



# PROPERTY RIGHTS PROGRAM (PRP)

Second Annual Summary Report  
(October 2015 – September 2016)



**OCTOBER 2016**

This publication was produced for review by the United States Agency for International Development. It was prepared by Tetra Tech.

**This publication was produced for review by the United States Agency for International Development by Tetra Tech, through the Property Rights Program in Kosovo under the Strengthening Tenure and Resource Rights (STARR) Indefinite Quantity Contract (IQC), USAID Contract Number AID-OAA-I-12-00032 / AID-I67-TO-I4-00006.**

**This report was prepared by:**

Tetra Tech  
159 Bank Street, Suite 300  
Burlington, Vermont 05401 USA  
Tel: (802) 658-3890  
Fax: (802) 495-0282  
E-Mail: [international.development@tetratech.com](mailto:international.development@tetratech.com)

**Tetra Tech Contacts:**

Brian Kemple, Chief of Party  
Bedri Pejani Street, Building 3, Floor 3  
10000 Pristina, Kosovo  
Tel: +381 (0)38 220 707 Ext. 112  
Email: [brian.kemple@prpkos.com](mailto:brian.kemple@prpkos.com)

John (Jack) Keefe, Senior Technical Advisor/Manager  
159 Bank Street, Suite 300  
Burlington, Vermont 05401 USA  
Tel: (802) 658-3890  
Email: [jack.keefe@tetratech.com](mailto:jack.keefe@tetratech.com)

Don Cuizon, Deputy Chief of Party  
Bedri Pejani Street, Building 3, Floor 3  
10000 Pristina, Kosovo  
Tel: +381 (0)38 220 707  
Email: [don.cuizon@tetratech.com](mailto:don.cuizon@tetratech.com)

**Cover Photo:** On July 19, 2016, PRP held a launch event in Viti/Vitina municipality to mark the beginning of grassroots activities to raise awareness around property rights and to improve the quality of delivery of property registration services. The event targeted local citizens and youth, but a number of dignitaries and national level officials were in attendance also. The event featured remarks by the US Ambassador, the First DPM, and the Mayor of Viti/Vitina (pictured), and they noted the importance of equality in property rights and of enabling women in Kosovo to exercise their property rights freely. They also drew attention to the dialogue now taking place in homes and communities on this topic, citing PRP's work to raise awareness of this issue in Kosovo society.

# PROPERTY RIGHTS PROGRAM (PRP)

Second Annual Summary Report  
(October 2015 – September 2016)

OCTOBER 2016

## **DISCLAIMER**

The author's views expressed in this publication do not necessarily reflect the views of the United States Agency for International Development or the United States Government.



# TABLE OF CONTENTS

<b>TABLE OF CONTENTS</b> .....	<b>I</b>
<b>ACRONYMS AND ABBREVIATIONS</b> .....	<b>III</b>
<b>EXECUTIVE SUMMARY</b> .....	<b>I</b>
HIGHLIGHTS FOR YEAR TWO .....	1
CHALLENGES AND OPPORTUNITES FOR YEAR THREE .....	6
Challenges.....	6
Opportunities .....	7
<b>KEY ACTIVITIES CARRIED OUT IN YEAR TWO</b> .....	<b>9</b>
National Strategy on Property Rights Developed AND All-But-Finalized for Submission to GoK for Adoption.....	9
MoJ and PRP Develop Joint Plan for Next Steps.....	11
EU Attention on the National Strategy.....	12
Support to MoJ for Drafting of Law on Notary.....	13
Comprehensive Research on Notary Practice in Selected EU Member States to Inform Policy Choices	13
Development of Package of Legislative Amendments to Support Women’s Rights in Inheritance and Address Delayed Inheritance .....	14
Supporting the MoJ in Developing Concept Document on Construction Land.....	14
Close Cooperation with EU-Funded Civil Code and Property Rights Project.....	14
Evaluation Report for the CCPR Project Praises CCPR-PRP Coordination and Cites the Inclusive Approach Taken for the National Strategy as Exemplary .....	14
First Deputy PM Kuçi Praises USAID PRP at CCPR Close-Out Event.....	15
Coordination with World Bank RECAP on the National Strategy and the Law on Cadastre.....	15
US Ambassador Cites Statistics from PRP’s Survey on Property Rights .....	15
Supporting GoK ‘Doing Business’ Initiative .....	16
Meeting with MIA to Discuss Civil Registry Database.....	16
AI’s to Support the Implementation of the Law on Kosovo Property Comparison and Verification Agency (KPCVA) Approved by Kosovo Assembly.....	16
Identification of Problems Arising from Interpretation of Law by KCA.....	16
Roundtable for Journalists on Property Issues and National Strategy.....	16
Comprehensive Research on Caseflow Management of Property Cases Lays Ground for Specific Interventions to Reduce Delays .....	17
Preliminary Findings from Analysis of Caseflow of Property Cases.....	18
Analysis of Judicial Practice in Property Rights .....	19
Report on the Ability of Members of Minority Communities in Kosovo to Exercise their Property Rights .....	19
Report on Delayed Inheritance.....	20
Workshop in Krusha e Madhe.....	20
PRP Elicits Input on National Strategy from Judicial Advisory Committee .....	20
Working with USAID CLE and US INL to Expand the Use of Mediation in Property Rights Disputes...	20
PRP Conceives and Conducts Extensive Media Campaign on Women’s Property Rights.....	21
PRP Launches Grassroots Activities on Women’s Property Rights .....	21
USAID/Washington Include PRP’s Work in Coverage in Global Public Relations Initiative.....	23
Preparations Made for Second Annual Survey on Property Rights .....	24
Technical Support for E4E Partner and Sub-Grantees.....	24
Facilitating Administration of Administration Instruction for the Joint Registration of Property by Spouses .....	26
PRP Photo Selected for International Youth Day Social Media Toolkit.....	26
Management Training for Municipal Gender Officers.....	26
Other Media Events and Activities on Women’s Property Rights .....	26
PRP Facilitates Roundtable on Women’s Property Rights with USAID General Counsel John Simpkins	27
Conducting a Program of Reform Activities to Improve the Property Rights Regime at the Municipal Level.....	27
PRP Completes Legal Research to Inform Field Research Performed at the Municipal Level.....	27

USAID/Washington ADS-548 Review Team Provide its Approval of the PRP Cadastral Data Archive (CDA) Pilot Concept .....	28
<b>KEY ACTIVITIES PLANNED FOR YEAR THREE .....</b>	<b>29</b>
OBJECTIVE 1: BETTER COORDINATION AND POLICY PRIORITIES .....	29
Proposed Key Year Three Activities .....	29
OBJECTIVE 2: IMPROVED COURT PROCESSES RELATED TO PROPERTY CLAIMS .....	29
Proposed Key Year Three Activities .....	29
OBJECTIVE 3: ENHANCED WOMEN'S RIGHTS TO USE PROPERTY IN PRACTICE .....	29
Proposed Key Year Three Activities .....	29
OBJECTIVE 4: IMPROVED COMMUNICATION, ACCESS TO INFORMATION AND UNDERSTANDING OF PROPERTY RIGHTS .....	30
Proposed Key Year Three Activities .....	30
<b>PROJECT SPECIFIC PERFORMANCE INDICATORS .....</b>	<b>31</b>
<b>PROJECT STAFF .....</b>	<b>36</b>

# ACRONYMS AND ABBREVIATIONS

ADS	Automated Directives System
AGE	Agency for Gender Equality
AI	Administrative Instruction
ACDC	Advocacy Center for Democratic Culture
ATRC	Advocacy Training & Resource Center
BIRN	Balkan Investigative Reporting Network
CCPR	European Commission Liaison Office Support to Civil Code and Property Rights Project
CDA	Cadastral Document Archive
CLE	Contract Law Enforcement Project
CoMs	Courts of Merit
CSD	Communication for Social Development
CSO	Civil Society Organization
CTG	Core Technical Group
DCM	Differentiated Case Management
DO	Development Objective
DPM	Deputy Prime Minister
E4E	Engagement for Equity
EU	European Union
G2G	Government to Government
GIS	Geographic Information System
GoK	Government of Kosovo
IQC	Indefinite Quantity Contract
INL	Bureau of International Narcotics and Law Enforcement Affairs (U.S. Dept. of State)
IR	Intermediate Result
JAC	Judicial Advisory Committee
KAP	Knowledge, Attitudes, and Practices Survey
KBA	Kosovo Banking Association
KCA	Kosovo Cadastral Agency
KCBS	Kosovo Center for Business Support
KJC	Kosovo Judicial Council

KPCVA	Kosovo Property Comparison and Verification Agency
KTV	Kohavision (television network)
MCO	Municipal Cadastral Office
MESP	Ministry of Environment and Spatial Planning
MGO	Municipal Gender Officer
MIA	Ministry of Internal Affairs
Moj	Ministry of Justice
OPM	Office of the Prime Minister
PFD	Partnerships for Development Project
PRP	Property Rights Program
PSA	Public Service Announcement
RECAP	World Bank Real Estate Cadastre and Registration Project
RMS	Record Management Specialist
SBCC	Social Behavior Change Communications
SPO	Strategic Planning Office
STTA	Short-Term Technical Assistance
STARR	Strengthening Tenure and Resource Rights
TWG	Thematic Working Group
UNMIK	United Nations Interim Administration Mission in Kosovo
USAID	United States Agency for International Development

# EXECUTIVE SUMMARY

The rule of law in Kosovo is constrained by poorly defined and enforced property rights, especially the property rights of women and members of minority communities. The absence of an effective property rights regime weakens democratic governance, impacts human rights, disempowers women and impedes economic growth.

The Property Rights Program (PRP) is a four-year USAID project implemented under four objectives:

**Objective 1:** Better Coordination and Policy Priorities

**Objective 2:** Improved Court Procedures Related to Property Claims

**Objective 3:** Enhance Women's Rights to Use Property in Practice

**Objective 4:** Improved Communication, Access to Information and Understanding of Property Rights

The PRP promotes sustainable solutions by building capacity within Kosovo's institutions and civil society to take ownership of and direct the reforms to strengthen property rights and the rule of law that are required for Euro-Atlantic integration and economic development. PRP facilitates effective donor and government stakeholder coordination such as supporting the Ministry of Justice (MoJ) to lead development of the National Strategy on Property Rights through an inclusive and participatory process. PRP provides technical assistance to the Kosovo Judicial Council (KJC) to develop, pilot, and test improved court procedures to efficiently adjudicate property claims and disputes.

PRP is carrying out extensive and varied public outreach activities to spark public discussion of the challenges women face in exercising their property rights and to prompt change in social attitudes and behaviors. PRP is also working with USAID's E4E partner and sub-grantees to help them support and undertake activities that reinforce PRP's public outreach efforts.

In addition, PRP is working directly with municipal administrations to enable them to make it easier for their citizens to register their property and exercise their property rights, by streamlining procedures; encouraging the sharing of information among local institutions and making legal information readily available to the public.

## HIGHLIGHTS FOR YEAR TWO

### OBJECTIVE 1: BETTER COORDINATION AND POLICY PRIORITIES

**NATIONAL STRATEGY ON PROPERTY RIGHTS DEVELOPED ON SCHEDULE AND ALL-BUT-FINALIZED FOR SUBMISSION TO GOK FOR ADOPTION.** Year Two saw the initiative to develop the National Strategy on Property Rights (the National Strategy) progress from its starting point, the Issue Document, to the preparation of a complete National Strategy document with Implementation Plan. The Implementation Plan indicates for each strategic objective of the National Strategy the concrete measures, activities and sub-activities, indicators, implementing institutions, and the expected costs required for implementation. The National Strategy document is based on over 150 pages of research, which will be attached as Annexes.

By the end of Year Two the complete National Strategy draft was being translated into Albanian and Serbian for posting by the MoJ for public notice and comment. The National Strategy is on track to be submitted to the GoK in November 2016, and it is expected that the GoK will adopt the National Strategy before the end of the year.

## **MOJ AND PRP DEVELOP JOINT PLAN FOR NEXT STEPS FOR ADOPTION AND IMPLEMENTATION OF NATIONAL STRATEGY.**

PRP worked closely with the MoJ to develop the timetable and steps to be taken to move the National Strategy through the adoption process by the GoK (expected by the end of 2016) and into the implementation phase, i.e., developing the extensive legislative amendments needed to implement the National Strategy and create a legal framework governing property rights that is clear, comprehensive, consistent and modern.

## **COMPREHENSIVE RESEARCH ON NOTARY PRACTICE IN SELECTED EU MEMBER STATES TO INFORM POLICY CHOICES AS IT REVISES LAW.**

The research surveys the notary practice in 13 European states with respect to key policy issues and practices that determine the notary's role and scope of authority in society.

