

Part C2

Component 2: Land Tenure and Natural Resources Management Support

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Part C2

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1. Sub-component 2.1: Land Governance and Consolidation

1.1 Land and Agricultural Development Strategy

Strengthening land tenure security and governance is essential for farmers and landholders to benefit from the water and agricultural opportunities offered by the Project. Consolidation of sizeable, viable agri-business irrigation blocks with secure tenure and protection against land grabbing and elite capture are important parts of the SVTP approach. The Customary Land Act (CLA) provides the necessary legal instruments to consolidate the many small parcels of land held under customary tenure into a single group-owned estate. The SVTP will use this provision to enable irrigation block formation as a foundational intervention for the development of business irrigation farming (Figure C2-1).

The land which is consolidated will be owned collectively by the group of farmers who had customary use-rights to the land parcels making up the estate. Commercial farming enterprises will be developed, instituted either as cooperatives or companies to form Smallholder Owned Commercial Farming Enterprises (SOCFEs), with various arrangements involving private sector and individual farming being possible. These optional arrangements are termed the irrigation development 'pathways' and are expanded in the PIM Part C3.

Customary land for % shareholding in irrigation block

- The customary land-holding is exchanged for a percentage shareholding of the consolidated block.
- Locally developed regulations may limit the maximum % shareholding – as locally preferred.
- Robust mechanisms to protect against land grabbing and elite capture are prioritized.

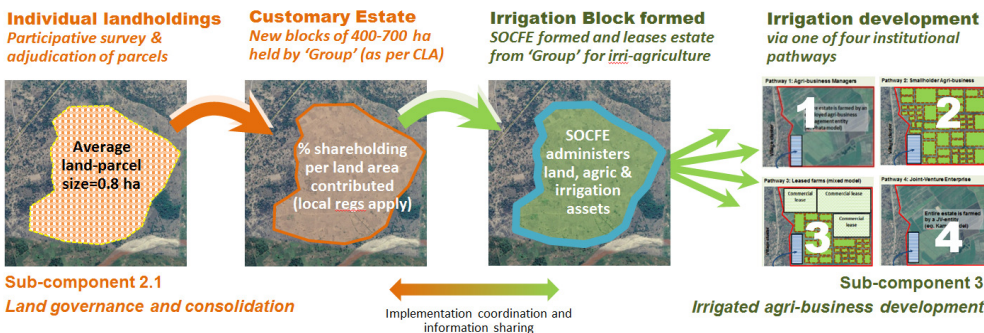


Figure C2-1: Concept of step-wise land consolidation leading to irrigation development

The new consolidated blocs are expected to range from 400 to 700 ha in size as irrigation hydraulics, local physical constraints, agricultural practicalities and social preferences dictate. Existing cooperatives, such as Phata (800 ha), Kasinthula (1,400 ha) and KAMA (2,216 ha) are larger than this planned size range and will be included as per their present boundaries.

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For each potential new consolidated irrigation block, there is a need to survey and record the current (pre-consolidation) individual land holdings and identify the legitimate holders of those customary rights, either as the basis on which to calculate the pro rata entitlement to shareholdings within the SOCFE, or to calculate the total area of irrigated land to which a member may be entitled.

In summary, Sub-component 2.1 will:

- Support the **actual staffing, equipment and capacity-strengthening at District and Traditional Land Management Area (TLMA)-level** institutions for land delimitation and administration with modern technology and robust rapid procedures.
- Support the **establishment of local governance bodies** as certified TLMAs, and land committees.
- Develop local regulations for land administration and consolidation in a participatory process with Traditional Authorities (TAs), Group Village Headmen (GVHs) and Customary Land Committees. This will include a preliminary land-use plan and the development of by-laws at the Group Village level, which will be used to analyze and approve customary estates applications (individual or collective).
- Help reach social agreements to minimize the land speculation and elite capture that could be triggered by the project.
- Facilitate the process of land consolidation.
- Facilitate the registration of customary estates.
- Develop a **strong communication process and a Grievance Redress Mechanism (GRM)** in parallel with the above.
- Develop a **compensation mechanism for harvest losses** during the development of irrigation systems.
- Support the owners of the consolidated customary estates to decide on the pathway they want to follow for the development of the consolidated farm. The Consultant will explain four possible pathways with varied challenges and likelihoods of success and which have been identified based on local and regional. This would partially inform the farm irrigation and infrastructure design. A detailed description of the pathways is found in Part C3 Component 3: Agriculture Development and Commercialisation of this PIM.
- Ensure close liaison and active information exchange with the Agriculture Specialist Consultancy on Production, Marketing and Value Chain Development (Component 3), which will be responsible for facilitating agricultural production, marketing and value chain development as well as the participative land-use planning, and the agricultural pre-feasibility planning that is part of the land consolidation process.

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Implementation of the above tasks will be achieved through the recruitment of a specialized Technical Assistance (TA) firm of experts in local land governance, land administration and land use planning. These experts will support the government in the development of a land registry at district level, the deployment of modern and efficient technology for the delimitation of 5 TLMAs, the

identification and recording of existing household land rights, and the establishment of Land Tribunals and around 31 Group Village Customary land committees. The project will also support a participatory process aimed at developing a regulatory framework for customary estates applications, as a pilot project of the MoLHUD. The detailed tasks of the consultancy are listed at the end of this section and the full TOR are included in the PIM Annex 2.

1.2 Land Tenure and the Legal Framework

Land tenure in the Shire Valley

The rural area where SVTP will intervene mostly constitutes Customary Lands, but a significant part of the SVTP Phase I area is privately-owned land held under leasehold title, mainly due to the existence of the large Illovo sugar estate, as well as smaller leases such as Patha and Kasinthula. Customary tenure is the predominant landholding system, comprising over 66% of the Project land area. Data is shown graphically in Figure C2-2.

In customary areas, land is held by families, predominantly male members (81%) with some female holders (15%), with joint holdings between men and women (4%) being less common. Of the land owners, 35% of the men and 29% of the women are under the age of 35.

The dominant farming system within the customary land is rain-fed subsistence farming, where each farmer grows a mixed crop on 2-3 parcels and has an average total landholding of 0.8 ha. Commercial farming in customary land outside the outgrower schemes is very rare. Where communities are located close to a river, the "dambos" are used for cultivation; these are temporary wet-land areas which are flooded during the heavy rain periods and have very fertile soil. In some cases, they are used for vegetable or rice production.

Almost all landholders have acquired their land by inheritance¹ and almost all land has been allocated. Land scarcity means that access to land through allocation by a family head or traditional authority (chief, group village head or village head) is now uncommon.

New Malawian land laws

Land reforms in Malawi started soon after independence in 1965 when the Government acquired tea estates to redistribute the land to smallholder farmers. Following democratic elections in 1994, the

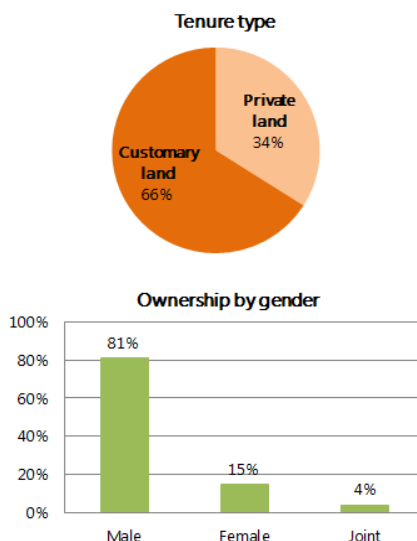


Figure C2-2: Landholding statistics

¹ National Census of Agriculture and Livestock 2006/2007. NSO, April 2010

government took significant steps toward addressing the increasingly inequitable land situation and established a Presidential Commission of Inquiry on Land Reform. This resulted in a new Land Policy followed by a new regulatory approach to land tenure. By the end of 2016, the Malawian Parliament had passed eight new laws² that fundamentally modify the status and registration of land rights in the country.

The new framework introduces a decentralized land administration and registration system and provides for the formalization of the powers and duties of traditional leaders in the administration and management of land. The new Customary Land Act (CLA) envisages the creation and registration of customary estates based on current, legitimate, customary land occupation within Traditional Land Management Areas (TLMAs). The Act will transform these holdings into private land, capable of being transacted (with certain limitations) and encumbered. This requires adjudication and formalization processes which incorporate international best-practice principles and lay the legal foundation for transparent and decentralized administration of these estates.

