

**Informal settlements
upgrading in Senegal:
Case Studies from the
Fondation Droit à la Ville
(FDV)**

PLAN OF PRESENTATION

- 1. BACKGROUND
- 2. INSTITUTIONAL REFORMS
- 3. IMPLEMENTATION OF RESTRUCTURATION
- 4. SOME EXAMPLES
- 5. PHOTOS
- 6. EXAMPLE OF A RESTRUCTURATION PLAN

BACKGROUND

Factors underlying the development of informal settlements in Senegal

a . Land legislation not adapted to the socio-cultural realities on the ground;

b . Massive rural exodus;

- c . Urban planning not coordinated with needs in terms of housing unit quantities, because of inadequate estimates of occupation rates;**
- d . Growth of urban population highly superior to the rates of wealth production in the cities;**
- e . Insufficient and inadequate control of occupation.**

INSTITUTIONAL REFORM

- **Decree 91.748 of 21 July 1991, regulating land restructuring and regularization operations in unplanned settlements**
- **The Fund for Land Restructuration and Regularization (French acronym: FORREF), created by Decree 96-386 of 15 May 1996**

INSTITUTIONAL REFORM

- **The *Fondation Droit à la Ville* (FDV) was created by the State and its partners and is considered to be in the public interest through Decree 2000-996 of 11 December 2000.**
- **FDV aims at rationalizing and coordinating the various land restructuring and regularization initiatives in unplanned settlements.**

INSTITUTIONAL REFORM

- **Creation of the Land Occupation Monitoring Department in 2005.**

Procedure for implementing land restructuration and regularization

- 1 – Baseline study in the zone to be restructured;**
- 2 – Census of owners and tenants located in the zone;**
- 3 – Compilation of a list of the area's occupants who could benefit from the land regularization process;**

4 – Organisation of future beneficiaries of parcels in economic interest groups or in cooperative, in order to secure their active participation in the execution of the land restructuration and regularization operations;

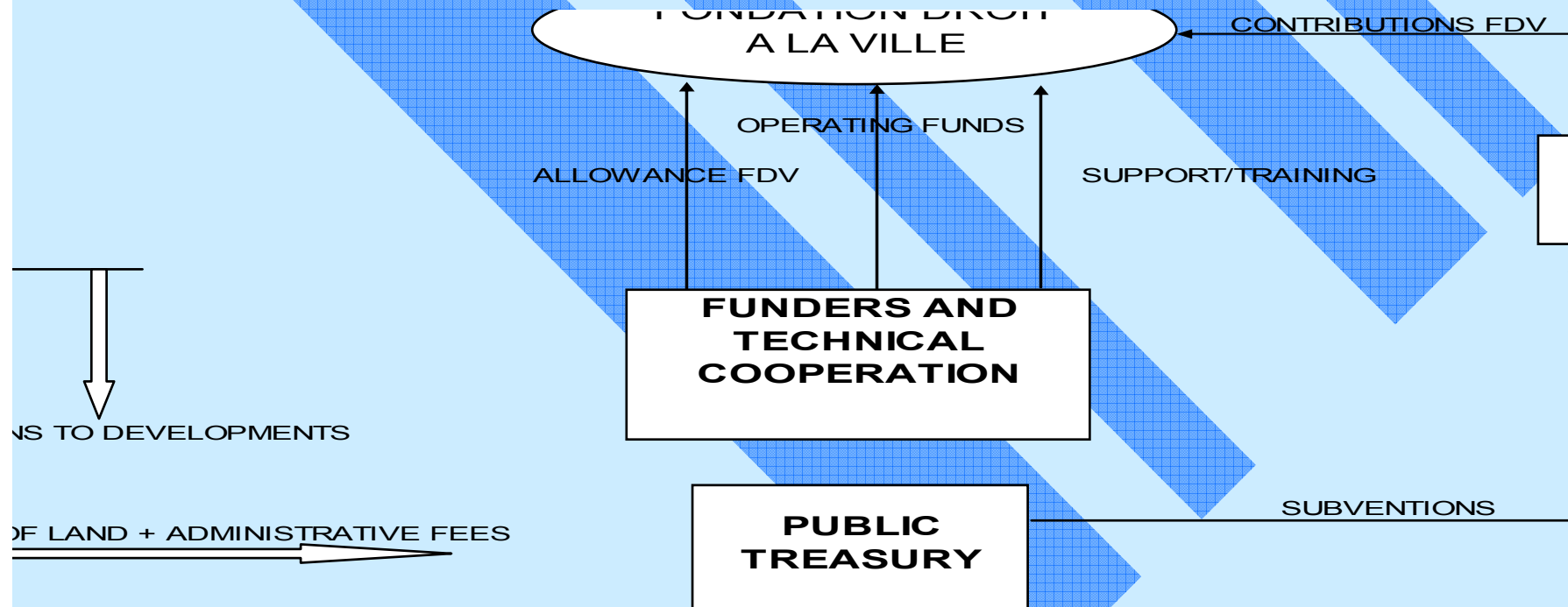
5. Development of detailed plan;

- 6. Registration, on behalf of the State, of all national lands and expropriation of private lands irregularly occupied within the perimeter of the zone, in the name of public interest;**
- 7. Development of a restructuration plan with the participation of the relevant communities during participative planning workshops;**
- 8. Agreement on the financial participation of individuals entitled to parcels of land;**

9. Urban restructuring through the creation of roads, the broadening of existing roads and clearance of land reserves for collective installations / removal-reconstruction of houses that were already in place and implementation of basic infrastructures;

10. Regularization of land and real estate occupation;

FDV FINANCIAL FLOW CIRCUIT / PUBLIC-PRIVATE PARTNERSHIP



Interventions

- **Pikine Irrégulier Sud in Dakar : 190 ha – 75 000 residents: incomplete activities – KFW Funds**
- **Pikine in Saint-Louis : 180 ha – 65 000 residents: nearing completion, with a rain water sanitation system. Climate change successfully taken into account – UE Funds**
- **Khouma in Richard-Toll 130 ha – 25 000 residents: idem with water sanitation system, UE Funds**

Clearance process



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Construction of roads with interlocking paving stones



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Commercial and craft activities revitalise the area



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