## **DEVELOPMENT OF PACKAGE OF LEGISLATIVE AMENDMENTS TO SUPPORT WOMEN'S RIGHTS IN INHERITANCE AND ADDRESS DELAYED INHERITANCE.**

At the request of the MoJ, PRP developed proposed revisions to a package of laws (the Law on Inheritance; the Law on Notary; the Law on Non-Contested Procedure; and the Law on Civil Registry) to improve the legal framework governing inheritance, with an aim of addressing two important challenges in Kosovo's property sector: the challenges women face in exercising their property rights; and the difficulties posed by outdated land records and informal relations. The legislation is expected to be sent to Parliament before the end of 2016.

## **CLOSE AND EFFECTIVE COOPERATION WITH EU-FUNDED CIVIL CODE AND PROPERTY RIGHTS PROJECT (CCPR).**

The two projects met on a monthly basis with the MoJ; they produced a joint paper on international practice with respect to women's renunciation of their property rights; they sponsored a joint workshop on socially owned property for the CTG; and CCPR experts participated actively in the development of the National Strategy. PRP also attended the meetings of the CCPR Steering Committee. In addition, PRP arranged for CCPR to consult with the Judicial Advisory Council to gather information on issues arising in judicial practice in the areas to be addressed by the Civil Code. (The JAC has been formed with PRP support to provide judicial perspective and guidance on issues affecting the courts and on larger reform initiatives.)

## **EVALUATION REPORT FOR THE CCPR PROJECT PRAISES CCPR-PRP COORDINATION AND CITES THE INCLUSIVE APPROACH TAKEN FOR THE NATIONAL STRATEGY AS EXEMPLARY.**

The draft evaluation report of the Assessment Team for CCPR notes that the inclusive, participatory approach taken by the MoJ-PRP initiative to draft the National Strategy would be a viable model for drafting the Civil Code, too. According to the draft report, this approach should be taken as regional best practice. It suggested that using similar approaches in the future could have a positive impact in fostering cooperation across development initiatives.

The Team notes, "There is no doubt that the level of coordination reached [between PRP and CCPR], in this case through an MoU and several (monthly) meetings, has been a success that opened the field for future similar experiences in any field of work between these organizations as main donors in the region, and its future continuation will have indeed a very positive impact in development cooperation policies."

## **OBJECTIVE 2: IMPROVED COURT PROCEDURES RELATED TO PROPERTY CLAIMS**

### **COMPREHENSIVE RESEARCH ON CASEFLOW MANAGEMENT OF PROPERTY CASES LAYS GROUND FOR SPECIFIC INTERVENTIONS TO REDUCE DELAYS.**

In Year Two PRP conducted extensive research of the caseflow management of property cases in its pilot courts (Courts of Merit), analyzing over 1,800 disposed cases and 2,130 pending cases. The

most general finding is that property cases take an average of three years (far in excess of international standards) and that there is very little management applied in the courts.

This research has enabled PRP to develop preliminary findings and sets the stage for the development of specific recommendations for measures to reduce undue delays in the adjudication of property cases. These recommendations will be presented in November 2016.

**ANALYSIS OF JUDICIAL PRACTICE IN PROPERTY RIGHTS.** By the end of Year Two PRP commenced its analysis of judicial practice in property law, i.e., the quality and consistency of the courts' decisions in adjudicating property cases. PRP's initial empirical research and analysis, presented in the Caseload Management Report, revealed that as much as 70% of property rights cases are disposed on procedural grounds (i.e., without a decision on the claim itself) and also with significant delays. PRP tasked its RMS's within the CoMs to gather relevant data on this issue as they inventory pending cases. Data gathered to date show that a significant number of property case decisions are reversed by the Appeal Court and Supreme Court.

PRP has made the following initial findings from its analysis of judicial practice, including a review of 150 decisions of the Court of Appeals, of which 50 apply to property rights cases. Following further research, PRP will work with the courts to focus their attention problematic issues and help the courts resolve property disputes in a legally appropriate, consistent and predictable manner.

**REPORT ON THE ABILITY OF MEMBERS OF MINORITY COMMUNITIES IN KOSOVO TO EXERCISE THEIR PROPERTY RIGHTS.** PRP submitted to USAID its report, "Issues Affecting the Ability of Members of Minority Communities in Kosovo to Exercise Their Property Rights," which presents findings and recommendations with respect to key topics related to minority communities and displaced persons. USAID has accepted the Report, but has requested that the Report be expanded to include two additional topics.

**REPORT ON DELAYED INHERITANCE.** PRP submitted to USAID its report, "Informality in the Land Sector: The Issue of Delayed Inheritance in Kosovo." It has been reported by the KCA that a substantial percentage of the land records on file with the KCA are quite out of date, with many properties registered in the name of persons long deceased. PRP's report analyzes the implications of this situation and proposes approaches for bringing such land records up to date, organized around the different fact situations that will likely be encountered. The findings of this Report have informed PRP's work on the package of laws related to inheritance and reforms contemplated by the National Strategy.

**WORKING WITH USAID CLE AND US INL TO EXPAND THE USE OF MEDIATION IN PROPERTY RIGHTS DISPUTES.** PRP provided comments on the draft law being developed by USAID CLE for the MoJ, in connection with helping to determine the kinds of property cases for which the requirement of mandatory mediation would be appropriate. PRP and CLE have agreed to develop guidelines for judges on referring cases to mediation and to provide training to judges in that area. At the municipal level, PRP will work with notaries to have them refer to mediation disputes that arise in inheritance proceedings. PRP also met with representatives of the US State Department Bureau of International Narcotics & Law Enforcement to discuss ways to support their pilot project in mediation, which is intended to develop and test court-annexed mediation.

### **OBJECTIVE 3: ENHANCED WOMEN'S RIGHTS TO USE PROPERTY IN PRACTICE**

**PRP CONCEIVES AND CONDUCTS EXTENSIVE MEDIA CAMPAIGN ON WOMEN'S PROPERTY RIGHTS.** PRP commenced its national media campaign on women's property rights with a high-visibility launch event on International Human Rights Day (December 10 2015), where PRP unveiled its first PSA. The event featured remarks by then President of Kosovo, Atifete Jahjaga, US Ambassador Greg Delawie, and Minister of Justice Hajredin Kuçi. Since then PRP produced 23 different public service announcements (PSA's) that have been broadcast on national and local TV, radio and social media in Albanian and Serbian. The PSA's are designed to reach three target audiences identified for the campaign (women of ages 18-45; men of ages 18-45; and parents

of adult children ages 45-65). The spots also include short news features showing success stories about women exercising their property and inheritance rights. These products feature real people from different communities in Kosovo and include parallel products in Albanian and Serbian. For all campaign products, PRP has developed versions with English subtitles for USAID's Facebook page, YouTube and other venues frequented by foreigners.

PRP has augmented its media campaign with a billboard campaign in many locations in Kosovo. In addition, PRP has sponsored a number of TV programs and newspaper articles to inform the public about women's property rights.

### PRP LAUNCHES GRASSROOTS ACTIVITIES ON WOMEN'S PROPERTY RIGHTS.

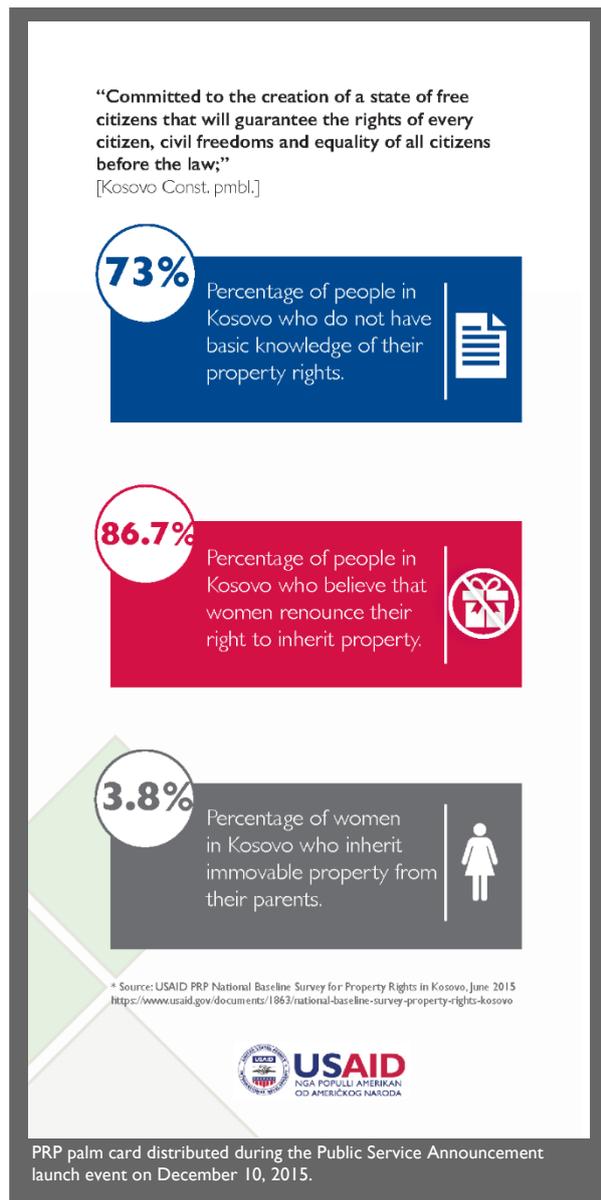
To complement PRP's media campaign PRP carried out a number of grassroots activities to bring to communities the message of women's equal right to inherit and use property. The grassroots activities included a children's art activity; a high-visibility launch event in Viti/Vitina that featured a demonstration of forum theater as a medium for raising social issues for reflection and discussion; and a number of public outreach activities in various communities with citizen-advocate volunteers and the Forum of Women Judges and Prosecutors.

### USAID/WASHINGTON INCLUDES PRP'S WORK FOR COVERAGE IN GLOBAL PUBLIC RELATIONS INITIATIVE.

The USAID Contractor "Cloudburst," which has been hired by USAID/Washington's Land Tenure and Resource Management Office for public relations on activities carried out under the STARR IQC, has selected the USAID Property Rights Program in Kosovo – particularly its work to support women's property rights – as a subject for some extensive coverage. Following a visit in June 2016 by a Cloudburst photo-journalist, Cloudburst and USAID/Washington announced plans to carry out a number of activities related to PRP's work: a webinar on Kosovo's updated Land Tenure Profile; publishing an Op-Ed by Deputy Prime Minister Kuçi in the Reuters online journal, *Place* (<http://place.trust.org>), and having Reuters journalists prepare a complementary background article.

**PREPARATIONS FOR SECOND NATIONAL SURVEY ON PROPERTY RIGHTS.** PRP has commenced the competitive procurement process to award the sub-contract to conduct the next annual national survey on property rights in Kosovo, to monitor changes in the public's attitudes toward and awareness of property rights issues from the time of PRP's first, survey, *National Baseline Survey for Property Rights in Kosovo*. The survey will be conducted in late 2016.

**PRP PHOTO SELECTED FOR USAID INTERNATIONAL YOUTH DAY SOCIAL MEDIA TOOLKIT.** A photo from PRP's outreach activity with the children of Viti/Vitina municipality, held on June 2016, was among the photos selected from USAID Programs around the world for inclusion in the Social Media Tool Kit, which USAID developed to observe International



Youth Day. The photo selected shows Viti/Vitina second-graders drawing pictures on the topic of “Home and Family.”

**TECHNICAL SUPPORT FOR E4E PARTNER AND SUB-GRANTEES.** Over Year Two PRP provided extensive technical support to the USAID Engagement for Equity (E4E) Implementing Partner, ATRC to increase its capacities for internal management and for soliciting, awarding and administering grants. PRP also worked closely with ATRC in its orientation sessions for potential grant applicants; and worked closely with sub-grantees to apprise them of the issues affecting the ability of women to exercise their property rights freely and equally and the work underway to address those issues.

**FACILITATING IMPLEMENTATION OF ADMINISTRATIVE INSTRUCTION FOR THE JOINT REGISTRATION OF PROPERTY BY SPOUSES.** At the request of the AGE, PRP produced an animated video public service announcement to inform the public about the AI and the requirements and procedures for registering property jointly. The PSA was presented in a high-profile launch event of the AI on June 15, 2016, which was chaired by Prime Minister Isa Mustafa and featured remarks by USAID Mission Director James Hope.

#### **OBJECTIVE 4: IMPROVED COMMUNICATION, ACCESS TO INFORMATION AND UNDERSTANDING OF PROPERTY RIGHTS**

**CONDUCTING A PROGRAM OF REFORM ACTIVITIES TO IMPROVE THE PROPERTY RIGHTS REGIME AT THE MUNICIPAL LEVEL.** During Year Two, PRP had conceived and designed a program of activities to improve municipal services related to property registration and property rights at the local level. The activities are aimed at identifying ways to improve the practices of municipal institutions, increase their cooperation and streamline their operations and procedures; to make information available to citizens on their legal rights and obligations related to property and on how they can exercise their property rights; and to assist the municipality in supporting women’s property rights.

