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A new property regime in Kyrgyzstan; an investigation into the links between land reform, food security, and economic development

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GLOSSARY

(partly based on Bruce [11])

Access to land	The ability to use (landed) property
Access to food	The ability to acquire available food from earnings and transfers
Architectura	Offices of the State Committee on Architecture and Construction (Gosstroj), a government agency for city and regional planning. It registers urban owners and users of immovable property and reports this information to the rayon tax office.
Associations of registered peasant ¹⁷	A category of farming enterprises devised to cope with the fact farms that peasant farmers often worked cooperatively.(and typically under old management structures)
BTI	Bureau of Technical Inventory concentrates all information on immovable property (construction plans of houses, apartments, etc.) in urban areas.
Bundle of rights	The several rights that constitute a tenure; alternatively, all the rights belonging to various persons or groups in a piece of property.
Cadastre	A system of recording different forms of land tenure such as ownership, leasehold, easements, mortgages and different types of common, communal or customary land tenure.
Command economy	An economy in which not prices but (governmental) commands and directives determine production
Common property	A commons from which a community can exclude non-members and over which the community controls use.
Commons	Land or another natural resource used simultaneously or serially by the members of a community
Communal property	See common property
Deeds registration	A registration of deeds on property
Food security	Sustained and assured access by all social groups and individuals to food adequate in quantity and quality to meet nutritional needs - to live an active and healthy life (This definition used by FAO and UN does not mention two other important determinants of food security: Availability and Utilization, see paragraph 2.3.2)
GosRegister	Institute created to develop and implement a new unified system of Land Registration in the Kyrgyz Republic, as a result of the November 1998 Law on State Registration of Rights to Immovable Property.
Immovable property	Property in land and attachments (European Civil Law)
Imported tenure system	Tenure system copied from another country
Individual property	Property held by a natural person or legal entity

¹⁷ Note that 'peasant' in this context does not have the connotation of 'backward' or 'subsistence'. It is used for individually operated farms as the result of poor translations and censorship. (See page 7)

Inheritable use rights	System of tenure under which use rights pass from a deceased owner to his or her heirs
Institutions	The established rules and customary relationships of a social organization
Land	Any part of the earth's surface which can be owned as property, and everything annexed to it, whether by nature or by hand of man. (In legal terms also a thin layer of earth beneath the surface and a certain layer of 'air' above this surface is considered property and the rights to land can be executed as the same rights in those layers)
Land Administration	A rayon level office organization of the State Institute for Land Resources and Land Management (Kyrgyzgiprozem). Compiles annual inventories of land resources with detailed data on land holdings and agricultural land users. (Also called offices of Land management or offices of Land Engineering).
Land Certificate	A formal document and proof of land tenure issued a by rural committee showing the size of each individual and family land share and the initial cost of the land in soms. (The certificate must be registered in the land cadastre of the rayon land management office to become valid)
Land reform	The attempt to change the land tenure (and often improve the distribution among right holders to support a certain goal)
Land share	An individual property share in rural property of a former state or collective farm, prorated according to the labor contribution of the individual on the farm
Land survey	Determining the boundaries of rights to land and fixing the location of a parcel of land
Land tenure	Shortly: Right(s) in land. Formally: The institutional arrangement of rules, principles, procedures, and practices, whereby a society defines control over, access to, management of, exploitation of, and use of means of existence and production.
Land tenure security	Tenure perceived as held without risk of loss except for customary rulings or formalized expropriation with fair compensation
Land tenure system	All the tenure types provided for by a statutory or customary (legal) system, taken together.
Landed property	Property rights of land held under ownership rights
Livelihood	Adequate stocks and flows of food and cash to meet basic needs
Mortgage	A contract by which a borrower commits land as security for a loan
Opportunity set	An individual's physical and emotional capacities plus legal or customary understandings of potential options that are conditioned by actual choices of others
Parcel	A contiguous area of land acquired as a unit under one title

Peasant ¹⁸ Farm	An independent farming complex operated by a single family or operated by more than a single family in which case family members, relatives, and other individuals can jointly run the farming unit (Art. 2 of the Law of Peasant Farms of the Kyrgyz Republic)
Personal property	Property other than real property (Anglo-American usage)
Plan economy	An economy in which the production is determined by central planning. Usually referred to as a central plan economy because generally the state determines an annual national economic plan.
Private property	Property held by natural or legal private persons
Property	A set of rights and responsibilities concerning a thing, often stated as rights in a thing, to show they are rights against everyone.
Property regime	A complex of rules, principles, and procedures that regulates legitimate control over, access to, and conditions of use of, means of existence and production
Public property	Property held by any level of government
Real property	Property in land and attachments (Anglo-American usage)
Regime	A complex of rules, principles and procedures that regulates legitimate control over, access to, and conditions of use of things
Sporadic registration	Registration of property separately from others in the area, voluntarily and generally at the expense of the owner of rights to the property.
Sustainability	The maintenance or enhancement of resource productivity on a long-term basis.
Systematic registration	Registration of all property in an area at the same time, usually compulsory and without charge to the owners of rights to the property
Tenure	Shortly: Right(s) in a thing; Formally: The institutional arrangement of rules, principles, procedures, and practices, whereby a society defines control over, access to, management of, and use, of a thing.
Title registration	A land registration system that confers a guarantee of the title by the registration authority
Ugodia	Rural land specifically designated for agricultural production and initially subject to a different tenure system in Kyrgyzstan

¹⁸ Note that 'peasant' in this context does not have the connotation of 'backward' or 'subsistence'. It is used for individually operated farms as the result of poor translations and censorship. (See page 7)

