont.....



For the purposes of the Management of land under the Land Act Cap.113 and all other laws applicable to land, public land shall be in the following categories;-

- (i) General land;
- (ii) Village land; and
- (iii) Reserved land.

Land can be Transferred from one category to another





SUSTAINABLE LAND MANAGEMENT IN TANZANIA: OVERVIEW Cont.....



Key Practices in SLM

- 01 Conservation Agriculture
- 02 Agro forestry
- 03 Water Management
- 04 Land Restoration Projects
- 05 Grazing Management
- 06



SUSTAINABLE LAND MANAGEMENT IN TANZANIA: OVERVIEW Cont.....

IMPORTANCE OF SLM IN TANZANIA

Enhancing Food Security

improving soil health, water availability, and crop resilience

Economic Benefits

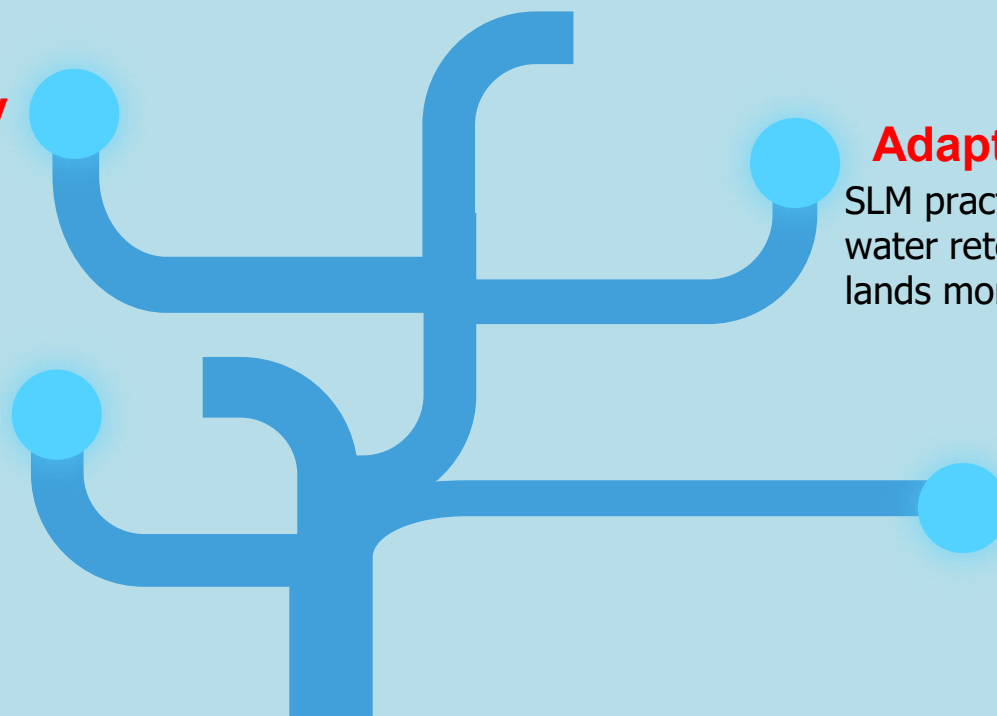
SLM can provide alternative income sources eg bee keeping, fruits, and fodder. By enhancing productivity and reducing land degradation, SLM contributes to Tanzania's economic stability and growth

Adapting to Climate Change

SLM practices that build soil fertility, improve water retention, and reduce erosion also make lands more resilient to climate extremes

