WEBINAR

Women and land access rights in North Africa

Thursday, 28 March 2024 at 10 AM (GMT)

Women’s Access to Land in Morocco

Challenges and Opportunities

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IAV Hassan II-Morocco
AGENDA

01 Land Tenure Situation

02 Situation of Women

03 Land access challenges

04 Land access opportunities
Land Tenure Situation
LAND RIGHTS

Types of land tenure

- **Private property (23%)**
- **Public, state and forest property (32%)**
- **Collective property (43%)**
- **Hybrid property (2%)**

Land property right

- **Usufruct**
- **Right of life**
- **Right of Use**
- **Right of Area**

Land real rights

- **Emphyteusis**
- **Right of Zina**
- **Right of Houa**
## Land Rights Access Modalities

### Social Modalities
- Inheritance
- Testament (الوصية)
- Donation

### Political Modalities
- Rental of state land
- Temporary occupation of forest land and public land
- Rental, exchange of Habous land

### Economic Modalities
- Sale
- Rental

### Modalities
- Sharing
- Wakef
- Sadaka
- Pre-emption
- Mougharassa
- Exchange
LAND TENURE SECURITY REGIME

Types of land tenure

**Customary Regime**
- Customary rules
- Religious rules
- Family rules
- Tribal rules

**Modern Regime (14%)**
- Legal rules
- Land Title

- Authentic acts (Adouls)
- Private Acts
- Verbal Agreement
Women Situation
# SOCIAL SITUATION OF WOMEN

<table>
<thead>
<tr>
<th>Metric</th>
<th>Percentage</th>
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<tbody>
<tr>
<td>Million of Female population</td>
<td>18.4M</td>
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<tr>
<td>Age 15-75 years</td>
<td>75%</td>
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<tr>
<td>Married women</td>
<td>57%</td>
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<td>Women over 25 years without education</td>
<td>50%</td>
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<td>Head of household</td>
<td>17%</td>
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POLITICAL SITUATION OF WOMEN

24% Women parliamentarians

26% Women in municipal councils

25% Female Judge
ECONOMIC SITUATION OF WOMEN

73% Inactive women
32% Unemployed women
1% Monetary poverty rate
12% Businesswomen
Women Land Access Challenges
WOMEN LAND ACCESS SITUATION

5%  
Women have a property in rural area

18%  
Women have a property in rehousing operation (urban area)

13%  
Women who demand property ownership
SOCIAL CHALLENGES

- Position of women in the Family in relation to father, brothers and husband
- Position of women inside of the ethnic community related to participation in the decision-making process
- Low application of inheritance rules dictated by religion and law
- Certain customs which exclude women from accessing to land in rural area
POLITICAL CHALLENGES

- Lack of a clear land policy integrating women's access to land
- Lack of a program dedicated to strengthening women's access to land except for a few actions
- Low access of women to land governance institutions
ECONOMIC CHALLENGES

- Low involvement of women in economic life, particularly in rural areas
- Low financial capacity of women, particularly rural women
- The opacity of land market and difficulty of access to land due to the high cost of land, particularly urban land
- Poor training of women to become project leaders, particularly in rural areas
Women Land Access Opportunities
Public program “IKRAM” to empower women and to make gender equity in all public policies

Sustainable Development Strategy to protect natural resources and to enhance environmental challenges

National Land Strategy currently being developed

Generation Green 2030 strategy to strengthen capacity of rural women and to mobilize 1 Million Ha of land
SOCIAL AND LEGAL REFORMS

Reform of Family Code

Habous Code

Land registration Code

Land Real Rights Code

Collective Land Legislation
LAND PROGRAMS

- Systematic registration programs in rural areas which reenforce land tenure security
- Program of *Melkisation* of collective land in rural areas (66,000 ha) for women beneficiaries
- Program to combat unsanitary housing and housing assistance in urban areas
- Creation of the Center for the inclusion of women in land to encourage women land access
PERSPECTIVES

To strengthen Women land access

- Public Policies
- Social reforms
- Economic Programs
- Legal and institutional reforms
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