PRP has drafted a detailed action plan of these activities, which was shared with and welcomed by the Mayor of Viti.

The Action Plan consists of the following objectives:

- Simplifying property registration with a focus on property rights arising out of (a) inheritance; (b) a court adjudication; (c) a private purchase and sale; and (d) legalization;
- Improving information-sharing and cooperation among relevant local institutions (e.g., the municipal cadastral office; the civil status office; the courts; the notaries; and municipal departments);
- Working with local institutions to support women’s property rights;
- Developing handbooks and supporting training for the MCO and other staff on improved policies, procedures and operations;
- Producing useful and clear legal information for the public;
- Conducting a survey within the community to determine if people have registered their property, and if not, why not; and
- Supporting public outreach by the municipal administration to local citizens on women’s property rights.

**PRP COMPLETES LEGAL RESEARCH TO INFORM FIELD RESEARCH PERFORMED AT THE MUNICIPAL LEVEL.** Over the summer, PRP completed its analysis of the law governing property registration, with a focus on four scenarios (inheritance, court adjudication,

private purchase and sale, and legalization) along with other laws relevant to property rights. PRP was assisted in this work by a summer intern from the JD/LLM program of Ohio Northern University. PRP has hired STTA to work with PRP staff to conduct field research on the practice of the municipal cadastral office (MCO) and other relevant institutions in Viti/Vitina pertaining to property registration and inheritance issues.

Relevant laws include the Law on Cadaster 04/L-1; the Law on the Immovable Property Register 2002/5 (and amendments 2003/13, 04/L-009); the Law on Property and Other Real Rights 03/L-154; the Administrative Instruction No. 02-2013 on Implementing the Law on Cadaster; the AI No. 02/2012 on fees and charges of cadastral services and products rendered by Municipal Cadastral Offices and licensed surveying companies; and the AI on Licensing of Surveying Companies and Surveyors 01-2013.

The purpose of this analysis is to identify and address inconsistencies and contradictions within the governing law in order to simplify and streamline the property registration process and encourage citizens to formalize their property rights and relations. PRP has also correlated these findings with the National Strategy on Property Rights to ensure consistency. The findings from the legal research will serve as a starting point for analyzing practice “on the ground.”

**USAID/WASHINGTON ADS-548 REVIEW TEAM PROVIDE ITS APPROVAL OF THE PRP CADASTRAL DATA ARCHIVE (CDA) PILOT CONCEPT.** During Year Two, PRP developed a terms of reference around a concept originally submitted to USAID/Kosovo in FY 2015 to scan, index, and make electronically available on a geographic information system (GIS) database archived historical cadastral records. Later to be referred to as the CDA Pilot, the concept was submitted to USAID/Washington for ICT evaluation pursuant to ADS-548. The ADS-548 Review Team found the CDA Pilot concept submission to be “thorough and well written; there are no apparent risks associated with this project.” This was a significant hurdle cleared toward the initiation of this very important and valuable activity. Efforts to preserve these documents are extremely worthwhile to protect the foundation of land information which is stored in first instance at the municipal level. These archived cadastral documents, when brought into the digital age, can play a greater role in helping to adjudicate property disputes and improve service delivery overall in matters of immovable property.

## **CHALLENGES AND OPPORTUNITIES FOR YEAR THREE**

### **CHALLENGES**

PRP anticipates the following political, financial, and technical challenges which will confront the Project, stakeholders, and the Government of Kosovo in Year Three of the Project:

- Political stability remains a potential challenge to carrying out comprehensive reforms in policy and law. It is to be hoped that the Government will be in a position to adopt the National Strategy expeditiously after it is submitted, so that PRP can commence the next stage of the work – supporting the development of the legislation needed to implement the National Strategy
- A persisting challenge to developing and carrying out comprehensive reforms in Kosovo is the difficulty to achieve consistency and uniformity in policymaking and legislative drafting across ministries. The issues that PRP is addressing in the area of property rights implicate many different laws and governmental bodies. For a new law or policy to be effective, it is essential that all laws touching on the same issues be harmonized with the new law or policy in a timely way. This, however, is rarely done. Ministries develop their own legislative agendas independently and then are compelled to carry them out. PRP is addressing this challenge by identifying all the legal acts related to issues to be addressed, along with the corresponding responsible institutions, and adopting inclusive mechanisms and modalities in reform initiatives to encourage consensus among the institutions and direct their energies to common goals.

- It is important for land records to be open and accessible – for general transparency, improved spatial planning and efficient and open land markets. Kosovo officials and institutions often express their inability to make the land records of the Kosovo Cadastral Agency publicly available owing to the requirements of the Law on the Protection of Personal Data that is currently in force. The draft National Strategy calls for changes in all relevant laws to make clear and ensure that cadastral records are full accessible to the public. It remains to be seen, however, whether the political will can be marshalled to secure the adoption and implementation of this policy in law.
- Kosovo governmental institutions do not share official information easily or effectively, such as the Municipal Cadastral Offices, the Civil Status Office, and courts and notaries. A lack of integrated processes constrains efficient resolution of court claims and delivery of services to citizens. Strengthened processes and procedures alone are not sufficient; they must be complemented with incentives and training to change attitudes and behaviors about the public sector's duty to improve its performance and its delivery of services to Kosovo's citizens.
- Entrenched cultural and traditional attitudes, beliefs and behaviors about the proper role of women in society, and about the rights of women to inherit, own and use property are not easily overcome. Proposed changes to the law, while helpful, will not ensure that women's rights are respected and enforced in practice.
- PRP's extensive research of the courts' management and adjudication of property cases reveals serious problems within the courts. At present there is very little management of property cases – and by extension – civil cases, and adjudication is attended by very protracted delays. There is also a lack of consistency within judicial practice in handling property disputes. While PRP is designing specific measures to facilitate solutions to these challenges, they will require that the courts recognize the situation and are ready to adopt measures to address it.
- Traditions and customs of dealing with land and legal relations in an informal manner – i.e., not going through formal inheritance proceedings; not documenting purchases and sales of lands; not registering one's rights in the Cadastre; not registering ones marriage – create obvious challenges for efforts to put Kosovo society on a modern footing and fully institute the rule of law.

## OPPORTUNITIES

While the challenges of enabling Kosovo citizens to exercise their property rights in a clear, easy and straightforward manner are daunting, Kosovo also presents some significant positive factors that create opportunities for progress. These include the following:

- The outspoken support provided by the former Minister of Justice (now First Deputy Prime Minister) for the development of an actionable National Strategy on Property Rights has provided a very strong basis for moving that process forward in an effective, inclusive and timely manner. Furthermore, once the National Strategy is adopted, the support and leadership of the DPM will help ensure the effective cooperation and support of the ministries and government bodies responsible for developing implementing legislation
- The issues that PRP is addressing – challenges that citizens face in establishing and exercising their property rights – are easily understood by average people as well as officials and resonate with their own personal lives and concerns. This makes it possible to generate societal and institutional engagement with the issues to a greater degree than is often the case with legal reforms; and as concrete reforms are announced and explained to citizens, they may assert their rights more actively and demand that the new law be applied and their rights recognized.
- Kosovo has a very young population with a modern approach to social media and a desire to see Kosovo modernize and be fully integrated into Europe. This creates fertile conditions for PRP's

public outreach campaigns on gender and other issues to generate support and resonance within Kosovo society. These youthful segments of society appear to be receptive to modern values and attitudes about gender equality, and ready to challenge the traditional social attitudes and behaviors that currently impede social equity and inhibit the development of a better property rights regime in Kosovo.

# KEY ACTIVITIES CARRIED OUT IN YEAR TWO

## NATIONAL STRATEGY ON PROPERTY RIGHTS DEVELOPED AND ALL-BUT-FINALIZED FOR SUBMISSION TO GOK FOR ADOPTION

Year Two saw the initiative to develop the National Strategy on Property Rights (the National Strategy) progress from its starting point, the Issue Document, to the preparation of a complete National Strategy document with Implementation Plan. The Implementation Plan indicates for each strategic objective of the National Strategy the concrete measures, activities and sub-activities, indicators, implementing institutions, and the expected costs required for implementation. The National Strategy document is based on over 150 pages of research, which will be attached as Annexes.

By the end of Year Two the complete National Strategy draft was being translated into Albanian and Serbian for posting by the MoJ for public notice and comment. The National Strategy is on track to be submitted to the GoK in November 2016, and it is expected that the GoK will adopt the National Strategy before the end of the year.

The process to develop the National Strategy went through many stages.

**SUBCONTRACTOR HIRED TO DEVELOP THE CONCEPT NOTES.** PRP conducted an open tender and hired a subcontractor to field and administratively manage technical experts to conduct legal research and draft and revise the Concept Notes. PRP worked closely with the technical experts, managed their technical out and reviewed drafts on an ongoing basis. PRP also provided the experts with background materials and the results of its research on inheritance and renunciation; the exercise by minorities of property rights; delayed inheritance (problems posed by outdated land records) and other analyses and materials produced by PRP.

**CONCEPT NOTES DEVELOPED AND REVIEWED PERIODICALLY BY INCLUSIVE EXPERT GROUPS.** The National Strategy was developed through research and analysis grouped around the five “pillars” or overarching themes, to be addressed by the National Strategy. The five Concept Notes have served as the basis for the National Strategy. When finalized, the Concept Notes consisted of over 150 pages of narrative, analysis and recommendations on the specific measures to be effected by changing existing law.

Each draft Concept Note was reviewed periodically by the Thematic Working Group (TWG) responsible for the respective subject area of the National Strategy. Each TWG consisted of representatives of relevant local institutions, local organizations and donors. The TWG’s brought area-specific expertise to the review of the Concept Notes and had over 70 members in all. Over 15 TWG meetings were held to help identify issues to be addressed by the National Strategy, propose solutions and review the Concept Notes at various stages of their development. The TWG meetings proved effective in acquiring professional input and active support from stakeholders who are also future implementing partners for the Strategy’s policy measures.



D. ZEQIRI / USAID PRP

The TWGs were organized around five core clusters of technical and legal issues to be addressed in the National Strategy on Property Rights (National Strategy) and the companion document, “National Property Rights Strategy: The Way Forward,” with the Core Technical Group (CTG)

providing oversight over the development of the National Strategy. The TWGs represented a comprehensive array of government institutions and civil society and consist of qualified local technical experts. The TWGs were charged with providing technical input to inform the development of the Concept Notes for National Strategy. The TWGs were organized around the following subject categories:

1. Developing a Clear Legal Framework on Land Rights
2. Promoting Vibrant Land Market to Fuel Economic Growth
3. Strengthening the Role of Courts to Recognize, Determine and Enforce Property Rights
4. Issues Related to the Stabilization and Association Agreement and Property-Related Human Rights of Members of Non-Majority Communities
5. Guaranteeing and Enforcing the Property Rights of Women

Work with the TWG's began with introductory sessions in October where the MoJ briefed the TWG members on the overall initiative to develop the National Strategy, the goals, schedule and approach to the work; and PRP experts provided an overview of the issues to be addressed in their Concept Documents and solicited initial comments and recommendations. These were followed by sessions in December, where PRP experts presented the Rationale of their respective Concept Notes, which includes three sections: a situation assessment, current policies, and problem definition. Participation was high and discussion lively and constructive at all of these sessions.

Throughout the process, PRP provided its own review and guidance to the experts to ensure consistency in approach and format; facilitated a clear identification of the issues that impede economic growth; ensured that comments received from the Thematic Working Groups (TWGs) are incorporated and that the drafts are in line with Kosovo's National Economic Reform Program, the Stabilization and Association Agreement, and the National Development Strategy. PRP has also worked closely with Mr. Lulzim Beqiri, who represents the MoJ and serves as the Chairman of the CTG, consulting with him and engaging him in every stage of the process.

In addition, prior to the first TWG meetings PRP met with proposed TWG members to explain the initiative and confirm their readiness to participate. The responses the project received were positive. Participation in the TWGs include officials from the Ministry of Justice, the Ministry for European Integration, the Ministry for Local Government Administration, the Association of Kosovo Municipalities, the Office of Prime Minister and the Ministry of Environment and Spatial Planning, among others.

**COURTS BROUGHT INTO THE PROCESS.** In connection with the TWG for Pillar 3, (Strengthen the Role of Courts to Recognize, Determine and Enforce Property Rights), it was agreed that the Kosovo Judicial Council (KJC) designate judges to participate in TWG 3, and PRP requested that the KJC designate judges selected from PRP's Judicial Advisory Council. PRP held orientation sessions with the judges to acquaint them with the National Strategy.