In terms of s36 of the CLA, the Customary Land Committees (CLCs) will not be able to make a grant of a customary estate without first following the stipulations in respect to adjudication (Part VI of the Act).

The provisions here (s37, s38, s42) define various forms of adjudication, which can be carried out systematically at the level of the Traditional Land Management Area, at district level, or in other defined areas as recommended by the local authority (spot adjudication) or as requested by the current occupants. The processes for adjudication as set out in the CLA include various principles and practices that generally reflect existing best practice for systematic land tenure regularization. Customary estates in land can be adjudicated to single persons, couples or groups of persons as joint rights holders, or to corporate entities.

There is a prohibition on the transfer of these customary estates “outside of the immediate family during the first five years of titling of the estate” (s28(2), CLA), but this may be waived (s28(3)(b), CLA) where the CLC is satisfied that all dependents or named members of the family units over the age of 18 have agreed to the disposal. Finally, each TLMA area will have a Land Clerk serving as a secretary to the CLCs in the TLMA. The Land Clerks are employees of the Local Government Authority (s8(2), CLA).

The recent reforms provide a solid legal platform for securing the current tenure rights of customary occupants within the SVTP area through transparent and locally-legitimate processes and institutions. These include the provision of safeguards for current occupants and affected persons, as well as mechanisms (such as Land Tribunals) for making land available to the intended beneficiaries, and for conflict resolution. The Government will pilot the implementation of the new laws at SVTP, to inform preparation of yet-unfinalized regulations referred to in the Act.

Law reform fundamentals

- Decentralized land administration
- Formalization of customary rights
- Transformation into private landholdings
- Systematic tenure regularization
- International best practices & safeguards

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² The Land Act, The Physical Planning Act, The Forestry (Amendment) Act, The Land Survey Act, The Registered Land (Amendment) Act, The CLA, The Land Acquisition (Amendment) Act and the Local Government (Amendment) Act

Quick reference – selected acronyms

| | | | |
|-------|---|------|--|
| CLA | Customary Land Act | TA | Traditional Authorities (apply to context) |
| CLC | Customary Land Committee | TA | Technical Assistance (Consultancy) |
| CLT | Customary Land Tribunal | TLMA | Traditional Land Management Area |
| GV | Group Village | | |
| GVH | Group Village Headmen | | |
| SOCFE | Smallholder-Owned Commercial Farming Enterprise | | |

1.3 Institutional framework

The new legal framework defines the institutional context in which the project’s innovative land arrangements will need to be implemented, which offers both opportunities and challenges for the project. In all cases, institutional capacity is weak or the institutions themselves have not yet been created. The Act requires that new organizations are established in alignment with the existing land administration boundaries. These are listed in Table C2-1 and shown schematically in Figure C2-3.

Table C2-1: New land organizations aligned to existing administration boundaries

| SVTP Land Administration Boundaries | New Organizations required by the CLA |
|--|---|
| 1 District (Chikwawa) | District Registry and certified TLMA with clerk |
| 5 Traditional Land Management Areas (TLMA) | 5 Customary Land Tribunals (CLT) |
| 31 Group Villages (GV) | 31 Customary Land Committees (CLC) |

The arrangements envisage formal approval and dispute resolution roles for the Traditional Authorities (TAs), and for new institutions to be established at Group Village Level. These comprise Customary Land Committees (CLCs), established in terms of s3 of the CLA, which will have powers to make grants of customary estates. The current regional land registry will also be decentralized to district level.

Customary Land Tribunals and Customary Land Committees

A key task in the preparatory stages of implementation of the tenure reform process is the establishment and training of the CLTs and the CLCs towards demarcation of the irrigation blocks. Given the size and scale of the project, the training of tribunal and land-committee members will take place in multiple rounds of field activity, closely coordinated with the wider social awareness, mobilization, land-survey and mapping process of the irrigation blocks.

Each TLMA will have a Customary Land Tribunal (CLT) chaired by the TA, with responsibilities for hearing appeals and resolving disputes as a forum of first instance. A Land Clerk, who is a government employee, will be in charge of the registry of the individual land-holdings and Customary Estates at each TLMA.

The CLCs will be chaired by the Group Village Headperson, ex-officio, but an additional six members shall be elected by people in the TLMA, three of whom must be women.

The establishment of these Group Village CLCs and TLMA CLTs is a conscious attempt to institute greater legitimacy in decisions around the application of customary norms to land management. Whilst formalizing the roles of the TAs in this regard, the CLA introduces a level of democratization. Where necessary, CLTs can be established not only at the TLMA level, but also at the more localized level of the CLC.

Democratisation and legitimacy

- Customary Land Tribunals
- Customary Land Committees
- Women’s representation
- SVTP District Consultative Committee provides additional consultation and grievance forum.

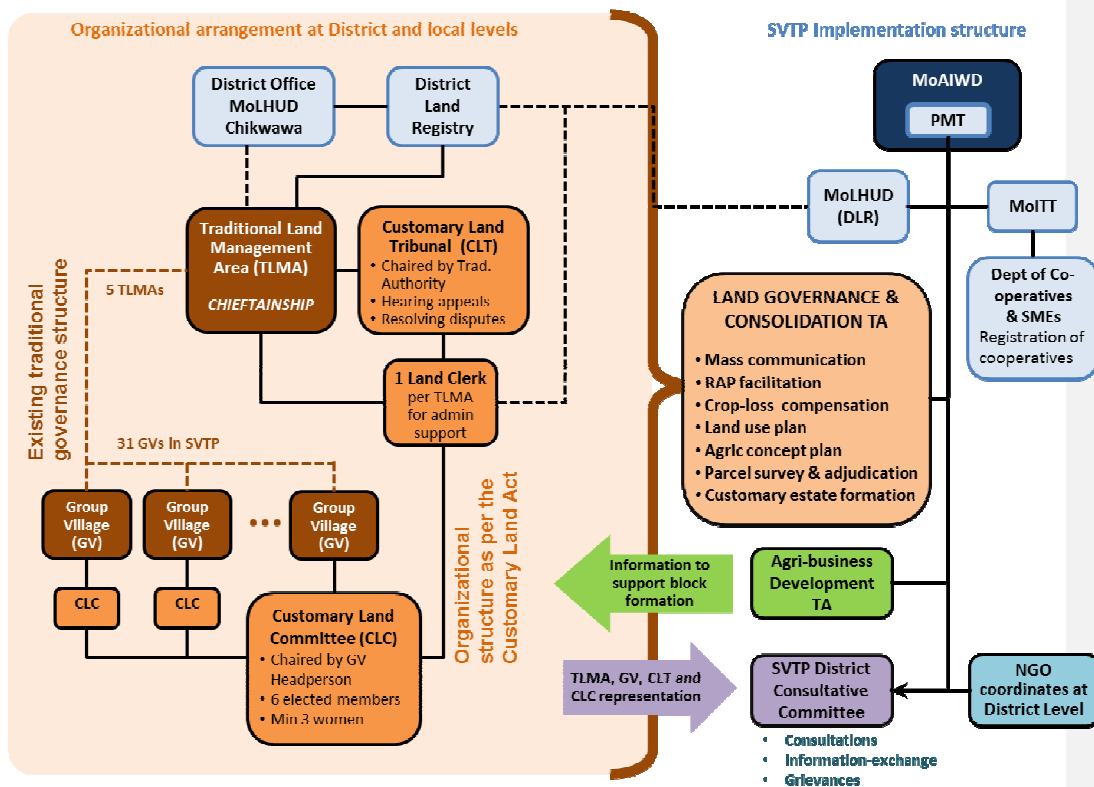


Figure C2-3: Organizational setup for the implementation of tenure reform in the SVTP

A note on organizational linkages

Organizational arrangements for implementation of the SVTP are described in the PIM Part B and two points particular to the land intervention are highlighted:

- The Land Governance and Consolidation Technical Assistance consultancy will implement Component 2.1 under the supervision of the PMT. This Land TA will liaise closely with the Agricultural Development and Commercialization TA consultancy that will implement Component 3. In particular, the Agricultural TA will formulate information packs on agricultural development pathways which will be required as early deliverables (as defined in their TOR in PIM Annex 2) to be used by the Land TA. This information will be included in communication materials and will inform the participative land-use and agricultural pre-feasibility planning that is a key part of the land-consolidation effort.
- The SVTP District Consultative Committee (CC) is described in the PIM Section 1.3. It will have representatives from multiple project stakeholders, including: Traditional Authorities, Village Development Committees, Group Villages, community groups, and committees such as Village Natural Resource Management Committees. The CC will also provide an additional avenue for grievance redress complementing the role of the CLTs in the land-reform process, and support communication-links in the rollout of the RAP, the GRM and in crop compensation activities.