Environmental Preservation

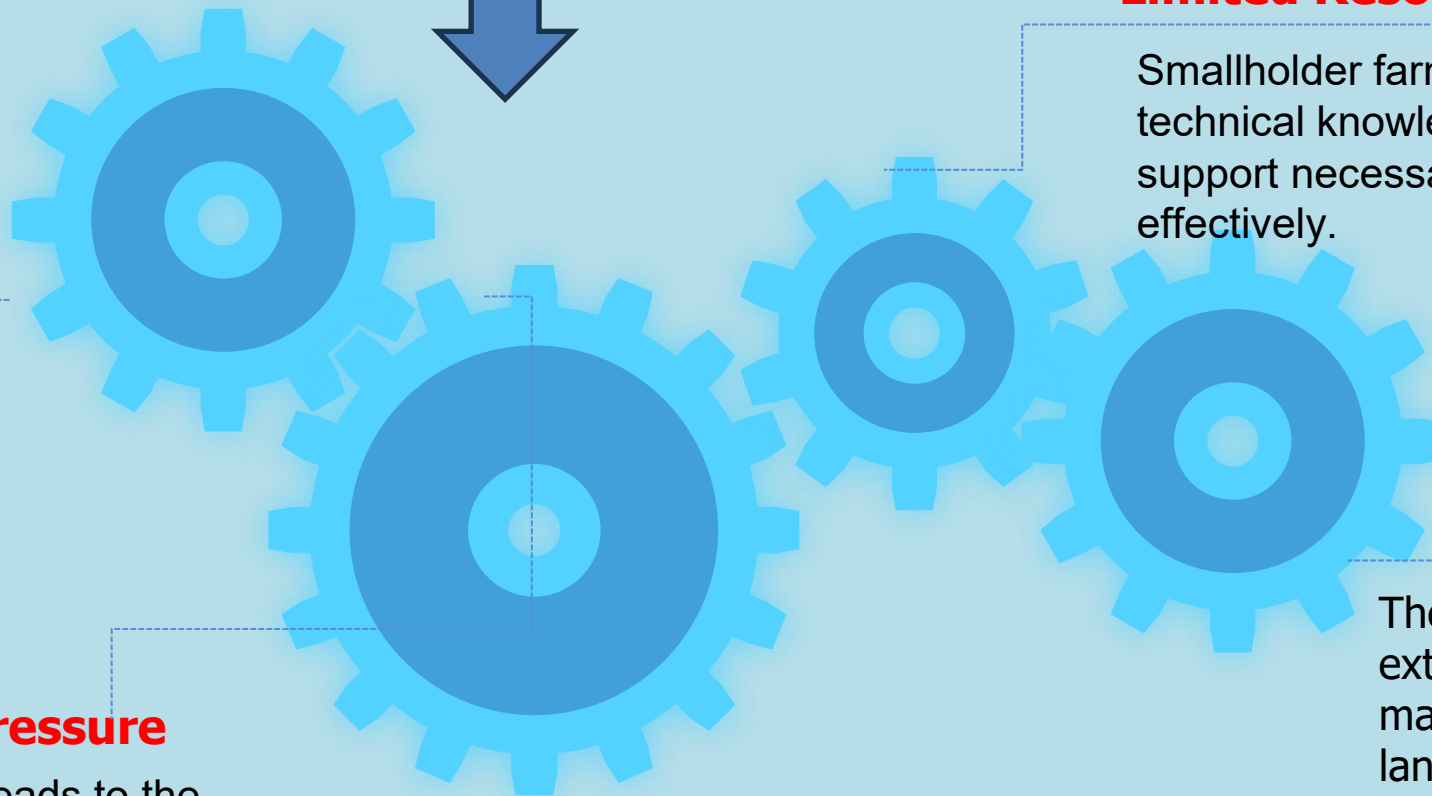
Help preserve biodiversity, and reduce greenhouse gas emissions. Tanzania also play a role in global climate mitigation efforts.





SUSTAINABLE LAND MANAGEMENT IN TANZANIA: OVERVIEW Cont.....

Challenges to SLM Implementation



Limited Land Tenure Security:

Without secure land rights, land users may not have the incentive to invest in long-term SLM practices

Limited Resources and Knowledge

Smallholder farmers often lack access to technical knowledge, resources, or financial support necessary to adopt SLM practices effectively.

