



## *ITEM 5*

*REM and WPLA collaboration.  
The REM program of work and potential extensions*

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**Nuria Raga, REM member**



**4-5 April 2023**

**13th session of the Working Party on Land Administration**

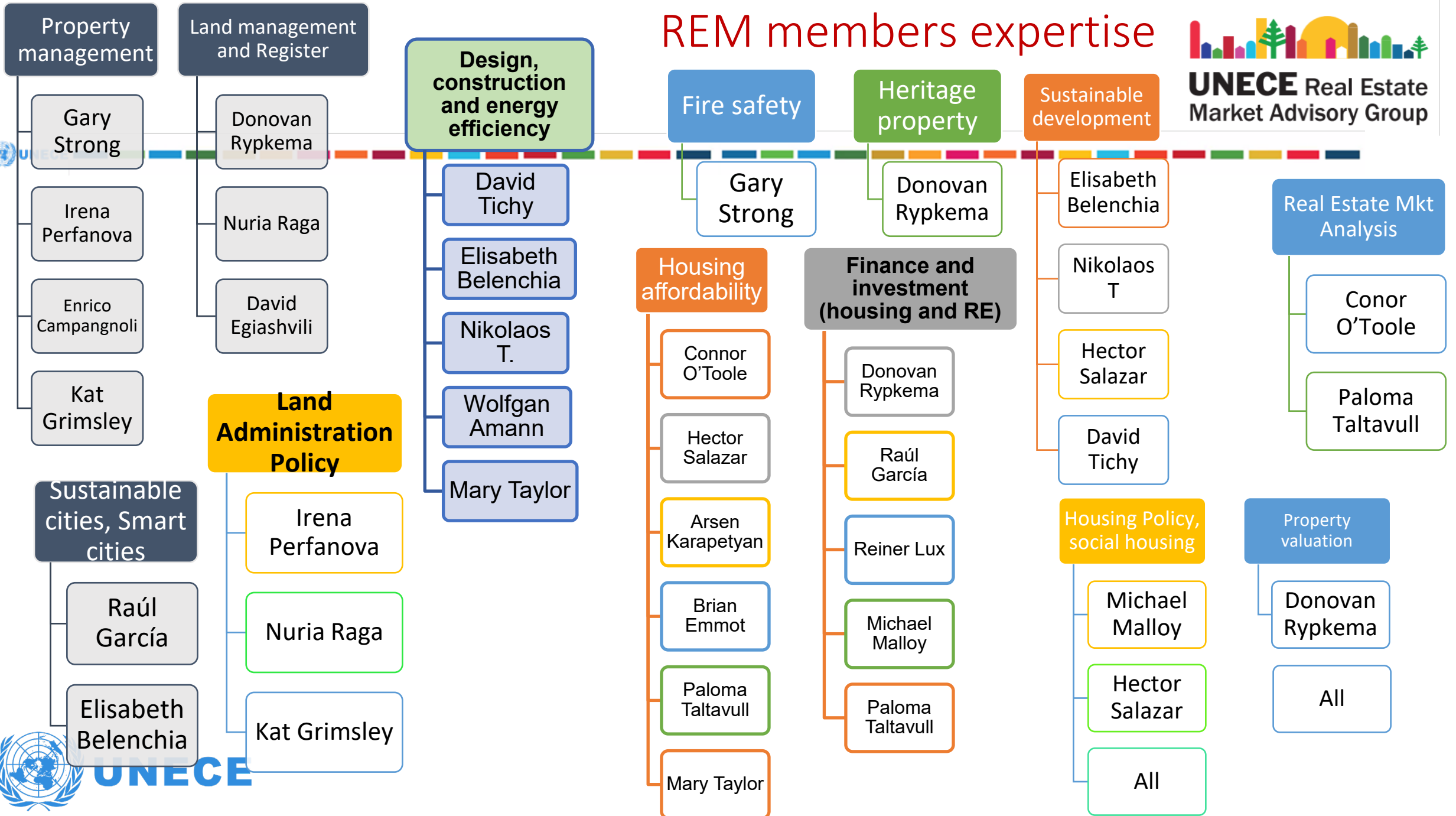
# REM Mandate, 2023-24

- ECE/HBP/2022/7
- 1. The Real Estate Market (REM) Advisory Group **supports the Committee and the Working Party on Land Administration** in the implementation of their **programmes of work**.
- 2. The Advisory Group **assists** the Committee and the Working Party on Land Administration **to develop** stronger and more sustainable housing real estate markets and smart sustainable cities; the Advisory Group **reports** to both bodies.
- 22 members who are experts on different real estate and housing topics from 14 countries