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Legal requirements for strengthening capacity at District, TLMA and GV level

1. The CLA (s8) stipulates that each TLMA area will have a Land Clerk serving as a secretary to all the CLCs in the TLMA. The Land Clerks are (s8(2)) employees of a local government authority, which in the case of the SVTP will be the Chikwawa District Council. For the SVTP, therefore, there are potentially 5 separate Land Clerks who will form the basis of a cadre of land administration technicians, which should be the primary focus for technical capacity-building activities. Their statutory roles encompass mapping, land-use planning, the maintenance of registers at TLMA level and the provision of advice to the CLCs (CLA, s8(3)).
2. The Land Clerks will be mainly involved in the registration of the different land rights and CLC agreement about land use plans. They will be the primary interface between the implementation of land-related activities under the SVTP and the CLCs in each TLMA. They will need to be involved in the boundary confirmation activities described above, and be equipped with appropriate maps and tools to provide solid technical support to the CLC members.
3. Members of the CLCs, selected from the villages and chaired by the Group Village Headman, are unlikely to have much administrative capacity in the short to medium term, and support at this level should be geared towards ensuring their integration and inclusion in activities that will largely be carried out by technical staff, whether recruited under the SVTP or from the cadre of Land Clerks.
4. The primary role of the CLC is to ensure formal recognition of current landholdings and minimize the risk of elite capture and land grabbing. The legitimacy of the CLC in the eyes of the community as decision-makers, and to oversee the formalization of land-rights through the regulatory framework for customary estate application, is therefore essential. This means an emphasis on the importance of principles such as accountability, transparency and impartiality and a practical approach that emphasises the use of regular community meetings, the public display of maps, etc. and accompanying CLC members on field demarcation activities.

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The individual parcels of land will be identified, surveyed and adjudicated through an intensive participative process (expanded on below and in the TOR for the Land Governance and Consolidation TA consultancy in Annex 2) before being consolidated and formally registered as a single customary estate. The customary estate will be registered in the name of the group, and then leased to a SOCFE to pursue commercial irrigated agriculture. The SOCFEs are discussed in some detail the PIM Part C3. In SVTP Phase I it is anticipated that there will be about 15 of these consolidated units or blocks; in addition to the expansion and/or formalization of existing agricultural initiatives (incl. Phata, Kasinthula and Kama among other).

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The implementation sequence is summarized in Figure C2-4 over the page, and each step is expanded in the text that follows. (Further detail can be found in the Land Governance and Consolidation Technical Assistance Consultancy TOR in Annex 2 of the PIM).

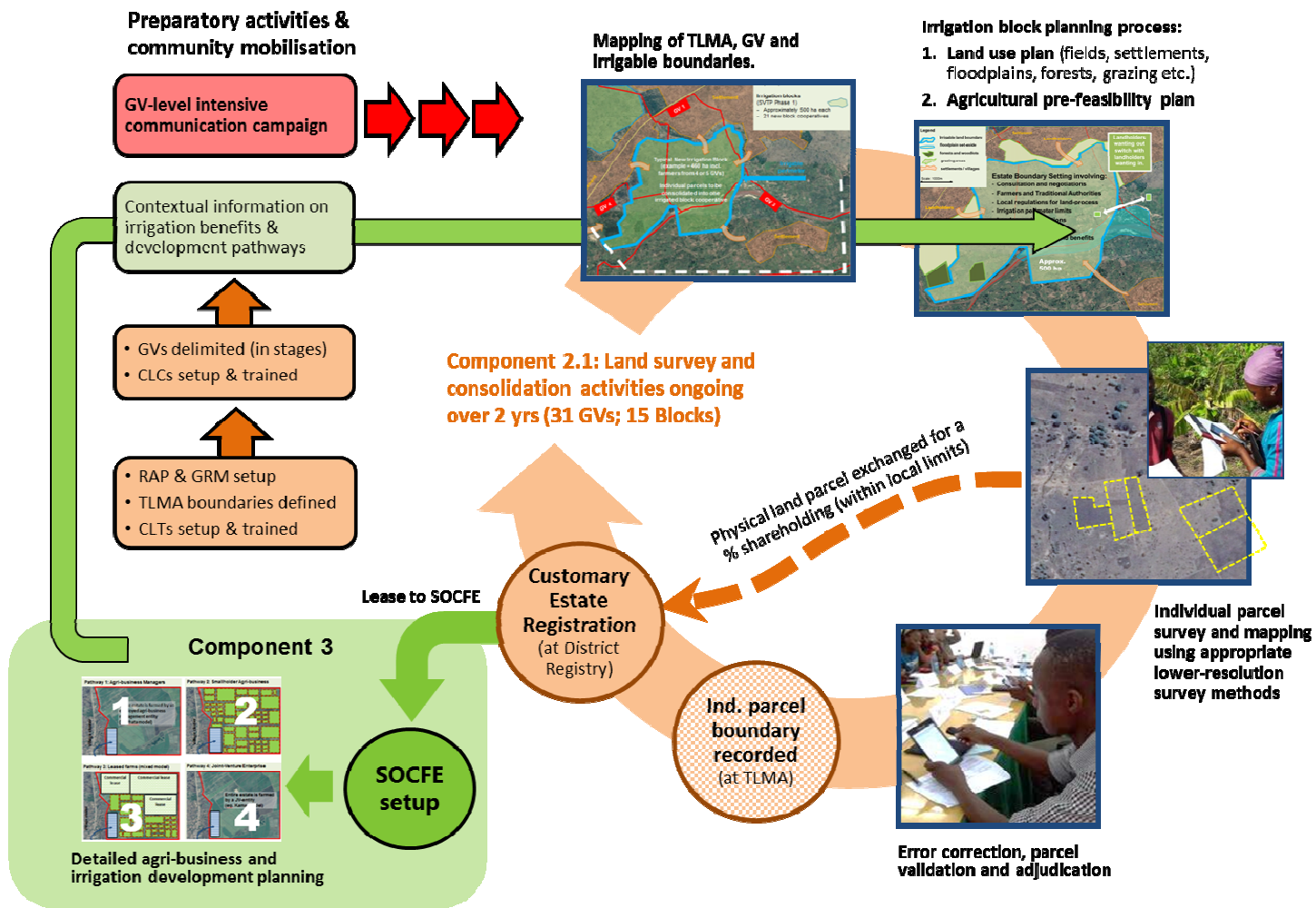
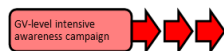


Figure C2-4: Component 2.1 - Land governance and consolidation activity sequence

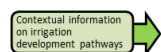
1.4 Community Mobilisation & Boundary Setting of the Irrigation Block

Communication and awareness raising



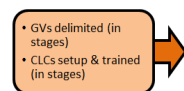
Detailed communication and provision of information on the proposed SVTP investments and alternative farm models is the first intervention, providing initial orientation for potential participants. The implications, costs and potential benefits as well as the risks of irrigation farming must be presented and discussed in detail with potential participants. Issues pertaining to commercial agriculture to be discussed include farm investment decisions, farm organization, crops, livestock, fisheries/aquaculture, potential markets, land tenure implications and water costs. This must be undertaken by the Technical Assistance consultant as soon as possible after project start-up and continue throughout the project.

A range of appropriate materials must be developed for transmitting the essential messages regarding the consolidation process. The sensitization activities must be conducted separately in all the villages and settlements that are affected by the consolidation. To track and monitor the participation and effectiveness of these engagements, a simple data collection form, based on the Open Data Kit (ODK) or a similar application, should be used to collect and aggregate relevant information from this phase of the process; this will provide data on the date, place, number and gender of meeting attendees, subjects addressed at each meeting, media materials for the event (photographs and sound recordings), etc.