Population Pressure

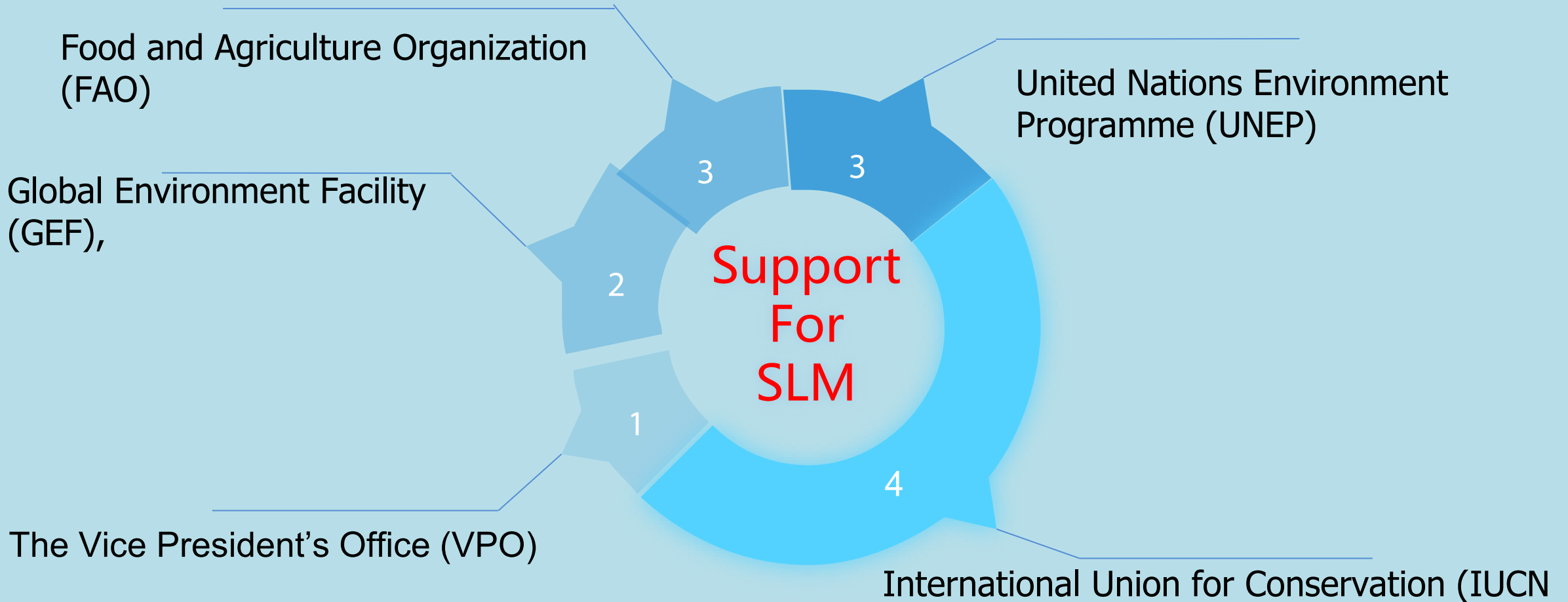
Rapid population growth leads to the expansion of agricultural lands into forests and other natural areas, increasing deforestation and land degradation

Climate Change

The increasing frequency of extreme weather events makes it harder to maintain land productivity and stability, creating additional challenges for SLM.

SUSTAINABLE LAND MANAGEMENT IN TANZANIA: OVERVIEW Cont.....

Support for SLM: Tanzania Government and International Organizations.



Projects: Supporting the Implementation of Integrated Ecosystem Management Approach for Landscape Restoration and Biodiversity Conservation in Tanzania (VPO)-VLUPs & CCROs
Supporting the Implementation of an Integrated Landscape Management in the Dry Miombo Woodlands of Tanzania DSL-IP (TFS)- VLUPs & CCROs

5.0 CONCLUSION AND THE WAY FORWARD



In Conclusion, SLM in Tanzania involves a comprehensive approach to managing land in ways that support agriculture, rural livelihoods, and environmental sustainability.



Preparation of Detailed Plan in **DSL-IP** is essential to facilitate the preparation of CCROs



Preparation of Certificate of Customary Right of Occupancy (CCROs)



Issuance of Certificate of Customary Right of Occupancy (CCROs) to Land owners

Thank you for Listening