**CORE TECHNICAL GROUP OVERSEES PROCESS AND REVIEWS DRAFTS AT KEY JUNCTURES.** The Core Technical Group (CTG) is the body responsible for overseeing the development of the National Strategy and consists of representatives of relevant GoK ministries and agencies. It is chaired by the MoJ. The CTG reviewed work products at key junctures in the process. In April 2016 the CTG conducted a two-day working session to review the final Concept Notes, once they had been cleared by the TWG's, with the experts responsible for each Concept Note making a brief presentation and answering questions and comments.

The CTG next reviewed the first draft narrative version of the National Strategy (the "Zero" Draft), which consists of a conceptual outline with narrative content that provides strategic direction to the National Strategy and identifies key policy approaches. In August reviewed the first complete draft of the National Strategy, which contains the additional information and analysis required by the GoK

protocols governing strategy development as found in “Administrative Instruction 02/2012 on the Procedures, Criteria and Methodology for the Preparation and Approval of Strategy Documents and Plans for Their Implementation.” Among other things, this requires the inclusion of a section on the budgetary impact assessment of the National Strategy and an action plan for implementing the Strategy (Implementation Plan).

During each review the CTG made comments and suggestions that were incorporated in the document at the next stage of development.

**CLOSE COORDINATION WITH THE SPO TO SECURE THE TIMELY ADOPTION OF THE NATIONAL STRATEGY.** PRP facilitated close coordination between the MoJ and the Strategic Planning Office (SPO) of the Office of the Prime Minister to discuss in detail procedural steps required for approval of the National Strategy on Property Rights. The SPO is responsible for ensuring that strategic and planning documents are drafted in accordance with the standards and procedures defined by the Government. The SPO has been continuously involved in the Strategy drafting process and they will be closely involved in finalizing the Strategy Action Plan once the National Strategy has been adopted.

**INCORPORATION OF THE NATIONAL STRATEGY INTO THE NATIONAL DEVELOPMENT STRATEGY.** PRP also supported the MoJ in coordinating efforts with the SPO to ensure that the technical requirements are met for incorporating the National Strategy into the National Development Strategy. These include developing indicators for monitoring implementation and conducting budgetary impact assessment. The SPO suggested that this close collaboration could serve as a model for other institutions who must prepare technical information for the National Development Strategy.

**COORDINATION BETWEEN THE MOJ AND MESP.** PRP facilitated coordination between MESP and the MoJ, where it was agreed that the MoJ would take the lead in addressing the outdated land use designation of “construction land,” which is a Yugoslavian legacy.

PRP and USAID PFD worked with their respective counterparts, MESP and MoJ, to achieve agreement that the program currently underway to legalize constructions built without a permit would be modified to include the determination of ownership in the legalized property and related land parcel. (The legalization program as currently configured results in the issuance of a certificate of legalization that attests to the conformity of the construction to basic safety requirements but does not determine or confirm ownership, with the result that the certificate does not entitle its holder to register the property in the cadastre.) The newly agreed-upon approach will facilitate the formalization of property rights in Kosovo.

In addition, at PRP’s request, the MoJ organized a meeting with the Director and staff of MESP’s Department of Spatial Planning, Housing and Construction and the Director and staff of the Spatial Planning Institute, along with experts from PRP and USAID PFD, to solicit comments to ensure that the National Strategy takes an approach on spatial planning that is consistent with MESP’s current initiatives in that area.

**SUB-CONTRACT AWARDED TO DEVELOP IMPLEMENTATION PLAN.** As the Zero draft of the National Strategy was in process, PRP contacted an open tender procurement to award a subcontract to develop the Implementation Plan.

### **MOJ AND PRP DEVELOP JOINT PLAN FOR NEXT STEPS**

PRP worked closely with the MoJ to develop the timetable and steps to be taken to move the National Strategy through the adoption process. For the MoJ this work was led by Mr. Lulzim Beqiri, who is the Director of the MoJ’s Department for Policy Coordination and European Integration and who also serves as the Chairman of Core Technical Group that is overseeing the development of the National Strategy.

The MoJ and PRP have agreed to the following plan of action to move the National Strategy forward in compliance with GoK requirements:

1. The finalized draft National Strategy and Action Plan will be posted for public notice and comment on the Ministry of Justice Website and distributed to key property rights stakeholders. The potential respondents are given 15 days to provide comments to the National Strategy and Action Plan. Potential respondents also include all ministries that might be affected by the National Strategy, including the Legal Department of the Office of the Prime Minister. (It was agreed that the MoJ would post the National Strategy Document for public notice and comment and then submit the National Strategy to the GoK in a form that reflects that consultation. It was thought that this would be more efficient and effective than having the GoK solicit public comment. )
2. Once comments are received, an Explanatory Memorandum will be prepared, listing all relevant comments received. Subsequently, a final Core Technical Group (CTG) workshop will be organized, to review comments received through the public consultation process and provide final input.
3. Following conclusions of the CTG workshop, the Explanatory Memorandum, along with the comments received, will be updated to include justifications for accepting or rejecting comments received.
4. The draft National Strategy and Action Plan will undergo final revision and will be submitted to the MoJ.
5. The General Secretary of the MoJ will submit the draft National Strategy together with all accompanying documents to the Office of Strategic Planning of the Office of the Prime Minister, in order for the SPO to provide its assessment on whether the document can be submitted for approval in the Government Meeting. Within 15 days of receiving the draft, the Strategic Planning Office will provide its written opinion on the matter.
6. The General Secretary of the MoJ will also submit the draft National Strategy together with all accompanying documents to the Ministry of Finance. Within 15 days of receiving the draft, the Ministry of Finance shall provide its written opinion on the fiscal impact of the National Strategy.
7. When positive opinions have been received from the SPO and Ministry of Finance the draft National Strategy will be submitted for approval in the Government Meeting. (Note that all materials submitted to the government meeting must be submitted to the OPM 15 days in advance of the meeting at which the item will be discussed.)
8. Once the National Strategy has been formally adopted, PRP will support the MoJ in holding a highly visible launch event.

## EU ATTENTION ON THE NATIONAL STRATEGY

It is reported that the European Union Office in Kosovo intends to report on the progress of the National Strategy in the European Commission's annual country report on Kosovo (formerly known as the Progress Report).

## SUPPORT TO MOJ FOR DRAFTING OF LAW ON NOTARY

PRP funded and participated in a two multi-day working session to advance and the work on the draft Law on Notary. Participants included representatives from the MoJ, KJC, Kosovo Chamber of Advocates, Kosovo Chamber of Notaries, and the Swiss Coordination Office Twinning project, “Improving Approximation of Laws and Coherence of the Legal Framework.” Throughout the sessions, views were sharply divergent on the appropriate role and functions of notaries, with the Chamber arguing for greatly expanded powers and functions, and the two USAID projects sharing an opposing view.



Participants discuss the Draft Law on Notary during a three-day workshop cosponsored by PRP and the MoJ in October 2015.

D. ZEQRIRI / USAID PRP

To assist the MoJ in making policy decisions, PRP conducted research to analyze and compare the practice of selected EU member states with respect to the scope of notaries’ power (as first described below).

## COMPREHENSIVE RESEARCH ON NOTARY PRACTICE IN SELECTED EU MEMBER STATES TO INFORM POLICY CHOICES

PRP undertook this research to inform the MoJ’s policy-making as it drafts the Law on Notary. The research surveys the notary practice in 13 European states with respect to issues that have been discussed during roundtables held by the MoJ on the proposed draft. These include the following:

1. The notary’s role in non-contested procedures, including non-disputed inheritance proceedings.
2. The professional requirements for becoming a notary.
3. Examination of notaries: who conducts examinations; how is the examining board composed, etc.
4. Requirements as to the number of notaries to be licensed as compared with the national population.
5. The form of organization of notaries, i.e., whether they are in a self-regulating chamber, are directly under the authority of a ministry, etc.
6. The extent to which notarial forms (contracts) are required for economic transactions, and the extent to which parties may bring their own contracts for notarial action; and the kind of notarial action required, i.e., substantive review of the terms of the contract or verification of the parties.
7. (Related to point 6 above) the types of transactions for which notarial forms are required.
8. Other matters for which notarial action is required, and the nature of that action.
9. The basis for notarial fees (e.g., Are they related to the value of the property in question? Are they established by statute?)
10. Whether notaries have malpractice or similar insurance.

PRP first presented to USAID for review and comment its draft Report on the findings from this research; and then finalized the Report and presented it to the MoJ. The MoJ was very pleased with

the Report, noting that the Report provided very useful guidance for making key decisions on the scope of notaries' authority, which is a matter that is highly contested and controversial in Kosovo.

### DEVELOPMENT OF PACKAGE OF LEGISLATIVE AMENDMENTS TO SUPPORT WOMEN'S RIGHTS IN INHERITANCE AND ADDRESS DELAYED INHERITANCE

At the request of the MoJ, PRP developed proposed revisions to a package of laws (the Law on Inheritance; the Law on Notary; the Law on Non-Contested Procedure; and the Law on Civil Registry) to improve the legal framework governing inheritance, with an aim of addressing two important challenges in Kosovo's property sector: the challenges women face in exercising their property rights; and the difficulties posed by outdated land records and informal relations.

The revisions are designed to create procedural safeguards to ensure that women – and all heirs – are notified that an inheritance proceeding is underway; are not omitted from the Act of Death issued by the Civil Status Office; are informed of the consequences of renouncing one's inheritance; and are given a period of reflection to enable them to make decisions on their inheritance with due deliberation. The revisions also reinforce the requirement to invoke criminal penalties against those who seek to hide heirs or to coerce heirs to renounce their inheritance.

The revisions also introduce the principle of constructive notice for cases of delayed inheritance to make it possible for inheritance proceedings to move forward without delay without the participation of heirs who are not interested in asserting their rights.

### SUPPORTING THE MOJ IN DEVELOPING CONCEPT DOCUMENT ON CONSTRUCTION LAND

PRP supported to the MoJ in drafting the Concept Document for Construction Land; and in convening a two-day working session of experts representing various GoK ministries and stakeholders to complete the Concept Document. Work on the Concept Document has been guided by PRP's research under the National Strategy, CCPR's Property Rights Reform Plan, and information acquired during individual meetings with relevant experts and practitioners, including representatives from the municipality of Prishtinë/Priština.

### CLOSE COOPERATION WITH EU-FUNDED CIVIL CODE AND PROPERTY RIGHTS PROJECT

PRP and CCPR cooperated and coordinated their activities very closely and congenially. The two projects met on a monthly basis with the MoJ; they produced a joint paper on international practice with respect to women's renunciation of their property rights; they sponsored a joint workshop on socially owned property for the CTG; and CCPR experts participated actively in the development of the National Strategy. PRP also attended the meetings of the CCPR Steering Committee. In addition, PRP arranged for CCPR to consult with the Judicial Advisory Council to gather information on issues arising in judicial practice in the areas to be addressed by the Civil Code. (The JAC has been formed with PRP support to provide judicial perspective and guidance on issues affecting the courts and on larger reform initiatives.)

### EVALUATION REPORT FOR THE CCPR PROJECT PRAISES CCPR-PRP COORDINATION AND CITES THE INCLUSIVE APPROACH TAKEN FOR THE NATIONAL STRATEGY AS EXEMPLARY

The EU's Assessment Team for the CCPR met with PRP to solicit comments related to the performance of the CCPR and on the EU's approach in organizing the project. PRP also attended working sessions convened by the CCPR Assessment Team, which presented the Team's mandate; and its initial findings to stakeholders for discussion.

The Assessment Team's draft evaluation report notes that the inclusive, participatory approach taken by the MoJ-PRP initiative to draft the National Strategy would be a viable model for drafting the Civil Code, too. According to the draft report, this approach should be taken as regional best

practice. It suggested that using similar approaches in the future could have a positive impact in fostering cooperation across development initiatives. (Please note: PRP has not yet received a copy of the final Evaluation Report.)

The draft Evaluation Report also praised the close cooperation between PRP and CCPR:

"There is no doubt that the level of coordination reached [between PRP and CCPR], in this case through an MoU and several (monthly) meetings, has been a success that opened the field for future similar experiences in any field of work between these organizations as main donors in the region, and its future continuation will have indeed a very positive impact in development cooperation policies. This cooperation has not only been reflected in the sharing of experiences and division of tasks, with PRP assuming the lead in the National Property Rights Strategy, but has its most relevant expression in the production of joint papers, such as the one referred to as *Joint Paper on Strengthening Women's Right to Property* already referred to above."

"As a result of this cooperation, regular meetings between the CCPR, PRP project and MoJ were taking place on a monthly basis (first Wednesday of the month). In general terms the coordination with the PRP project has been very successful and has avoided not only overlapping but also [*sic*] a joint coordination of activities."

### FIRST DEPUTY PM KUÇI PRAISES USAID PRP AT CCPR CLOSE-OUT EVENT

DPM/Moj Kuçi was among the speakers at the close-out Visibility Event for the EU-funded Civil Code and Property Rights Project, and he praised the close cooperation between PRP and CCPR, citing the findings in the report issued by the independent evaluators of CCPR.