There is a strong link between the initial communication and organization processes, and future agriculture development support (under Component 3) because farm decisions will influence the identification of early adopters, the organization of blocks, and those who opt out or require additional time for decision-making. Although it will take 3-4 years for the physical infrastructure to be in place, the process of capacitating farmers to take full commercial advantage of the investment must begin immediately after the project commences, in parallel with the land consolidation process.

Demarcation of administrative and irrigation block boundaries



The five participating TLMA boundaries have not yet been completely surveyed and agreed upon by the Traditional Authorities and the MLHUD. The first legal step to the formalization of customary tenure requires that all the TLMA and GV boundaries for the participating Group Villages are defined, in collaboration with the Traditional Authorities and MLHUD, and are then surveyed and mapped. The overlap between GV and irrigation boundaries is illustrated in Figure C2-5. This preparatory step involves obtaining existing TLMA boundary maps, digitizing these, identifying gaps and overlapping areas, and then engaging in discussion with the Traditional Authorities. Gaps and overlapping areas need to be resolved and surveyed, and final cadastral maps of the TLMA and GV boundaries must be produced. The process is not anticipated to be arduous.

The boundary and size of the irrigated farming block follows, derived from assessments of social, hydraulic and agricultural factors. The irrigation blocks will overlap with between 1-4 Group Village boundaries, requiring parallel consultation with all GVs. Detailed consultations will be needed with landholders, farmers and GV representatives to achieve agreement of the final irrigation block boundary.

Where irrigable portions are significantly larger than the targeted size of 500 ha, attention must be given to the division of larger irrigable areas into manageable (new) blocks of between 400-700 ha. The boundary of existing irrigation estates, such as Phata, Kama and Kasinthula will not be changed.

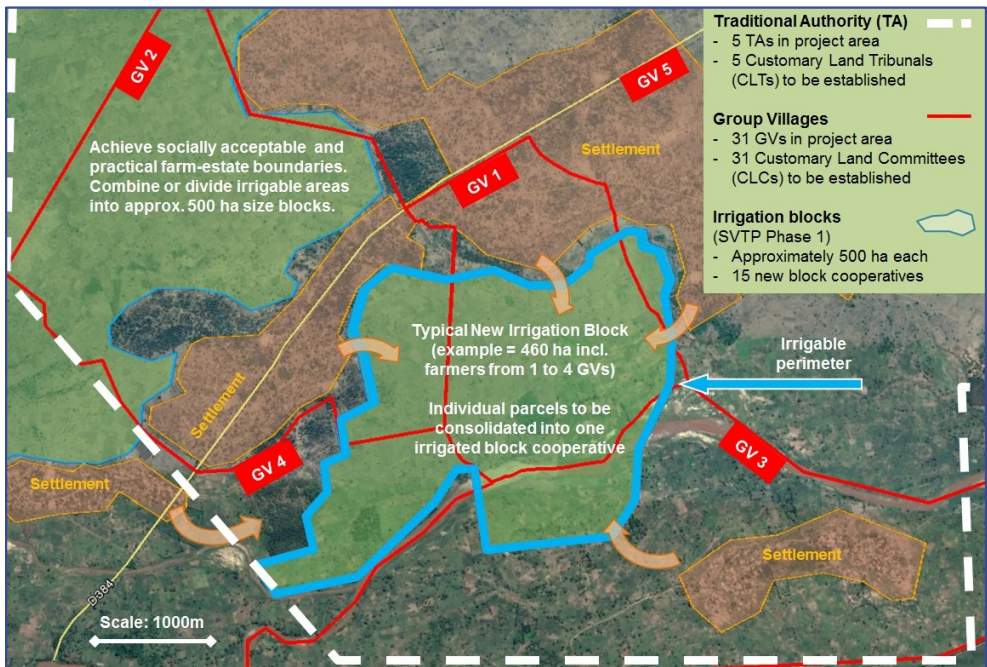


Figure C2-5: Demarcation of administrative boundaries and irrigation blocks

The CLA is specific about the process of first establishing TLMA and GV boundaries to facilitate the subsequent survey of individual customary land allocations leading to formalization and registration. The legal requirements are detailed below.

Legal steps in the formalisation and mapping of TLMA and GV boundaries

1. These processes involve the demarcation and certification of the Traditional Land Management Areas & Customary Land Committees. The first step is to apply s3 of the Customary Land Act, 2016 (CLA), which provides for the certification of the Traditional Land Management Areas (TLMAs) and the allocation of customary land management functions and powers to the Customary Land Committees in that area.
2. TLMAs where the boundaries “have been demarcated or agreed” (s3(2)) may be certified.
3. Although s46(1) of the Land Survey Act, 2016 (LSA) requires that the boundaries of any area declared as a TLMA “shall be surveyed and registered in the Land Registry”, the CLA (s3(7)) states that such boundaries may be identified using the General Boundaries principle. This dispenses with the need for ~~the cadastral~~ surveying of boundaries. Instead, these can be established by reference to existing maps, imagery and natural features as appropriate. Any disputed boundaries between TA areas need to be settled through interaction with and mediation between the TAs, which might include site ~~visits. Suitable~~. low-resolution cadastral survey techniques can be used where General Boundaries are found to be inappropriate due to the availability of General Boundary information or due to cost.
4. For the entire Shire Valley, this process will encompass 7 separate TLMAs, as shown in the map. Only 5 of these 7 TLMAs are directly involved in the project.
5. The Commissioner of Lands is required to issue a Certificate to each TLMA in terms of s3(2) of the CLA, and to establish a national register of these certificates (s(36)).
6. The next step also flows from the certification of the TLMA area; s3(3)(b) of the CLA states that the certificate will confer functions of land management in respect to customary land upon the Customary Land Committees (CLC) of the area. This presupposes the identification of the jurisdictional areas of each CLC.
7. Per s5(1) of the CLA, the CLCs are to be established at Group Village Headman (GVH) level. However, the LSA states in s46(2) that, where a TLMA is registered, “*all the villages* and the public land within the area shall be surveyed and registered” (emphasis added).
8. This may indicate that boundaries between all villages must be identified, not just those between the jurisdictions of the GVHs, at which level the CLCs are to be established. The COWI report does not provide clear data on these boundaries, mixing GVH and VH level boundaries within the same GIS layers. It also refers to ‘Senior Group Villages’, an administrative unit that is not recognised in law or by the local council. There needs to be a clear process to identify the formally recognised Villages and Group Villages, and their respective boundaries. The use of General Boundaries to achieve these demarcations would seem to flow from the use of this principle in identifying the TA boundaries, although the legal framework is not explicit on this point.

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9. The process of demarcating these boundaries must be done in parallel with the establishment of the CLCs, in terms of s5 of the CLA. This requires election by the villagers of the members of the CLC, who then become the equivalent of trustees of the land within their jurisdiction.
10. The CLCs will be an important institutional safeguard in the subsequent land adjustment and consolidation processes implicit to the SVTP development. Procedures for the CLCs are to be regulated by the Minister (s7, CLA). However, the CLA (s6(2), s11, s14, s21, s22, s23) already provides high-level guidance to the operations of the CLC which should be sufficient to allow for subsequent activities to be conducted by the CLCs as part of an iterative piloting process geared towards developing detailed operational procedures and refining methodologies.
11. The establishment of these boundaries and the CLCs should occur as an integrated part of the TLMA certification process. It is important that the CLCs are established as early as possible, and preferably that they are involved in overseeing the village boundary confirmation processes. The use of imagery-based maps in conjunction with simple tablets/GPS units for data collection and boundary confirmation will allow the CLC members to be fully involved, and for the process to be cost-effective.
12. An image-based map of each CLC area, showing confirmed boundaries with other CLCs (and 'internal' boundaries of individual villages, where applicable) should be one of the key tools produced from this process. Copies at a suitable scale and format should be made for each CLC and for the TA.

Irrigation block land-use and agricultural pre-feasibility plan

The boundary setting process is by nature iterative and requires information to be presented to aid landholder understanding of the boundary-setting process. To assist fuller appreciation of the consolidation initiative by ~~landholders, and~~ aid final demarcation, a concept level land-use plan must be developed using participative methods (indicative schematic in Figure C2-6).