# REM Topics for Contribution areas

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- The UNECE logo, consisting of a blue globe icon and the text "UNECE", is positioned at the top left of the slide.
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- A decorative horizontal bar with a repeating pattern of small colored squares in blue, green, yellow, orange, red, and purple spans the width of the slide.
- Real Estate markets: analysis, dynamics, including housing prices and real estate
  - Housing affordability and affordable housing
  - Design and construction of affordable housing
  - Sustainable cities and smart cities.
  - Finance and investment: finance innovation, PPP, and analysis
  - Property management and land management. Registers and property rights
  - Energy efficiency in buildings and decarbonization; energy poverty
  - Social Housing and Housing Policy
  - Property valuation, standards
  - Heritage properties

# REM members expertise



# Program of Work activities (ECE/HBP/2022/8)

- Thematic priorities of the Advisory Group during 2022-23:
  - (a) affordable, adequate and healthy housing, and real estate markets;
  - (b) the sharing economy in the housing market;
  - (c) housing finance (including transparent financial products for housing);
  - (d) climate neutral and energy efficient buildings and cities;
  - (e) refurbishing, retrofitting and decarbonizing housing stock;
  - (f) property valuation and registration;
  - (g) fire safety in buildings;
  - (h) smart, circular and sustainable cities;
  - (i) land markets and land administration (related topics like land planning and housing sustainability); and
  - (j) urban planning and design

# Activities during 2022

- Publications: Sharing Economy and its effects on housing markets, 2022
- Short documents (advisory activity)
  - Ukrainian War refugees analysis, March-April 2022
  - Green Finance, July 2022
  - Housing affordability, Sept 2022
- Conferences and events participation
  - May 2022 – AHA. Madrid 2022. Side event and plenary panel
    - 6 REM members
  - June, 2022 – World Urban Forum, Katowice
    - **Panel. Socioeconomic challenges to make smart cities more sustainable (selected).** 5 REM members
  - August, 2022 – Barcelona, ENHR conference, August 30th to September, 1st. Sharing economy
  - October – 83rd Session of the committee on Urban Development Housing and Land Management
    - 1 Panel, 2 participations plus the official presentation. 8 REM members



# REM Activities in 2022

## Meetings and presentations related to REM activities

- Annual meeting of the REM Advisory Group, 21 January 2022.
- Side event “Scaling-up financing for Sustainable Urban Infrastructure – Experiences from the UNECE Region”. A paper on innovative finance was presented by Raul Garcia Rodriguez, Geneva, Switzerland, 7 April 2022.
- Side event to the International Housing Forum in Madrid, Spain, 17 May 2022. Panel on “Sources of lack of housing affordability: Evidence from different countries”.
- Speaker at AHA Forum meeting on Removing Barriers to Affordable Housing, 20 May 2022. Panel on barriers to “Ownership and Tenure”.
- Side event to the World Urban Forum, Katowice, Poland, 26-30 June 2022. Voices from Cities event “Housing challenges for Circular Cities: Socioeconomic challenges to make smart cities more sustainable”.
- Annual Conference of the European Network for Housing Research (ENHR), Barcelona, Spain, 30 August – 2 September 2022. A paper on the sharing economy in the housing sector was presented by Paloma Taltavull de La Paz
- San Marino 83<sup>rd</sup> Bureau meeting: Panel on finance, on Smart sustainable cities, REM panel, energy price panel



# Terms of Reference for 2023- 2024

Real Estate Market Advisory Group for Sustainable, Climate-  
Neutral and Energy-Efficient Buildings and Cities



# Program Work: 2023-2024



- Current working on:
  - Guidance and assessment
    - Topic: Planning systems in UNECE countries (as a UNECE collaboration of Uzbekistan country and Tbilisi city-Georgia country)
    - Energy and climate change: Task Force on Energy Efficiency in Industry in UNECE group of experts
  - Providing inputs for country profiles
  - **Formats and deliverables** for REM participation, written documents (for required topics)
    - Policy Briefs (PB short, 3-4 pages)
    - Best practices proposals and recommendations (BPG, around 20 pages document).
    - Short documents of recommendations
- Starting with:
  - Climate and energy topics
  - Collaborate with WPLA. Inputs in projects:
    - Informal Settlements
    - Develop plans and the role of Cadaster and Land Registry
    - Databases accessibility and the implementation rules **for information security**

# Potential topics

- **Policy briefs and best practices guidelines:**
  - **Urban Planning and Master plans**
  - **Housing affordability and energy poverty.**
- **Guideline documents** on Digital transformation, Land Management, Urban Planning, building decarbonization, and Green financing.
- **Urban development and joint initiatives** with municipalities for energy poverty. Case studies or best practices.
- Dissemination activities in academic and policy frameworks.
  - ERSA International Congress (30 August-1st September).. Panel discussion
- **WPLA collaboration:**
  - Country profile inputs
  - Land Tenure security