### COORDINATION WITH WORLD BANK RECAP ON THE NATIONAL STRATEGY AND THE LAW ON CADASTRE

PRP met with Mr. David Egiashvili, expert for World Bank RECAP, which is providing support to the Kosovo Cadastral Agency, who brought PRP up to date on developments and requested PRP's participation in reviewing the new draft Law on Cadastre when it is ready.

PRP noted to Mr. Egiashvili three key points that it would like to see reflected in the draft Law on Cadastre.

- The Cadastre should be publicly available and accessible for free, including information about the owner of a property.
- Cadastral fees should be based on a cost-recovery basis.
- It would be desirable to have the local Municipal Cadastral Offices brought under the authority of the KCA, rather than remaining under the authority of the municipalities (which is the position set forth in the Concept Document for the draft Law, and which the World Bank supports).

PRP also met with Mr. Peter Laaraker, the expert hired by the World Bank, to draft the new Law on Cadastre.

### US AMBASSADOR CITES STATISTICS FROM PRP'S SURVEY ON PROPERTY RIGHTS

At the Launch Event of the Credit Guarantee Fund, which was supported by the USAID EMPOWER Credit Support Program, the US Ambassador spoke and cited statistics related to the low number of women-owned businesses and the challenges women face in exercising their property rights.

## SUPPORTING GOK 'DOING BUSINESS' INITIATIVE

With USAID support, the GoK has formed a Task Force to coordinate efforts to improve Kosovo's ratings in the World Bank Doing Business survey. Among the indicators in the Survey is "Registering Property." PRP is working with USAID PFD to support the GoK's efforts to carry out reforms in this area. In this connection PRP provided input on the findings and recommendations to be advanced related to the Doing Business indicator, "Registering Property," and strategized with PFD on common issues and challenges related to legalization, inheritance and the registration of legalized constructions in the cadastral register.

PRP also identified in its own research and analysis factors that can have a bearing on the success of the GOK's program for legalizing constructions built without a permit, and shared these findings with PFD, which is providing assistance to MESP in connection with the legalization program.

PRP also attended the session of the National Council for Economic Development where the GoK announced and led discussion of this initiative.

## MEETING WITH MIA TO DISCUSS CIVIL REGISTRY DATABASE

PRP met with officials from the Ministry of Internal Affairs to obtain clarification on the technical capabilities and use of the Civil Registry in the Civil Status Office. This issue arises in connection with the problem that heirs are often omitted from the Act of Death; and PRP is seeking to learn whether the Civil Registry affords officials the ability to check citizens' declared information on heirs with any reliability. Further discussions with MIA officials will be held after they complete their internal inquiries.

## AI'S TO SUPPORT THE IMPLEMENTATION OF THE LAW ON KOSOVO PROPERTY COMPARISON AND VERIFICATION AGENCY (KPCVA) APPROVED BY KOSOVO ASSEMBLY

In June 2016 the Kosovo Assembly approved the Law on the KPCVA. This Law ensures the implementation of the technical agreement on cadastre reached between Kosovo and Serbia in 2011 facilitated by the European Union. The Kosovo Property Agency (KPA) will be transformed into the KPCVA, which is mandated to compare and verify the cadastral records returned by Serbia.

To facilitate this process, PRP supported the KPA in 2015 in drafting five Administrative Instructions (AIs) as secondary legislation in compliance with the KPCVA Law and the Kosovo-Serbia Technical Agreement. Now that the Law is approved, and the AIs are ready to be sent to the government for approval, the KPCVA has the legal basis to begin its mandate.

## IDENTIFICATION OF PROBLEMS ARISING FROM INTERPRETATION OF LAW BY KCA

PRP and the Contract Law Enforcement (CLE) project met with Mr. Petrit Balija, Executive Director of the Kosovo Banking Association (KBA), to discuss a problem arising in connection with the interpretation by the KCA that third-party transfers of use rights accorded by the PAK constitute sub-leases. As a consequence of the KCA's interpretation, such use rights cannot be collateralized. The KBA, PRP and CLE all agree that the KCA's interpretation fails to reflect the intention underlying the applicable UNMIK regulation, as well as the plain meaning in the English version of the regulation, which has priority. This issue will be among the first to be addressed in the National Strategy on Property Rights.

## ROUNDTABLE FOR JOURNALISTS ON PROPERTY ISSUES AND NATIONAL STRATEGY

Together with the MoJ PRP organized a roundtable for journalists and made presentation to them on the property issues that present challenges to Kosovo society and on the work underway to develop the National Strategy, which will address those challenges. The roundtable was well

received, sparked the journalists' interest and requests for more information; and also generated media and press coverage of these issues, as noted below.

### **PRP AND MOJ APPEAR ON NATIONAL TV (RTK) ON TOPIC OF NATIONAL STRATEGY.**

Following the roundtable with local journalists, PRP Objective 1 Lead Xhevat Azemi and Moj Director of the Department for European Integration Lulzim Beqiri appeared on the morning show at RTK to discuss the National Strategy. The link to the program can be found below: <https://www.youtube.com/watch?v=4lgC3N5-O5o>

### **ARTICLE IN KOHA DITORE ON PRP'S AND MOJ'S WORK ON THE NATIONAL STRATEGY.**

An article on the National Strategy and PRP's contribution on this process was published by Koha Ditore on April 30, with the title: "[trans.] Property Problems Aimed to be Resolved with Strategy." The link to the article can be found below; the full article was published in the print version of the newspaper that same day (orig. title "Me Strategji synohet që të zgjidhen problemet me pronën"). <http://koha.net/?id=27&l=110910>

### **COMPREHENSIVE RESEARCH ON CASEFLOW MANAGEMENT OF PROPERTY CASES LAYS GROUND FOR SPECIFIC INTERVENTIONS TO REDUCE DELAYS**

In Year Two PRP conducted extensive research of the caseload management of property cases in its pilot courts (Courts of Merit), analyzing over 1,800 disposed cases and 2,130 pending cases. The most general finding is that property cases take an average of three years (far in excess of international standards) and that there is very little management applied in the courts.

This research has enabled PRP to develop preliminary findings and sets the stage for the development of specific recommendations for measures to reduce undue delays in the adjudication of property cases. These recommendations will be presented in November 2016.

### **COMPLETION AND SUBMISSION TO USAID OF REPORT ON DIFFERENTIATED CASE MANAGEMENT.**

At the end of the first Quarter of Year Two, PRP completed its review of case management in its four Courts of Merit (CoMs) (these are the Basic Courts of Pejë/Peć, Gjilan/Gnjilane and Ferizaj/Uroševac and the Branch Court in Shtërpçë/Štrpce) and submitted its Final Report on Differentiated Case Management to USAID (the DCM Report). The DCM Report presents the findings and recommendations gleaned from a review of 1,829 property rights cases that were disposed within a 30-month period (2013-2015) in the CoMs. Principal findings include: (1) with respect to civil cases the courts do not employ effective case management methods; (2) property cases take on average 2.5 years to resolve, irrespective of the characteristics of the case. This period of time is far in excess of international standards; (3) courts refer few cases to mediation, but those referred have a very high rate of successful disposition; and (4) the judicial performance guidelines are not effective in helping courts manage their caseloads efficiently and do not prevent the development of backlogs.

The Report's findings and recommendations are based on the analysis of the cases, as well as site visits to the CoMs and discussions with judges.

### **PRESENTATION TO JUDGES OF PRELIMINARY FINDINGS ON CASE MANAGEMENT FOR PROPERTY CASES.**

With the support of the Chairman of the KJC, on October 22 PRP held a round-table for all court presidents of Basic Courts, the heads of the Civil Divisions, the KJC and PRP's Judicial Advisory Council to present PRP's preliminary findings and discuss recommendations for actions to address the problems identified. The assembled judges accepted the findings of the report and demonstrated a readiness to address the situation. As the next step, PRP worked with the Courts to finalize the Action Plan flowing from the Report's findings and recommendations.

**ACTION PLAN AGREED WITH JUDGES.** The Action Plan addresses three main areas of collaboration: the introduction of case management methods in the Courts of Merit, as contemplated by the DCM Report; the review by the JAC of drafts for Concept Notes for the

National Strategy; and the development of a series of roundtables designed to enable judges to exchange experience and discuss issues related to the adjudication of property cases, as a first step in establishing judicial practice in this area.

The Action Plan also calls for gathering data on pending cases to make it possible to identify specific problems and obstacles in the courts' caseload management of property and civil cases.

**REVIEW OF KJC DATABASE.** The DCM Report also called for a review of the KJC Database (the Database) to determine if it could be used for recording data from pending cases. After a careful, "hands-on" review, PRP determined that it would not be practicable to undertake the modification of the Database, because it would likely require an indeterminate but potentially considerable investment of time and money.

**PRP DEVELOPS OWN EXCEL-BASED DATA-GATHERING INSTRUMENT FOR RESEARCH OF PENDING CASES.** In view of the decision not to modify the KJC Database, PRP designed and developed an Excel spreadsheet (the Spreadsheet) that has been tailored to meet PRP's needs for gathering data from pending cases in the CoMs. The Spreadsheet was developed through intensive collaboration by PRP's STTA expert in the US, Mr. Ron Stout, who authored the DCM Report, and PRP here in Kosovo, to ensure that the Spreadsheet conforms to the legal procedures and categories currently in use in Kosovo courts.

**PRP CASEFLOW MANAGEMENT STAFF HIRED, TRAINED AND EMBEDDED IN THEIR COURTS.** PRP next hired three Records Management Specialists (RMS's) to work in the Basic Courts of Gjilan/Gnjilane, Ferizaj/Uroševac and Pejë/Peć to gather caseload management data from pending cases, using the Spreadsheet. After receiving training on the Spreadsheet from PRP, the RMS's began inventorying the pending caseloads of in each CoM.

The RMS's have encountered serious difficulties in conducting this analysis: case files are not well organized and often fail to contain documents such as summons, motions and other documents related to decisions that judges have taken to direct the process of the cases. Moreover, there is no tracking system that enables judges to identify the status of pending cases, neither by case type or age of case. In addition, the RMS's have found that the Pejë/Peć and Gjilan/Gnjilane Basic Courts are not tracking cases referred to mediation or to external experts.

## PRELIMINARY FINDINGS FROM ANALYSIS OF CASEFLOW OF PROPERTY CASES

As of the end of Year Two PRP has developed the following preliminary findings based on the pending caseload inventories of three judges from the Courts of Merit.

**From 40-50% of the inventoried pending cases are property rights cases.**

### In Ferizaj/Uroševac Basic Court:

- Of 243 pending property cases, 199 cases (81.2%) are older than 24 months.
- The average length of the pending cases is 1,391 days, or 3.8 years, and the oldest case is 8,670 days, or 23.8 years old.

### In Pejë/Peć Basic Court:

- 24% of the pending property cases (i.e., 26 cases) are older than 24 months.
- The oldest property case is 4,142 days, or 11.3 years old.

### In Gjilan/Gnjilane Basic Court:

- 60% of the pending property cases (i.e., 75 cases) are older than 24 months.
- The oldest property case is 7,942 days, or 21.8 years old.

## ANALYSIS OF JUDICIAL PRACTICE IN PROPERTY RIGHTS

By the end of Year Two PRP commenced its analysis of judicial practice in property law, i.e., the quality and consistency of the courts' decisions in adjudicating property cases. PRP's initial empirical research and analysis, presented in the Caseflow Management Report, revealed that as much as 70% of property rights cases are disposed on procedural grounds (i.e., without a decision on the claim itself) and also with significant delays. PRP tasked its RMS's within the CoMs to gather relevant data on this issue as they inventory pending cases. Data gathered to date show that a significant number of property case decisions are reversed by the Appeal Court and Supreme Court.

PRP has made the following initial findings from its analysis of judicial practice, including a review of 150 decisions of the Court of Appeals, of which 50 apply to property rights cases.