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The purpose of the land use plan is to both identify the boundary of the potential irrigated area, and also to develop a regulatory framework to facilitate individual land holding identification. This would include attention to local regulatory provisions that:

- Define agreements between the SVTP and Traditional Authorities (and communities) for the specific prohibition from an agreed cut-off date, on any new customary land allocation, or lease of land. This is needed to prevent elite capture and land grabbing before or during the planning process.
- Potentially limit the maximum individual land holding size for any individual.
- Developing and agreeing principles for contribution of 'excess' share ~~of existing~~ customary land to other household members.
- Ensuring the inclusion of women.
- Agreeing local dispute resolution mechanisms.

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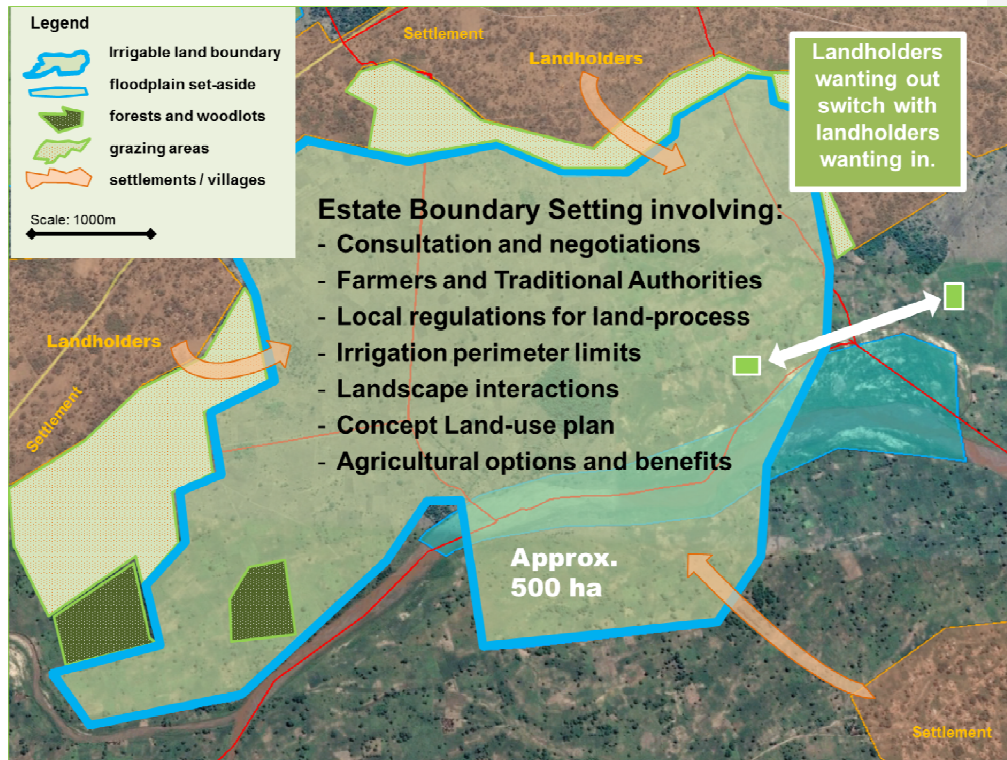


Figure C2-6: Concept land use and agricultural pre-feasibility planning processes to inform beneficiaries and support estate boundary setting process

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The CLCs should use image-based maps printed at a suitable size and scale, as a tool to conduct participatory land use planning and mapping processes with different interest groups within the community. These exercises should focus on identifying, within the context of the land consolidation and irrigation development processes, the following:

- TLMA, GV and village boundaries, with clear demarcation of the CLC boundary areas;
- This regulatory framework should also provide for avoiding elite capture and land grabbing
- previous land leases, and existing irrigation and/or fixed agricultural infrastructure;
- the general location of areas of household/family holdings, used for agricultural production;
- areas of communal use or shared resources of importance (stock routes, grazing, drinking water access points, water bodies, flood-plain and dambos, forests and woodlots);
- areas that are sacred, or other sensitive areas requiring protection; and
- the irrigable perimeter of the area which is defined by soils suitability and the canal water level (i.e. lands must be at a lower elevation than the water in the canal to ensure gravity supply).

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The results of the mapping and planning processes can be captured through photographs of the end product, which can then be digitized within a GIS, enabling the hard copies of the maps to be left with the CLC. This will enable discussions and help avoid an exclusively 'extractive' process. In addition to the above mapping elements, the boundary of the irrigation block will also be informed by:

- local group formation preferences, based on history, culture and ethnic considerations;
- agri-business and related factors to achieve economy of scale and enable practical agricultural estate functioning;
- appreciation that rainfed field boundaries will not always coincide exactly with the irrigable field boundary (i.e. the irrigable boundary will in some cases divide existing rainfed parcels, leaving a portion in the irrigation block, and a portion outside of it); and
- conservation set-aside areas.

Based on summary agri-business information delivered as a from Component 3, the social implications, risks, costs and potential benefits of irrigation farming must also be presented and discussed in detail with potential beneficiaries. The social engagement process must be responsive to local dynamics, allowing landholders to move at a faster or slower pace towards self-organization of the irrigation block, as they need. The above participative land-use and agricultural pre-feasibility planning processes aim to provide landholders with the information needed to make informed decisions about their inclusion in the consolidation effort.

Agricultural pre-feasibility planning will need to define responsibilities, clarify risks and quantify likely benefits.

A final issue regarding the land consolidation intervention relates to the possible lack of interest, or refusal of an existing landholder to join their land into a consolidated irrigation block. Responses from the public consultation process indicate that most people feel that in such cases, the holders should either rent out their land to those willing to participate (36%) or sell their land (41%) (COWI Baseline Report). This will be effected by facilitating land swaps between non-participants and landholders in the vicinity who would like to be included in the venture. Any land provided to non-participants under this scenario will then be adjudicated and registered to them as a customary estate, whilst the previous owner will become a member of the group of persons holding the consolidated estate.

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Landholders wanting out switch with landholders wanting in.

The whole land-use mapping process will lead to:

- the final demarcation of the irrigation block boundary,
- a land-use map of the irrigation block, and
- a final list of landholders involved.

This next stage of the land-engagement process follows. This is the individual parcel survey which is the basis for recording their land contribution to the group, and conclusion with the customary estate registration process of the consolidated lands.

Safeguarding rights of vulnerable groups and avoiding elite capture

Successful implementation of SVTP is expected to lead to potentially dramatic gains in the value and productivity of land, and to provide beneficiaries with significantly enhanced livelihood opportunities. People currently in circumstances of often extreme vulnerability in terms of land rights, access to water, food security and livelihoods will obtain secure interest in irrigated land and become partners in potentially profitable commercial enterprises.

While the benefits of such a transformation are potentially enormous, there are also significant associated risks that they could be diverted and captured by elites. Such risks could take a variety of typical forms. People better able to understand formal legal processes or with greater connections to political or economic capital may seek to manipulate the land adjudication process and successfully lay claim to more than their share. Less sophisticated participants may be induced by local elites or outside speculators into ill-informed informal sales in advance of the land consolidation process. Once the SOCFEs have been formed, more powerful members may dominate governing structures and use them to their advantage.

There are no foolproof methods to prevent such risks, and indeed, the imposition of too stringent controls designed to mitigate them could have the perverse effect of reducing choice and limiting the opportunity of beneficiaries to explore alternative livelihood options. Nevertheless, drawing upon international good practice in the governance of land rights, significant mitigation of these risks can be achieved through the careful design and implementation of project processes and institutional arrangements.

Safeguarding the rights and interests of existing land users effectively during the consolidation process will involve a number of steps:

1. **Baseline tenure diagnostics**, designed to provide a systematic and impartial picture of existing land rights and uses, their location and governance structures. This has been substantially completed as part of the Communication, Community Participation, Land Tenure and Resettlement Policy Framework preparatory study.
2. **Early and intensive communication and education**, providing sufficient information so that community members can make informed decisions to participate or to opt out, and in particular to understand the importance of retaining their land in the face of pressure to sell prematurely. This effort is already underway since feasibility studies started.
3. **Transparent and participatory field-based adjudication, mapping and documentation** processes to identify farmers choosing to include their land in farm blocks. This would utilize governance structures consistent with the Customary Land Act, supplemented by project-supported features including simplified survey methods, presence of affected land users and other witnesses during the mapping process and accessible grievance redress mechanisms to settle disputes early and on the spot.