# Potential topics



## Conferences and meetings:

- 7-9 June 2023 – Social Housing Festival in Barcelona together with Committee Bureau and REM members to PARTICIPATE in a side event together with Housing Europe
- 28-29 September 2023 – Housing Europe: Vienna Conference on affordable rental and conference on capacity building for district renovation.
- 1st September 2023 – Urban Development Group EU Spanish Presidency, Madrid PARTICIPATE . **ERSA conference- REM panel.**



# WPLA & REM COOPERATION ON LAND MANAGEMENT



Nuria Raga, REM member

Compromise and expertise to contribute

Themes

Means

# WPLA-REM COOPERATION THEMES

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- Land Administration Reviews - Country Profiles
  - Informal settlements (inputs to the report)
  - “Digital transformation and land administration -Sustainable practices from the UNECE region an beyond”
  - “Sustainable Development and Security of Property Rights in the UNECE Region: An assessment of perceived tenure security for land and housing”
  - Ecosystems of actors and security in land administration

# WPLA-REM: COOPERATION THEMES

- KEY SUBJECTS on Land Administration TO COOPERATE:

- **I-SECURITY**

- **II-URBAN PLANNING AND DEVELOPMENT**

- **III-LA ACTORS INTERPLAY**

# WPLA-REM: COOPERATION THEMES:

- I-SECURITY in LA
  - TENURE/REAL RIGHTS SECURITY
  - DATA SECURITY
  - CYBER/SYSTEM SECURITY
  - HUMANS RIGHTS: PRIVACY

# WPLA-REM: COOPERATION THEMES: I.1

- I-SECURITY in LA
  - I.1.TENURE/REAL RIGHTS SECURITY
    - PHYSICAL & MENTAL SECURITY
    - LEGAL SECURITY
    - ECONOMIC SECURITY
    - PERCEIVED SECURITY



# WPLA-REM COOPERATION THEMES: I-SECURITY in LA: (I.1.) Tenure Security

- **PHYSICAL & MENTAL SECURITY:**

- Health conditions (Air, Water, °C....)
- Reciprocal environmental impacts
- Fire prevention
- Vulnerability requirements
- Neuroarchitecture

- **PERCEIVED SECURITY**

- Behavior impact

- **ECONOMIC SECURITY** (Affordability & Sustainability)

- Mortgages & Consumers
- Accurate valuation
- Secondary markets
- Green bonds & Public subsidies
- Energy efficiency
- Money laundry prevention

- **LEGAL SECURITY**

- Land dispute minimization
- Secure tenure rights: Formalizing informal settlements
- LR reconstruction & Real rights after War

# WPLA-REM COOPERATION THEMES: I-SECURITY in LA (1,2,3,4)

- DATA SECURITY
  - Quality Accuracy-costs
  - Storage and process-costs
  - Long term conservation
- CYBER/SYSTEM SECURITY
  - Identification
    - cyber attack itself & liable person
    - LR-CR-MbR interconnection
  - Reparation means & consumers actions
- PRIVACY

# WPLA-REM COOPERATION THEMES:

## II-URBAN PLANNING AND DEVELOPMENT



### • II-URBAN PLANNING AND DEVELOPMENT

- LAND & URBAN PLANNING
- GEOGRAPHICAL DATA: compatibility, methodology
- NATIONAL/SUPRANATIONAL DATA BASE
  - Storage
  - Process
  - Accessibility

# WPLA-REM COOPERATION THEMES:

## III-LA ACTORS INTERPLAY

### •CONDITIONS:

- COMPETENCES/ ROLES
- GOALS ALIGNMENT
- TRANSPARENCY

### •REQUISITES:

- COMMUNICATION
- CIVIL SERVANTS & EMPLOYEES TRAINING
- NEW PLATFORMS/SERVICES USERS' ASSISTANCE

### •MEANS:

- DIGITAL TOOLS:
  - Language & Platforms/Systems
  - Digital Data Methodology & Info re-use
  - Interconnection & BIM/AI/...
- URBAN PLANNING DATA BASE

### •TARGETS

- COMPREHENSIVE, ACCURATE LAND DATA & EFFICIENT DATA RE-USE
- ACCESSIBILITY TO URBAN PLANNING -IMPROVE DEVELOPMENT
- INCREASED SECURITY

# WPLA-REM COOPERATION MEANS

- **ADVICE**
  - Research, Surveys, Reports
  - Policy briefs
  - Panel collaborations
  - Presentations
- **CAPACITY BUILDING**
  - In-place training
  - Case studies
  - Specialized webinars



Thanks for your attention