1. Basic Courts judges face real challenges, because they do not have access to the decisions of the Supreme Court and Court of Appeals, nor even to the decisions of their fellow judges in their own court, and no commentaries or guidelines are available to the lower court judges to help them apply the law in an appropriate and consistent manner. In addition, there are many newly appointed judges who lack experience and preparation. As a result, judicial practice can be inconsistent and unpredictable.
2. There is a general lack of uniformity and consistency within the practice of the Supreme Court and Court of Appeals. The Courts took concrete organizational steps to introduce uniformity in judicial practice, but without tangible results. The upper courts also lack an accepted methodology, guidelines and protocols to follow in reviewing lower court decisions.
3. The Court of Appeals is the primary arbiter of judicial practice, but it suffers from a very large backlog: the court is currently reviewing cases filed in 2013/2014. The average current caseload of a judge of the Court of Appeals is 9,100 cases, while the judges are required to dispose of 22 cases per month. Thus it appears that the Court of Appeals, which has 12 judges, needs additional judges, in addition to additional support staff, as well as improvements in caseflow management, if it is to cope with its caseload.
4. Property cases are often the most complex and time-consuming cases, and to meet their monthly norm judges take up simpler cases.
5. The most common grounds for reversals by the Court of Appeals are:
  - Misinterpretation of the Law on Contested Procedure
  - Misapplication of facts and evidence used as the basis for the decision
  - A lack of proper legal reasoning
  - Procedural costs
  - Failure to notify a party (a judgment taken in the absence of the Plaintiff/Defendant)

## REPORT ON THE ABILITY OF MEMBERS OF MINORITY COMMUNITIES IN KOSOVO TO EXERCISE THEIR PROPERTY RIGHTS

PRP submitted to USAID its report, "Issues Affecting the Ability of Members of Minority Communities in Kosovo to Exercise Their Property Rights." The report presents findings and recommendations with respect to the following four subject areas:

- Kosovo law and practice in dealing with the illegal occupation of property owned by displaced persons (DPs).
- Kosovo law and practice in providing notice to displaced persons on expropriation, property tax and similar matters related to their property.

- Issues related to minorities' access to courts and justice to address property issues.
- Religious and cultural property of minority communities.

USAID has accepted the Report, but has requested that the Report be expanded to include two additional topics: (1) challenges facing minorities in connection with actions taken by the Kosovo Privatization Agency; and (2) in taking part in judicial proceedings.

## REPORT ON DELAYED INHERITANCE

PRP submitted to USAID its report, "Informality in the Land Sector: The Issue of Delayed Inheritance in Kosovo." It has been reported by the KCA that a substantial percentage of the land records on file with the KCA are quite out of date, with many properties registered in the name of persons long deceased. PRP's report analyzes the implications of this situation and proposes approaches for bringing such land records up to date, organized around the different fact situations that will likely be encountered. The findings of this Report have informed PRP's work on the package of laws related to inheritance and reforms contemplated by the National Strategy.

## WORKSHOP IN KRUSHA E MADHE

The World Bank, which is supporting cadastral reconstruction in certain selected regions of Kosovo, invited PRP to take part in an event to provide guidance and information to citizens of Krusha e Madhe on how to conduct inheritance proceedings. (There are many cases of delayed inheritance there, where it is reported that some number of surviving widows have not yet undertaken to have their missing husbands' property transferred to them.)

The event reinforced two strong impressions for PRP: (1) women in Krusha e Madhe are very restricted in exercising property rights; and (2) the general level of understanding basic property rights issues among the attendees is very low, and this may be representative of large segments of Kosovo's society.

## PRP ELICITS INPUT ON NATIONAL STRATEGY FROM JUDICIAL ADVISORY COMMITTEE

PRP convened a session of the Judicial Advisory Committee to receive their comments and suggestions on Concept Note #3, which concerns, among other things, the adjudication of property rights cases. PRP then systematized the JAC's comments for PRP's experts working on the National Strategy.

## WORKING WITH USAID CLE AND US INL TO EXPAND THE USE OF MEDIATION IN PROPERTY RIGHTS DISPUTES

PRP provided comments on the draft law being developed by USAID CLE for the MoJ, in connection with helping to determine the kinds of property cases for which the requirement of mandatory mediation would be appropriate. PRP and CLE have agreed to develop guidelines for judges on referring cases to mediation and to provide training to judges in that area. At the municipal level, PRP will work with notaries to have them refer to mediation disputes that arise in inheritance proceedings. PRP also met with representatives of the US State Department Bureau of International Narcotics & Law Enforcement to discuss ways to support their pilot project in mediation, which is intended to develop and test court-annexed mediation.

## PRP CONCEIVES AND CONDUCTS EXTENSIVE MEDIA CAMPAIGN ON WOMEN'S PROPERTY RIGHTS

### HIGH-VISIBILITY LAUNCH EVENT HELD FOR NATIONAL MEDIA CAMPAIGN "FOR OUR COMMON GOOD" ON WOMEN'S PROPERTY RIGHTS.

PRP commenced its national media campaign on women's property rights with a launch event on International Human Rights Day (December 10 2015), where PRP unveiled its first PSA. The event featured remarks by then President of Kosovo, Atifete Jahjaga, US Ambassador Greg Delawie, and Minister of Justice Hajredin Kuçi. Over 130 persons attended the event, representing Kosovo governmental institutions, municipal bodies, civil society, donors and the public at large. In her remarks, President Jahjaga made reference to the National Strategy on Property Rights and Minister Kuçi reaffirmed his commitment to introducing safeguards to prevent the misuse of the right to renounce one's inheritance. The event received very extensive media coverage, including by Kosovo TV stations and news agencies; the Office of the President, the MoJ, and the US Embassy; and in the social media.

### WIDE RANGE OF MEDIA PRODUCTS PRODUCED FOR MEDIA CAMPAIGN.

For its media campaign PRP produced 23 different public service announcements (PSA's) that have been broadcast on national and local TV, radio and social media in Albanian and Serbian. The PSA's are designed to reach three target audiences identified for the campaign (women of ages 18-45; men of ages 18-45; and parents of adult children ages 45-65). The spots also include short news features showing success stories about women exercising their property and inheritance rights. These products feature real people from different communities in Kosovo and include parallel products in Albanian and Serbian.

#### PSA for the Men Target Audience

[https://www.youtube.com/watch?v=e5Emkau4i\\_U](https://www.youtube.com/watch?v=e5Emkau4i_U) (85 sec.)

<https://www.youtube.com/watch?v=rZbmUg4qHO8> (25 sec.)

<https://www.youtube.com/watch?v=qX3ETApIHCo> (17 sec.)

#### News Feature Story for the Men Target Audience

<https://www.youtube.com/watch?v=5ccgNWxIHQ0>

#### PSA for the Women Target Audience

<https://www.youtube.com/watch?v=rwjeHjPG8Hg> (85 sec.)

<https://www.youtube.com/watch?v=SZQIAd9rI5c> (25 sec.)

<https://www.youtube.com/watch?v=87InB337z4w> (17 sec.)

#### News Feature Story for the Women Target Audience

<https://www.youtube.com/watch?v=A0nVw-4EJJE>

For all campaign products, PRP has developed versions with English subtitles for USAID's Facebook page, YouTube and other venues frequented by foreigners.

### BILLBOARD CAMPAIGN THROUGHOUT KOSOVO ON WOMEN'S PROPERTY RIGHTS.

PRP supplemented its media campaign with billboards installed throughout Kosovo in nine municipalities. The billboards featured photos reinforcing PRP's Public Service Announcements and contained the slogan, *Equality Knows No Gender*. The billboards display the message in the predominant language of the municipality, with one billboard in central Prishtinë/Priština in English.

## PRP LAUNCHES GRASSROOTS ACTIVITIES ON WOMEN'S PROPERTY RIGHTS

To complement PRP's media campaign PRP is carrying out a number of grassroots activities to bring to communities the message of women's equal right to inherit and use property.

## ARTS ACTIVITY FOR VITI/VITINA SECOND-GRADERS.

In close cooperation with Viti/Vitina municipal officials, PRP assembled about 70 second-graders in the Art Gallery of the Viti/Vitina House of Culture and asked them to draw a picture on the topic of “Home and Family.” PRP provided the children with drawing kits (which the children took home with them afterwards) and gave them a brief introduction on the goals of PRP’s work, emphasizing the importance of equality and sharing. The drawing session was interactive, with a well-known actor and PRP staff engaging with the children. PRP has plans to use these drawings in further public outreach activities. In addition, the drawings were exhibited in the gallery of the House of Culture on the day of the Launch Event for the national grassroots campaign, which was also held in Viti/Vitina and is described below.



School children, teachers, municipal staff, USAID Mission representatives and PRP staff pose for a photo at the end of a drawing activity in Viti/Vitina municipality to promote the theme of “Home and Family.”

PI COMMUNICATION / USAID PRP

A press conference featuring representative of USAID and the Mayor of Viti took place following this event and received national and local coverage:

<https://www.facebook.com/plustelevizion/videos/vb.181419081857/10154042688401858/?type=2&theater>

<http://plus-televizion.tv/ne-viti-ka-nisur-fushata-sensibilizuese-per-perkrahje-te-te-drejtave-te-grave-ne-prone/>

<http://koha.net/?id=9&l=117414>

## VIDEO CLIP FROM CHILDREN’S ART ACTIVITY PREPARED FOR MEDIA

**CAMPAIGN.** PRP’s production company, Pi Communications, has produced a video clip using interviews with the 8-year-olds that took part in the Viti/Vitina art activity. The video clip will be incorporated into future public outreach products.



A “full house” at the Viti/Vitina House of Culture which was the venue for PRP’s Grassroots Activity Launch Event on July 19, 2016.

PI COMMUNICATION / USAID PRP

## LAUNCH EVENT FOR NATIONAL GRASSROOTS CAMPAIGN.

On July 19, PRP held its launch event in Viti/Vitina municipality. The event targeted local citizens and youth, but a number of dignitaries and national level officials were in attendance also. The event featured remarks by the US Ambassador, the First DPM, and the Mayor of Viti/Vitina, and they noted the importance of equality in property rights and of enabling women in Kosovo to exercise their property rights freely. They also drew attention to the dialogue now taking place in homes and communities on this topic, citing PRP’s work to

raise awareness of this issue in Kosovo society. Two local business women also made remarks.

The launch event also featured a demonstration of Forum Theater to illustrate how art and other non-conventional media can be employed to advocate behavior change) with local high school students serving as the interactive audience. The video clip made at the children’s art activity was shown. An exhibition of the children’s framed drawings was opened in an adjoining room. Over 300 persons attended the event.

**ADVOCACY EVENTS WITH “CITIZEN ADVOCATES.”** PRP supported a group of seven women from the NDI Academy who have chosen property rights as the area which they would like to engage in public advocacy, on a volunteer basis, as an extension of their training at the NDI Academy. The seven volunteers are from different municipalities and will engage in advocacy activities in nine (9) municipalities.

PRP provided training to these volunteers on advocacy and outreach techniques; and also provided instruction on the current law and practice surrounding women’s property rights; salient issues being addressed in the National Strategy; and the challenges women face in connection with inheritance. The Citizen Advocates will also receive PRP materials for distribution at their events.

Following this training, PRP sponsored several public outreach sessions in a number of communities, with Citizen Advocates serving on panels to lead discussions.

**ACTIVITIES WITH THE FORUM OF WOMEN JUDGES AND PROSECUTORS TO REACH OUT TO YOUTH.** PRP also worked with the Forum of Women Judges and Prosecutors (the Forum) to plan and carry out joint public outreach activities on formalizing one’s property rights; and on women’s property rights issues, including inheritance and renunciation; and domestic violence. These outreach activities were aimed primarily at high school students. PRP supplemented remarks for the main speakers, women judges and prosecutors, with information about the ongoing campaign and the reasons for it.

**YOUTH ACTIVITY IN GRACANICA.** PRP also held a youth colloquium in Graçanicë/Gračanica on social and legal issues surrounding gender equality in property rights. The participants were the local youth council, local youth organizations, and students. Also present were representatives from the Office of the Ombudsperson and judges from Graçanicë/Gračanica Basic Court and the Court of Appeals. PRP co-organized this event with the Engagement for Equity (E4E) sub-grantee, CSD (Communication for Social Development). The experts shared their experience in this area and answered questions from the participants, and PRP showed some PSA’s from the *For Our Common Good* campaign and distributed leaflets and palm cards.

## **USAID/WASHINGTON INCLUDE PRP’S WORK IN COVERAGE IN GLOBAL PUBLIC RELATIONS INITIATIVE**

The USAID Contractor “Cloudburst,” which has been hired by USAID/Washington’s Land Tenure and Resource Management Office for public relations on activities carried out under the STARR IQC, has selected the USAID Property Rights Program in Kosovo – particularly its work to support women’s property rights – as a subject for some extensive coverage. In June 2016, PRP hosted Cloudburst Communications & Knowledge Management Specialist, Ms. Sandra Coburn, and arranged a four-day itinerary of fact-finding interviews for her with approximately 30 officials, judges, CSOs and citizens (including a meeting with First Deputy Prime Minister Hajredin Kuçi). This visit enabled Ms. Coburn to gather information for future Cloudburst activities on publications on PRP’s work.

Cloudburst and USAID/Washington are planning the following activities to publicize PRP’s work:

**Prepare an Updated Kosovo Land Tenure Profile.** The profile is to be posted on USAID’s new land portal ([www.land-links.org](http://www.land-links.org)).

**Hold a Land Tenure Webinar.** The webinar will be led by the author of the Kosovo Land Tenure Profile, discussing developments since 2010 (when the previous Profile was developed). The webinar will be streamed on Google Hangouts and will target USAID/Kosovo and other donors and stakeholders in Kosovo. Since this is also being marketed for anyone interested in USAID land tenure work globally, there will likely also be viewers from DC, and perhaps other places.