4. **Facilitation and monitoring of the process by multiple actors**, including local government, traditional authorities, project personnel, project-trained community-based monitors from participating Group Villages and local NGOs.
5. **Development of locally-agreed mechanisms** to limit transfers or accumulation [through the Communal Land Committees.
6. **Agreed rules to ensure protection of women's land rights** during the adjudication and documentation process, preventing the diversion of such rights to male family members.

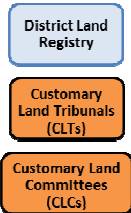

Protecting and sustaining the rights of landholders who pool their land join SOCFEs will require an emphasis on:

- Designing and agreeing upon SOCFE constitutions that describe transparent and fair internal procedures for decision making and safeguard the voice of the smaller shareholders.
- Putting in place clear, enforceable rules – recognized both internally within the SOCFE and agreed to by external governmental actors including the MoLHUD – providing for the re-distribution of land to members in proportion to their original contribution in case the SOCFE fails or is dissolved.

Fair rules about shares transfer and inheritance that recognize the rights of individuals but also protect the sustainability of the SOCFEs (moratorium on transfer during first years of the SOCFEs existence, first right to co-members, limit on maximum shares to be bought by any one member, etc.)

1.5 Parcel survey and adjudication process

Overview of the process

| | | |
|---|--|--------------------------------|
|  | <p>Local land organizations fully functional: The field-survey process of individual landholdings (parcels) will be carried out according to the regulations set up in the previous participatory planning process, and will be overseen by the locally established institutions required by the CLA – these being the Customary Land Tribunals at TLMA level, and the Customary Land Committees at GV level. The CLTs and CLCs will be an important part of providing guarantees for protecting current land holders’ rights, prior to the consolidation of these parcels into blocks.</p> | <p>Deleted: functional:The</p> |
|  | <p>Field-survey and parcel demarcation process: The parcel survey process will be undertaken with low-resolution survey techniques (±1.5m on field boundaries) combined with boundary definition from satellite imagery, as most practical, time- and cost-efficient. The low accuracy of the parcel-survey task means that cadastral surveyors are not required, and the field survey will be carried out by trained para-surveyors. The para-surveyors will use simple yet state-of-the-art data collection tablets and hand-held GPS devices. Field information will be consolidated into databases.</p> | <p>Deleted: process:The</p> |
|  | <p>Quality control and validation of parcel boundaries and rights-holders: The field mapping process above will culminate in the production of parcel boundary maps of the pre-existing holdings. <i>The MoLHUD, Dept. of Surveys will play a key role in oversight to ensure appropriate quality control and legal compliance.</i> The landholding details will be duly confirmed and legitimized through local public hearings, with issues arising addressed by the Customary Land Tribunal.</p> | <p>Deleted: compliance:The</p> |
|  | <p>Records of individual parcels lodged at TLMA: Each individual parcel boundary map, and details of the validated land-holder will be recorded at the TLMA. The parcel record will be used as the basis to calculate the % shareholding in the final consolidated estate. The lodging of the maps and records with the TLMA will be done in accordance with s39(4) of the CLA.</p> | |
| <p>Landholders wanting out switch with landholders wanting in.</p> | <p>Landswaps: The land-holders, informed by the land-use and agricultural prefeasibility planning processes, will decide if they want in or out. Landswaps will be facilitated allowing others into the development.</p> | |
|  | <p>Registration of Customary Estate at District Registry: Instead of formally certifying and registering all the separate customary estates at the District Land Registry, the ‘group of persons’ (as defined in the Act) that are affected by the consolidation of their parcels into a single block can then apply to the CLC to be adjudicated a single customary estate. This is permitted by operation of s43(1)(b). It is expected that about 15 of these units will be formed, with formation still ongoing in some areas at the end of SVTP-I.</p> | |

Approaching the consolidation process in this way means that there will be a historical and legal record of the pre-existing land rights, and a clear and transparent basis for the calculation of shareholdings within the SOCFE. This establishes baselines for the calculation of dividend payments, or for the rights to access irrigation fields within the block on a % shareholding basis. It also provides a safeguard in the event of dissolution of the SOCFE as an entity.

In this worst-case event, the lease will be terminated and the land will revert to being held under a single customary estate by the 'group of persons', as an unincorporated group. The original records from the land survey and validation process which were lodged at the TLMA can then be used to re-allocate (new) individual customary estates to the members of the group on the already developed irrigation scheme.

Legal steps for land parcel identification & adjudication

The most appropriate and legally sound route for ensuring the proper identification, adjudication and formal transfer of existing occupier rights to a corporate entity, which would become the holder of a customary estate over a consolidated block of land, is to:

1. Identify the areas destined to be consolidated into irrigation blocks through participatory processes at GV level, with the subsequent registration of the resulting plans at the TLMA.
2. Use s38(1) or s42(1) of the CLA to establish that a process of area adjudication be applied to a series of "defined portion[s] of land" that correspond to the gross area of each irrigation block.
3. Undertake the adjudication exercise in terms of Part VI of the CLA.
4. Place a ~~record of~~ each individual parcel boundary and occupant details of the existing holdings at the TLMA. This will form a *final record of existing land-holdings* and will be part of the register of the TLMA after the conclusion of any appeals processes.
5. Define the 'groups of persons' affected by an irrigation block based on the TLMA register above, and request, in their name, that the CLC adjudicate to them a single customary estate over the land needed.
6. Issue a "Certificate of Customary Estate" to that group of persons (s23(3), CLA) and register this with the District Land Registrar, annexed with the appropriate details from the *final ~~record of~~ existing land-holdings* held by the TLMA.

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Detailed description of parcel identification and adjudication

The methodology for delimiting the individual and family areas follows international best practice for Land Tenure Regularization (LTR) processes. It involves a few key tasks, described next.

Production of field maps

The formalization process, to identify and map household/family land holdings, can be done using hard copy maps based on satellite imagery and printed at a suitable scale (e.g. printed in A3 format at a scale of approx. 1: 1,750). These should be compatible with national data systems. The maps serve as the basis for the field identification of individual, family and communal land holdings within the consolidation area. The maps can be used by 'para-surveyors', who can be suitably-skilled people identified from the community itself. These people would ~~be specifically trained for the task by the~~ Land Governance and Consolidation TA consultant, with oversight by qualified Government surveyors to ensure alignment with Government systems and proper quality control. For this, sufficient skills are needed to be able to identify the land holding boundaries, mark them on the A3 maps, and record the information about the relevant claimants using a simple smartphone application. The para-surveyors will visit each of the family fields with the claimants and draw on the parcel boundaries, following the protocol described below.

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Field identification of farm and other land holdings

Farm and land-holding data (per family or household) will be collected by the para-surveyors, who are also responsible for:

- allocating parcel identifiers;
- issuing receipts to all claimants in the field; and
- helping the community leadership in the registration process.

Capture of field boundaries and data related to land holders

International practice is that the identification of parcel boundaries be conducted using 'General Boundary' principles. This essentially means that there is no need to survey the boundaries, which instead can be identified by referencing the visible boundaries on the hardcopy satellite imagery, or by using a simple hand-held GPS device (which connect to the GLONASS network as well as GPS) to take boundary points. *The decision to use satellite imagery and general boundaries, or low-resolution field-survey techniques will be based on practical and cost considerations, subject to minimum accuracy requirements.*

There are several low-cost tools for data collection that can be used for these activities which allow for versatile all-in-one data capture, combining GPS, camera, and text data entry capabilities directly in a digital format, thus reducing the need for back-to-office data re-entry.

The marked-up hard-copy maps from the field can then be used to digitize the parcel boundaries within the GIS, and can be linked to the data from the digital forms. A spatially-enabled database can be established using PostgreSQL, PostGIS and QGIS software, all of which are open-source.

Production of maps and claimant lists for publication

The next step in the process comprises the production of an overall **parcel map** and a **parcel claimants list** for the area. Production of the maps and list can be undertaken by a data team working in support of the CLCs; these should be printed A0 size for easy display in the community. Each parcel will have a Unique Parcel Identifier (UPI), which will link it to the personal data and details of the household claiming that parcel.