**Op-Ed Piece by Deputy Prime Minister Kuçi.** The Op-Ed piece will appear in the Reuters online journal, *Place* (<http://place.trust.org>), which Cloudburst calls “the premier outlet for land-related news.”

**Background Article by Reuters Journalists.** The Op-Ed piece will be accompanied by a scene-setting background article on the National Strategy initiative, to be prepared by some Reuters journalists. PRP has begun working with Reuters journalists to help them make preparations for their visit to Kosovo.

## PREPARATIONS MADE FOR SECOND ANNUAL SURVEY ON PROPERTY RIGHTS

PRP has commenced the competitive procurement process to award the sub-contract to conduct the next annual national survey on property rights in Kosovo. The deadline for submission was September 30. (Last year PRP conducted its first national survey on property rights that established baseline data on the public’s knowledge of issues related to property rights, including but not limited to women’s property rights. PRP published the results of that first survey in June 2015 in its report, *National Baseline Survey for Property Rights in Kosovo*. PRP intends to conduct a follow-up survey each year to identify changes in the public’s knowledge, attitudes and behavior related to property rights.)

## TECHNICAL SUPPORT FOR E4E PARTNER AND SUB-GRANTEES

**ACTIVITIES TO SUPPORT ATRC.** Over Year Two PRP provided extensive technical support to the USAID Engagement for Equity (E4E) Implementing Partner, ATRC. This assistance encompassed helping ATRC integrate lessons learned and other USAID recommendations from the first round of RFA, s to improve the solicitation process for the upcoming second round. Assistance was provided in developing the RFA solicitation; conducting the initial screening process; orienting members of the Technical Advisory Group (TAG), and preparing and organizing the necessary documentation.

PRP also assisted ATRC with developing a draft E4E Activity Grants Management Closeout Plan that provides step-by-step procedures for closing out individual grant projects in full compliance with USAID rules and regulations. PRP also drafted the E4E Program Management Procedures Manual, as recommended by USAID which provides ATRC with specific guidelines, tools, and processes that will help them manage their assistance awards more efficiently; along with its Organizational Policy Manual, which is based on the most modern administrative and financial systems consistent with Kosovo law and reflects USAID’s recommendations

PRP also conducted a capacity assessment jointly with ATRC staff of the E4E sub-grantees. PRP and ATRC presented the results of the assessment to the sub-grantees and helped them develop a capacity-building plan.

PRP also assisted ATRC in conducting orientation sessions in locations throughout Kosovo related to ATRC’s Requests for Applications, to inform potential applicants on how to apply for E4E grants.

**SUPPORT TO ATRC SUB-GRANTEES.** PRP held regular joint meetings with ATRC and sub-grantees to provide technical support on the topic of women and property rights to maximize the effectiveness of the sub-grantees’ activities in supporting women’s property rights.

- PRP provided training on Social Behavior Communications Campaign methods and techniques.

- PRP and ATRC met with BIRN to discuss potential story angles for BIRN to pursue for print and TV.
- PRP provided policy recommendations on women's inheritance issues for discussion at ATRC's conference, "Increased Participation of Marginalized Groups in Kosovo." The Minister of Justice cited findings from PRP's National Baseline Survey and the US Ambassador in Kosovo praised PRP's media campaign.



- PRP worked with ATRC and BIRN in planning BIRN's first TV show under its grant, which directs attention to the vulnerabilities women face as a result of not owning immovable property. The TV show was aired at 21:20 on RTK on January 29 in its show, "Drejtësia në Kosovë."
- PRP provided information on issues surrounding women's property rights to Artpolis Center (Artpolis), which used this information to conduct information-gathering meetings for its project, "Increasing community awareness about women's property rights through art." Artpolis used the information gained at these meetings to help it prepare forum theater productions that will address the challenges women and girls face with respect to inheritance and to exercising their property rights generally.
- To mark International Women's Day (March 8), PRP and ATRC assisted BIRN in organizing a roundtable discussion with judges, lawyers and notaries, to identify the challenges those legal practitioners face in applying the law in cases involving women's property rights, particularly in cases of renouncing inheritance.
- PRP provided guidance to ACDC, a CSO from North Mitrovica, to inform ACDC's training to municipal representatives of Zubin Potok on issues related women's property rights. Attention was also placed on the linguistic and interpretation challenges posed by the Law on Gender Equality. PRP also supported ACDC's efforts to have Municipal Gender Officers appointed in the northern municipalities.
- PRP facilitated a meetings between ACDC, the AGE and municipal assembly persons and the gender officers from municipalities in the North, to help establish a relationship between the municipalities in North Kosovo and the AGE, where mutual cooperation has struggled. PRP also facilitated contacts between ACDC and the Ombudsman's Office in connection with public events held in the North.
- Following this consultation BIRN produced its second TV show, which covers a case where a woman was deprived of her share in jointly owned property through her husband's fraud. The show calls on the public and relevant institutions to support women's right to property and to enforce the law against those who violate those rights.
- PRP co-funded a conference in support of women in business with the Kosovo Centre for Business Support (KCBS), where participants included 170 businesswomen from municipalities of three municipalities (Drenas/Glogovac, Kamenicë/ Kamenica, and Rahovec/Orahovac) who are beneficiaries of KCBS grant activity. The participants received information from PRP on how property rights lead to economic empowerment; on gaining access to finance; on the role of renunciation in depriving women of property inheritance; and on the need for equal treatment under the law.

- PRP advised the sub grantee CECD-Friends on activities for the “16 days of activism.”
- PRP worked with the sub-grantee Riinvest to enable them to include women’s property rights as part of their implementation program.

## FACILITATING ADMINISTRATION OF ADMINISTRATION INSTRUCTION FOR THE JOINT REGISTRATION OF PROPERTY BY SPOUSES

At the request of the AGE, PRP supported the AGE’s efforts to inform officials and the public of the Administrative Instruction (AI) that permits spouses to register immovable property jointly. In this connection, PRP produced an animated video public service announcement to inform the public about the AI and the requirements and procedures for registering property jointly. The PSA was presented in a high-profile launch event of the AI on June 15, 2016, which was chaired by Prime Minister Isa Mustafa and featured remarks by USAID Mission Director James Hope.

The PSA is being aired in Radio Television of Kosovo (RTK) and is promoted through the Për Të Mirën Tonë Facebook page and the USAID Kosovo YouTube page. PRP and the AGE are carrying out additional activities to inform other relevant national and local government bodies of the AI and secure their support for its implementation. The English version of the PSA can be viewed here:

**PSA on Registration of Immovable Property on Behalf of Both Spouses**

<https://www.youtube.com/watch?v=2ms2fzgHQD0>

PRP also assisted in drafting the AI, which was adopted by the GoK in February 2016. It can be found in the Official Gazette at the following link: <http://gzk.rks.gov.net/ActDetail.aspx?ActID=12418>.

## PRP PHOTO SELECTED FOR INTERNATIONAL YOUTH DAY SOCIAL MEDIA TOOLKIT

A photo from PRP’s outreach activity with the children of Viti/Vitina municipality, held on June 2016, was among the photos selected from USAID Programs around the world for inclusion in the Social Media Tool Kit, which USAID developed to observe International Youth Day. The photo selected shows Viti/Vitina second-graders drawing pictures on the topic of “Home and Family.”

## MANAGEMENT TRAINING FOR MUNICIPAL GENDER OFFICERS

PRP conceived and carried out a program of training in management skills to Municipal Gender Officers, to enable them to perform their duties more effectively; have a larger voice in municipal policy making; and increase their ability to interact with and support citizens. A total of 19 MGOs took part. PRP followed up on this training with a program of mentoring for up to 10 MGO’s selected on the basis of their expression of interest and the subject on which they proposed to receive mentoring. This mentorship program will be completed in Year Three.

## OTHER MEDIA EVENTS AND ACTIVITIES ON WOMEN’S PROPERTY RIGHTS

**PRP ORGANIZES A TV PROGRAM ON WOMEN’S PROPERTY RIGHTS.** PRP supported the program and funding for an episode of the TV21 program, “Start Up,” on issues related to women’s property rights and inheritance. The program featured a discussion panel consisting of an official from the Ministry of Justice; the Gender Officer from the Suharekë/Suva Reka municipal administration; a sociologist from the University of Pristina; the Director of ATRC; an official from USAID; and a young woman featured on a PRP PSA who inherited land from her father. The episode also featured a short documentary of a successful businesswoman, Ms. Ibadete Sermaxhaj, the owner of a tailoring business in Kamenicë/Kamenica. Ms. Sermaxhaj was identified through the work of the Engagement for Equity (E4E) sub-grantee, KCBS. The episode was aired on Thursday, March 17.

**PRP PUBLISHES FEATURE FOR “KOHA DITORE” ON WOMEN’S RIGHTS.** The article presented facts and issues regarding the current ability of women to exercise their property rights in Kosovo and appeared in a special section of its newspaper to commemorate International Women’s Day on March 8. The article also appeared in social media.

**PRP APPEARS ON KTV MORNING PROGRAM TO DISCUSS WOMEN’S PROPERTY RIGHTS** The morning program “Sot,” which is aired live, aired one of the media clips produced by PRP and conducted an interview with PRP’s Gender and Property Rights Specialist on women’s property rights and the ongoing media campaign “For Our Common Good.” The show was aired on February 25.

### **PRP FACILITATES ROUNDTABLE ON WOMEN’S PROPERTY RIGHTS WITH USAID GENERAL COUNSEL JOHN SIMPKINS**

The roundtable featured participants representing three E4E sub-grantees and the “Citizen Advocates” from the NDI Academy. Discussion was lively, and two of PRP’s PSAs for its media campaign on women’s rights were also shown.

### **CONDUCTING A PROGRAM OF REFORM ACTIVITIES TO IMPROVE THE PROPERTY RIGHTS REGIME AT THE MUNICIPAL LEVEL**

During Year Two, PRP has conceived and designed a program of activities to improve municipal services related to property registration and property rights at the local level. The activities are aimed at identifying ways to improve the practices of municipal institutions, increase their cooperation and streamline their operations and procedures; to make information available to citizens on their legal rights and obligations related to property and on how they can exercise their property rights; and to assist the municipality in supporting women’s property rights.

PRP has drafted a detailed action plan of these activities, which was shared with and welcomed by the Mayor of Viti.

The Action Plan consists of the following objectives:

- Simplifying property registration with a focus on property rights arising out of (a) inheritance; (b) a court adjudication; (c) a private purchase and sale; and (d) legalization;
- Improving information-sharing and cooperation among relevant local institutions (e.g., the municipal cadastral office; the civil status office; the courts; the notaries; and municipal departments);
- Working with local institutions to support women’s property rights;
- Developing handbooks and supporting training for the MCO and other staff on improved policies, procedures and operations;
- Producing useful and clear legal information for the public;
- Conducting a survey within the community to determine if people have registered their property, and if not, why not; and
- Supporting public outreach by the municipal administration to local citizens on women’s property rights.

### **PRP COMPLETES LEGAL RESEARCH TO INFORM FIELD RESEARCH PERFORMED AT THE MUNICIPAL LEVEL**

Over the summer, PRP completed its analysis of the law governing property registration, with a focus on four scenarios (inheritance, court adjudication, private purchase and sale, and legalization)

along with other laws relevant to property rights. PRP was assisted in this work by a summer intern from the JD/LLM program of Ohio Northern University. PRP has hired STTA to work with PRP staff to conduct field research on the practice of the municipal cadastral office (MCO) and other relevant institutions in Viti/Vitina pertaining to property registration and inheritance issues.

Relevant laws include the Law on Cadaster 04/L-1; the Law on the Immovable Property Register 2002/5 (and amendments 2003/13, 04/L-009); the Law on Property and Other Real Rights 03/L-154; the Administrative Instruction No. 02-2013 on Implementing the Law on Cadaster; the AI No. 02/2012 on fees and charges of cadastral services and products rendered by Municipal Cadastral Offices and licensed surveying companies; and the AI on Licensing of Surveying Companies and Surveyors 01-2013.

The purpose of this analysis is to identify and address inconsistencies and contradictions within the governing law in order to simplify and streamline the property registration process and encourage citizens to formalize their property rights and relations. PRP has also correlated these findings with the National Strategy on Property Rights to ensure consistency. The findings from the legal research will serve as a starting point for analyzing practice “on the ground.”