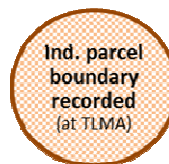
Period for appeals

The purpose of the map and list is to give all community members the opportunity to consult the claims and identify the areas on the map, allowing them to make any appeals in compliance with s39(3) of the CLA. This serves as an important safeguard against local 'land-grabbing'. It also allows the claimants themselves to certify that the data about their parcel has been correctly recorded. **The map and list must be displayed in the CLC area for a period of at least 30 days** (s39(3), CLA).

During this period, claimants and/or non-claimants may make objections or offer corrections to the information provided to the Customary Land Tribunal, facilitated by the CLC. The District Consultative Committee will provide an alternative route to lodge grievances and ensure effective redress via the tribunal. As corrections or objections are made, this data must also be recorded. At the end of this period, the support team can conduct follow-up visits to collect amended data, again using digital tools. The CLA establishes the processes and mechanisms for dispute resolution. These must be agreed upon and disseminated amongst community members before the process starts to ensure any land use/ownership disputes that arise can be resolved.

Production of final map and list of landholders

A final map and list of existing land-holders is based on the amended data received from the appeals phase needs to be produced and recorded at the TLMA. This provides the basis for the discussion with existing land-holders who do not want to be part of the irrigation development block, and subsequent allocation of land for these land-holders outside of the block as discussed earlier. There is also the need to discuss the potential inclusion of those who forfeited land to the more distant canal construction, as well as adjacent land-holders who 'want in' to occupy the land vacated by those who 'want out'. Consultations in the project preparation stage indicated that, given the significant increase in the value of the land due to the grant-funded irrigation infrastructure investment, that most people are likely to want to be included. Essential provision is made in the process above, to accommodate those, however, who do not want to be included.



Issuance of customary estates certificate for consolidated area

The process will culminate in the issuance of a single customary estate certificate to the claimants as an unincorporated 'group of persons'. Per the CLA, this process involves the issuance of a written offer (s23(1)) signed by the chairperson of the CLC and the land clerk. This needs to be in a prescribed form, which requires prior regulation by the Minister (and which can be done under s75, CLA). On acceptance of the offer, which must also be in writing, the CLC issues a certificate, which must be signed, sealed and registered by the District Land Registrar.



1.6 Expert Input and Technical Assistance Consultancy

The proposed SVTP approach is to support the GoM and the PMT in: building up the necessary local bodies involved in the CLA implementation; developing the local governance of tenure; and facilitating the land consolidation process at all levels – individual, group and SOCFE. For this purpose, SVTP will recruit a qualified firm that will provide technical support to the MoAIWD (and managed by the PMT), the MoLHUD, District, traditional authorities and farmer organizations. The consultancy will last six years to cover the stages of preparation and implementation of the SVTP, starting at the same time as the irrigation infrastructure works.

These experts will support the government in developing a land registry at district level; deploying modern and efficient technology for the delimitation of 5 TLMAs; identifying and recording existing household land rights; and establishing about 31 Group Village land committees. The main expected outputs for this consultancy are:

Communication strategy implemented. Throughout Project implementation, including the canal construction stage, the consultancy will support the GoM and PTT in updating the current SVTP communication strategy, designing materials and ensuring a permanent service of attention and diffusion of the key Project messages.

Formulation and implementation of Resettlement Action Plan (RAP). Experts of the firm and local valuers will accompany the firm in charge of the canal construction to identify all the PAPs and the expected losses from the development of the irrigation infrastructures. The design of RAP will include recommendations to set up the necessary financial and administration mechanisms that will be used to compensate the PAPs with cash or/and land where they will be resettled. The consultancy will also support the provision of fair compensations for farmer who lose part or all of their harvest during the development of the irrigation blocks.

Grievance Redress Mechanisms (GRM) supported. The operation of the GRM is particularly important to ensure that PAPs and other persons or organizations that may feel damaged by the Project can be attended to and offered a fair solution. The consultancy will not be directly in charge of the operation of the GRM, which should be managed by an independent civil organization, but will contribute to the design of the mechanism, and the capacity development of the key actors.

Local Governance Bodies established and supported. As part of the CLA implementation, the consultancy will support the creation and operation of a number of local bodies that will be involved in the adjudication and registry processes related to the individual landholdings and customary estates, as well as in the protection of the customary lands against the purchase of land from outsiders. These instances comprise: a) the TLMAs, which need to be delimited by the consultancy, certified by the MoLHUD and supported by Land Clerks who are employees of the local government authority (District); b) the Customary Land Committees, which will be formed in Group Villages (also delimited), and will develop land use plans based on the irrigation areas as well as a regulatory framework to approve Customary Estates requests and avoid land-grabbing issues; c) the Customary Land Tribunal

that will be established at TLMA and GV level to resolve land disputes through conciliation mechanisms (conflicts are expected during the landholding registry and land consolidation processes) and; d) the Land Registry Office in Chikwawa, as a decentralized land administration instance, which will be reinforced to ensure an adequate Customary Estates register in the SVTP area.

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Support for the recognition of individual landholdings and Customary Estates. Once the CLC and TA agree on the land use plans and regulatory framework to promote Customary Estates within the future irrigation blocks, the consultancy will proceed with the delimitation of the individual landholdings. Along with the firms in charge of the agricultural development and commercialization and the farmer organizations(Component 3), land consolidation arrangements based on agribusiness proposal in the irrigated blocks will be developed. The Land Governance and Land Consolidation consultancy will also help shape and register the Customary Estate at farmer organization level and support the participatory development of the juridical statutes and bylaws for the SOCFEs, be it a cooperative or any other kind of company the farmer decides to create.

2. Sub-Component 2.2: Natural Resources Management

2.1 Overview

The GEF support will be used to develop and implement sustainable natural resource strategies at landscape level in the lower Shire landscape. This objective will be achieved through a range of activities focused on community resource management (Figure C2-7), the conservation areas (Figure C2-8), and the Elephant Marsh (Figure C2-9). At landscape and park level, activities in this subcomponent will:

- (i) **Provide funding for community-level natural resource management** in areas of the Shire that fall between conservation areas and irrigated farms. The conservation areas are: Lengwe National Park, Mwabvi and Majete Wildlife Reserves, and Matandwe Forest Reserve. In the Elephant Marsh, a Community Conservation Area is proposed.
- (ii) Provide targeted support to the listed conservation areas to **strengthen conservation and community management and encourage private sector investments**. Tourism concession investors, among others, could boost revenues for re-investment in local community development and conservation management.
- (iii) Provide support through GEF to **establish the Elephant Marsh Community Conservation Wetland Area**, based on the RAMSAR management plan. The management arrangement will place a strong emphasis on community-based natural resources strategies. The wetland management plan, currently being finalized with the support of the SRBMP-1, will provide a further reference framework. The initiative will be Malawi's first Community Conservation Sustainable Use Wetland Area.



Figure C2-7: Charcoal harvesting



Figure C2-8: Game viewing in the Shire



Figure C2-9: Elephant marsh

2.2 GEF Activity 1: National-Level Strengthening of Frameworks for Biodiversity Conservation

Lead: Environmental Affairs Department

Table C2-2: Outline of Activity 1

| Activity 1: Strengthen frameworks for Biodiversity Conservation at National level | | |
|---|---|---|
| 1.1 | Strengthen legal capacity to develop effective regulatory and administrative frameworks for implementation of the Nagoya Protocol on Access and Benefit Sharing. | <ul style="list-style-type: none"> • Develop and adopt comprehensive policy and legislation regulations and guidelines on Access and Benefit-Sharing of genetic resources. • Raise legal awareness. • Build an effective legal and institution framework. • Build capacity of national lawyers and ABS institutions. • Share experiences to foster further ABS innovation across the country. |
| 1.2 | Conduct assessment and update the IUCN Red Data list for Malawi to include threatened, endangered, endemic and rare species. | <ul style="list-style-type: none"> • Help organize the review process. • Contract suitable consultant(s). • Fund a presentation workshop. • Cover the costs of producing and distributing an updated IUCN Red List for Malawi |
| 1.3 | Increase capacity for implementation & cooperation among law enforcement agencies and relevant international organizations in range, transit, and consumer states to reduce trafficking. | <ul style="list-style-type: none"> • Implement the recommendations of the National Elephant Action Plan (NEAP) and the wider goals of the Elephant Protection Initiative (EPI). • Provide technical assistance to draw up a a National Ivory Action Plan (NIAP) for Malawi, which is now a "Country of Primary Concern". • Strengthen the capacity of the National Wildlife Crimes Investigation Unit. • Support more effective protection at landscape level. • Support training in wildlife crime investigations and prosecution case-handling in collaboration with ICCWC & SADC partners. • Participate in international meetings (DNPW and DoF). |
| 1.4 | Monitor illegal activities through remote sensing to reduce levels of illegal hunting and logging in the protected areas of the Lower Shire. | <ul style="list-style-type: none"> • Strengthen monitoring and support aerial surveys to monitor illegal hunting and logging (through geospatial monitoring, analysis, and mapping of enforcement data collected by guards and patrols). |
| 1.5 | Use marketing strategies & improve visitor attractions at sites to increase nature-based tourism in Pas. | <ul style="list-style-type: none"> • Support tourism marketing. • Support associated activities of the biodiversity and cultural assets of the lower Shire conservation areas. |

2.3 GEF Activity 2: Sustainable Landscape Management

Lead: Department of National Parks and Wildlife, Department of Forestry

Table C2-3: Outline of Activity 2

| Activity 2: Sustainable Landscape Management | | |
|--|---|--|
| 1.1 | Develop and implement three site-based management plans in collaboration with relevant stakeholders (New Lengwe, Elephant Marsh, Mwabvi). | <ul style="list-style-type: none"> Expand the existing management plan for Old Lengwe NP to incorporate management strategies for New Lengwe. Conduct field activities primarily focused on engagement strategies with local communities, monitoring and surveys, and other protected area management support (e.g. capacity-building to support new field patrol groups, establishment of scout camps, graded roads, and boundary demarcation). Support and implement the RAMSAR management plan as developed through the SRBMP-1 to establish the Elephant Marsh Community Conservation Wetland Area. |
| 1.2 | Monitor illegal activities through remote sensing to reduce the levels of illegal hunting and logging in the protected areas of the Lower Shire. | <ul style="list-style-type: none"> Strengthen monitoring and support aerial surveys to monitor illegal hunting and logging (through the geospatial monitoring, analysis, and mapping of enforcement data collected by forest guards and DNPW patrols). |
| 1.3 | Implement appropriate mitigation measures to reduce the number of Human Wildlife Conflicts and Problem Animal Control incidents. | <ul style="list-style-type: none"> Implement a range of mitigation measures to reduce the number of HWC situations, with strong community engagement and possible NGO involvement (e.g. cheap and effective fencing measures to prevent hippo entering crop fields in the Elephant Marsh) |

| | | |
|-----|---|---|
| 1.4 | <p>Establish and implement the Elephant Marsh Community Conservation Wetland Area through the endorsement of the RAMSAR nomination file and management plan.</p> | <ul style="list-style-type: none"> • Implement activities that improve biodiversity conservation outcomes (e.g. of fish biodiversity and water-birds). • Introduce and scale-up community fisheries management to boost yields. • Protect key fisheries' nursery and refuge areas • Support aspects of hydrological and biological monitoring for the mid- and long-term implementation of the plan. • DNPW & DEL work together to help design and monitor the fish biodiversity conservation program in the Elephant Marsh, consistent with the new fisheries policy and the Elephant Marsh Management Plan. • Support the development of co-management arrangements. • Pilot the development of community-based wetland ecotourism. • Promote the uptake of conservation agriculture. |
| 1.5 | <p>Increase the contribution of sustainably-managed forest ecosystems to national economies and local livelihoods for both men and women.</p> | <ul style="list-style-type: none"> • Support the expansion of forest co-management in the lower Shire basin, including at Matandwe Forest Reserve (which provides an important source of biomass fuels for communities in the lower Shire basin). • Share lessons and experiences from successful forest co-management sites (e.g. Matandwe) with forest management institutions and site managers at other forest areas and reserves (e.g. on the Kapichira/Thyolo Escarpment, to address the severe sedimentation run-off caused by deforestation practices in these areas. • Implement forest rehabilitation and forest management activities involving local communities, following prescriptions stipulated in the management plans and agreements, including: <ul style="list-style-type: none"> - tree seedling production, - tree planting, - natural regeneration initiatives, - bamboo woodlots and bamboo charcoal production, and - forest boundary maintenance. |
| 1.6 | <p>Increase nature-based tourism in PAs through marketing strategies and improving visitor attractions at sites.</p> | <ul style="list-style-type: none"> • Promote, market and implement the series of nature-based tourism packages and knowledge products produced during SRBMP-1 and aimed at regional, national, and international audiences to increase visitors to the various protected areas. |

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2.4 GEF Activity 3: Monitoring & Evaluation and Project Management

Lead: Environmental Affairs Department

Table C2-4: Outline of Activity 3

| Activity 3: Monitoring & Evaluation and Project Management | | |
|--|---|--|
| 1.1 | Build capacity for and undertake METT assessment of changes in Management Effectiveness for Lower Shire Conservation Areas. | <ul style="list-style-type: none"> Undertake periodic reviews (Project Start, Mid-term, Project End) to monitor the effectiveness of the various management prescriptions at the protected areas, in line with the tracking tools developed specifically for GEF investments Use scores to guide the implementation process and identify which activities are working and which need additional support. |
| 1.2 | Support EAD, DNPW, and DoF with management, coordination, monitoring and reporting on institutional and landscape-level interventions. | <ul style="list-style-type: none"> Provide agreed-upon support to the various government departments in order to successfully implement the project over the project duration. Support activities such as workshops, meetings, presentation, reporting and monitoring and evaluation. |
| <p>The activities will be complemented by:</p> <ul style="list-style-type: none"> investments at national level, including: technical assistance; measures to enable improved use of geospatial and mapping applications; actions to address illegal logging and combat wildlife crimes; and support for trans-frontier cooperation and operations; and a comprehensive M&E framework and GWP Tracking Tool, embedded within national institutions and used to track and monitor implementation progress and impacts, including: national level indicators to track wildlife seizures and trade, and illegal logging; and site level indicators on management effectiveness at site level. | | |

Management effectiveness baselines (METT scores) are already in place for the PAs. These indicators will be tracked and measured (Figure 3) in parallel to the M&E results framework of the overall SVTP; these indicators cover in part the use of the GEF funds but are not focused on the GEF-funded components. Based on the METT assessment an indicator for management effectiveness of conservation areas supported with GEF funds has been included as a high-level indicator in the SVTP, the results of which will be integrated into project execution and decision-making in an adaptive management approach.

Table C2-5: METT scores for the Lower Shire Protected Areas at select time intervals

| | Project Baseline (2017) | Midterm Projection (2021) | Completion Projection (2023) |
|----------------|-------------------------|---------------------------|------------------------------|
| Elephant Marsh | 18 | 49 | 73 |
| New Lengwe | 13 | 48 | 68 |
| Majete WR | 88 | 91 | 94 |
| Matandwe FR | 36 | 59 | 70 |
| Mwabvi WR | 30 | 59 | 72 |
| TOTAL | 185 | 306 | 377 |

Note: A comparison of the METT Scores of Old Lengwe and New Lengwe show the need for site investments and GEF support at New Lengwe. In April 2017, the score for Old Lengwe was 68 points, while the score for New Lengwe was only 13 points.

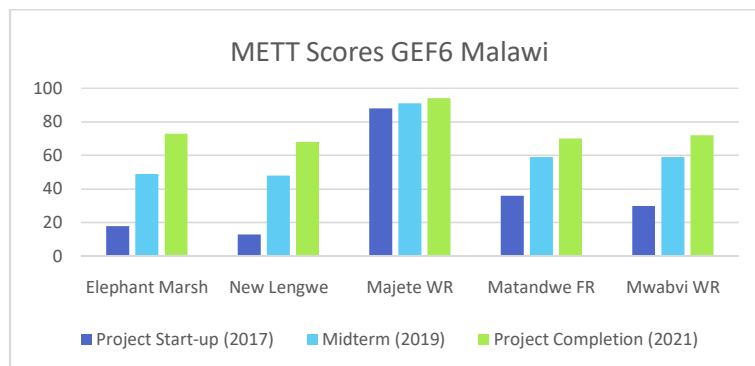


Figure C2-10: METT Scores of the selected PAs at project start, along with projected mid-term and project end scores.

Additional information on the GEF-funded activities is included in the PIM Annex 5.