### **USAID/WASHINGTON ADS-548 REVIEW TEAM PROVIDE ITS APPROVAL OF THE PRP CADASTRAL DATA ARCHIVE (CDA) PILOT CONCEPT**

During Year Two, PRP developed a terms of reference around a concept originally submitted to USAID/Kosovo in FY 2015 to scan, index, and make electronically available on a geographic information system (GIS) database archived historical cadastral records. Later to be referred to as the CDA Pilot, the concept was submitted to USAID/Washington for ICT evaluation pursuant to ADS-548. The ADS-548 Review Team found the CDA Pilot concept submission to be “thorough and well written; there are no apparent risks associated with this project.” This was a significant hurdle cleared toward the initiation of this very important and valuable activity. Efforts to preserve these documents are extremely worthwhile to protect the foundation of land information which is stored in first instance at the municipal level. These archived cadastral documents, when brought into the digital age, can play a greater role in helping to adjudicate property disputes and improve service delivery overall in matters of immovable property.

# KEY ACTIVITIES PLANNED FOR YEAR THREE

## OBJECTIVE 1: BETTER COORDINATION AND POLICY PRIORITIES

### PROPOSED KEY YEAR THREE ACTIVITIES

1. **Develop the extensive legislation required to implement the National Strategy, in accordance with the Action Plan and timeline once the National Strategy has been adopted;**
2. **Work closely with the SPO to establish the structures and modalities necessary to support and monitor implementation of the National Strategy; and**
3. **Support the adoption of the revised laws governing inheritance; and support their implementation with public outreach and monitoring.**

## OBJECTIVE 2: IMPROVED COURT PROCESSES RELATED TO PROPERTY CLAIMS

### PROPOSED KEY YEAR THREE ACTIVITIES

1. **Complete caseload management analysis of property cases in (CoMs; and develop recommendations to reduce unnecessary case-flow delays in the adjudication of property claims and disputes;**
2. **Develop and introduce in the CoMs guidelines and revisions to internal regulations that reflect PRP findings and recommendations described above;**
3. **Complete the analysis of judicial law and practice in adjudicating property rights claims and problematic issues and practices identified;**
4. **Provide guidance and mentoring to judges of the KJC and CoMs to improve judicial performance in adjudicating property claims;**
5. **Introduce and establish the internal dissemination of judicial opinions in the CoMs;**
6. **Develop guidelines for judges on determining cases for referral to mediation (with USAID CLE);**
7. **Mediators trained on property law (with USAID CLE); and**
8. **Procedures governing non-contested inheritance improved and clarified to reinforce women's rights and to facilitate and encourage the resolution of inheritance cases involving outdated land records (delayed inheritance cases).**

## OBJECTIVE 3: ENHANCED WOMEN'S RIGHTS TO USE PROPERTY IN PRACTICE

### PROPOSED KEY YEAR THREE ACTIVITIES

1. **Continue robust Social Behavior Change Communications (SBCC) media campaign advocating equal property rights for women throughout Kosovo with outreach via TV, radio and social media;**
2. **Expand grassroots, community-level SBCC activities, with an emphasis on targeting youth;**

3. **Conduct second KAP Survey on awareness within Kosovo society of issues related to women's property rights;**
4. **Support training for judges on implementing procedural safeguards to protect women against social pressure and coercion to renounce their rights to inherit property; and**
5. **Coordinate and support local and international organizations' advocacy and awareness-raising on women's property rights.**

#### **OBJECTIVE 4: IMPROVED COMMUNICATION, ACCESS TO INFORMATION AND UNDERSTANDING OF PROPERTY RIGHTS**

##### **PROPOSED KEY YEAR THREE ACTIVITIES**

1. **Create GIS Application to serve as platform for digitized land records and documents;**
2. **Digitize the MCO archives of two municipalities for incorporation into GIS Application to support streamlined administrative procedures for the efficient resolution of property claims and disputes;**
3. **Carry out program of activities in two municipalities to simplify property registration; improve information sharing among local institutions (courts, Civil Status Office, Municipal Cadastral Office and notaries); and increase legal information available to citizens;**
4. **Carry out pilot initiative in two municipalities to facilitate the resolution of Delayed Inheritance cases; and**
5. **Launch pilot initiative in two municipalities launched to incorporate use of mediation in non-contested inheritance cases.**

# PROJECT SPECIFIC PERFORMANCE INDICATORS

Performance Indicator	DO & IR that the project supports	Baseline Value	Target Yr. 2 [Y1+Y2]	Actual Yr. 2 [Y1+Y2]	Target LoP [Y1+Y2+Y3+Y4]	Actual LoP [Y1+Y2]
1.1} Number of strategies drafted and approved by the government.	<i>DO: Improved Rule of Law and Governance that meet Citizen's Needs IR: More Efficient, Transparent, Independent &amp; Accountable Justice Sector; Civil Society Strengthened to Increasingly Engage Constructively with Government</i>	0	<b>1</b> [Y1=0] [Y2=1]	<b>I/D</b> [Y1=0] [Y2=I/D]	<b>1</b> [Y1=0] [Y2=1] [Y3=0] [Y4=0]	<b>I/D *</b> [Y1=0] [Y2=I/D]
1.2} Number of laws drafted and approved /Accepted by line ministry/government as a result of USG assistance.	<i>DO: Improved Rule of Law and Governance that meet Citizen's Needs IR: More Efficient, Transparent, Independent &amp; Accountable Justice Sector; Civil Society Strengthened to Increasingly Engage Constructively with Government</i>	0	<b>2</b> [Y1=0] [Y2=2]	<b>I/D</b> [Y1=0] [Y2=1]	<b>6</b> [Y1=0] [Y2=2] [Y3=2] [Y4=2]	<b>I/D</b> [Y1=0] [Y2=1]
1.3} Number of secondary legislation drafted and approved.	<i>DO: Improved Rule of Law and Governance that meet Citizen's Needs IR: More Efficient, Transparent, Independent &amp; Accountable Justice Sector; Civil Society Strengthened to Increasingly Engage Constructively with Government</i>	0	<b>7</b> [Y1=1] [Y2=6]	<b>8</b> [Y1=6] [Y2=2]	<b>14</b> [Y1=1] [Y2=6] [Y3=3] [Y4=4]	<b>8 (1A+7D)</b> [Y1=6] [Y2=2]

\* D refers to Drafted by PRP; A refers to Approved by GoK or Kosovo Assembly

Performance Indicator	DO & IR that the project supports	Baseline Value	Target Yr. 2 [Y1+Y2]	Actual Yr. 2 [Y1+Y2]	Target LoP [Y1+Y2+Y3+Y4]	Actual LoP [Y1+Y2]
2.1} Number of court procedures and secondary legislation related to court function and/ or improved court performance adopted and approved.	DO: Improved Rule of Law and Governance that meet Citizen's Needs IR: More Efficient, Transparent, Independent & Accountable Justice Sector	0	4 [Y1=1] [Y2=3]	0 [Y1=0] [Y2=0]	12 [Y1=1] [Y2=3] [Y3=4] [Y4=4]	0 [Y1=0] [Y2=0]
2.2} Average number of days it takes for courts to resolve a property case reduced.	DO: Improved Rule of Law and Governance that meet Citizen's Needs IR: More Efficient, Transparent, Independent & Accountable Justice Sector	1249 (Days Average)	1186 [Y1=N/A] [Y2=1186]	KJC Database/ Court Records- TBD [Y1=N/A] [Y2=?]	936 [Y1=N/A] [Y2=1186] [Y3=1061] [Y4=936]	KJC Database/ Court Records- TBD [Y1=N/A] [Y2=?]
2.3} Percent of property disputes cases resolved in courts within 2 years.	DO: Improved Rule of Law and Governance that meet Citizen's Needs IR: More Efficient, Transparent, Independent & Accountable Justice Sector	32%	37% [Y1=N/A] [Y2=37%]	KJC Database/ Court Records- TBD [Y1=N/A] [Y2=?]	72% [Y1=N/A] [Y2=37%] [Y3=52%] [Y4=72%]	KJC Database/ Court Records- TBD [Y1=N/A] [Y2=?]
2.4} Percent of court users satisfied with court services on resolving property disputes.	DO: Improved Rule of Law and Governance that meet Citizen's Needs IR: More Efficient, Transparent, Independent & Accountable Justice Sector	22%	N/A [Y1=N/A] [Y2=N/A]	N/A [Y1=N/A] [Y2=N/A]	52% [Y1=N/A] [Y2=N/A] [Y3=42%] [Y4=52%]	N/A [Y1=N/A] [Y2=N/A]
2.5} Number of judges, lawyers and court staff trained with USG assistance.	DO: Improved Rule of Law and Governance that meet Citizen's Needs IR: More Efficient, Transparent, Independent & Accountable Justice Sector	0	50 [Y1=N/A] [Y2=50]	0 [Y1=N/A] [Y2=0]	450 [Y1=N/A] [Y2=50] [Y3=100] [Y4=300]	0 [Y1=N/A] [Y2=0]
2.6} Number of USG-assisted courts with improved case management related to resolution of property claims and disputes.	DO: Improved Rule of Law and Governance that meet Citizen's Needs IR: More Efficient, Transparent, Independent & Accountable Justice Sector	0	4 [Y1=4] [Y2=N/A]	4* [Y1=0] [Y2=4*]	9 [Y1=4] [Y2=N/A] [Y3=4] [Y4=1]	4** [Y1=0] [Y2=4*]

\* PRP is in process of assisting 4 Courts (Gjilan, Peja, Ferizaj and Branch Court Sterpce) with improved case management related to resolution of property claims and disputes

Performance Indicator	DO & IR that the project supports	Baseline Value	Target Yr. 2 [Y1+Y2]	Actual Yr. 2 [Y1+Y2]	Target LoP [Y1+Y2+Y3+Y4]	Actual LoP [Y1+Y2]
2.7} Number of legal courses or curricula developed/upgraded with USG assistance.	DO: Improved Rule of Law and Governance that meet Citizen's Needs IR: More Efficient, Transparent, Independent & Accountable Justice Sector	0	4 [Y1=1] [Y2=3]	0 [Y1=0] [Y2=0]	12 [Y1=1] [Y2=3] [Y3=4] [Y4=4]	0 [Y1=0] [Y2=0]
3.1} Number of people from civil society and "E4E CSO-s" staff trained to implement program activities in support of USAID/ Kosovo program objectives.	DO: Improved Rule of Law and Governance that meet Citizen's Needs IR: More Efficient, Transparent, Independent & Accountable Justice Sector; Civil Society Strengthened to Increasingly Engage Constructively with Government	0	40 [Y1=N/A] [Y2=40]	45 [Y1=4] [Y2=41]	80 [Y1=N/A] [Y2=40] [Y3=40] [Y4=N/A]	45 [Y1=4] [Y2=41]
3.2} Number of communication outreach products, developed and disseminated by PRP and "E4E CSOs."	DO: Improved Rule of Law and Governance that meet Citizen's Needs IR: More Efficient, Transparent, Independent & Accountable Justice Sector; Civil Society Strengthened to Increasingly Engage Constructively with Government	0	35 [Y1=10] [Y2=25]	52 [Y1=5] [Y2=47]	70 [Y1=10] [Y2=25] [Y3=25] [Y4=10]	52 [Y1=5] [Y2=47]
3.3} Number of communication and outreach campaigns, developed/supported by USG assistance.	DO: Improved Rule of Law and Governance that meet Citizen's Needs IR: More Efficient, Transparent, Independent & Accountable Justice Sector; Civil Society Strengthened to Increasingly Engage Constructively with Government	0	1 [Y1=0] [Y2=1]	1 [Y1=0] [Y2=1]	1 [Y1=0] [Y2=1] [Y3=N/A] [Y4=N/A]	1 [Y1=0] [Y2=1]
3.4} Number of communication outreach activities and events developed and implemented by PRP and "E4E CSOs" to change cultural attitudes and behaviors about women's property rights.	DO: Improved Rule of Law and Governance that meet Citizen's Needs IR: More Efficient, Transparent, Independent & Accountable Justice Sector; Civil Society Strengthened to Increasingly Engage Constructively with Government	0	57 [Y1=7] [Y2=50]	34 [Y1=7] [Y2=27]	114 [Y1=7] [Y2=50] [Y3=50] [Y4=7]	35 [Y1=7] [Y2=28]
3.5} Percentage of citizens who have been reached by PRP and E4E lead social behavior campaign and recognize the PRP and E4E CSO campaign/ brand/identity/logo/messages/content	DO: Improved Rule of Law and Governance that meet Citizen's Needs IR: More Efficient, Transparent, Independent & Accountable Justice Sector; Civil Society Strengthened to Increasingly Engage Constructively with Government	0	20% [Y1=N/A] [Y2=20%]	National Survey (TBD Dec, 2016) [Y1=1] [Y2=6]	40% [Y1=N/A] [Y2=20%] [Y3=20%] [Y4=N/A]	National Survey (TBD Dec, 2016) [Y1=N/A] [Y2=?]

Performance Indicator	DO & IR that the project supports	Baseline Value	Target Yr. 2 [Y1+Y2]	Actual Yr. 2 [Y1+Y2]	Target LoP [Y1+Y2+Y3+Y4]	Actual LoP [Y1+Y2]
3.6} Percentage of citizens with negative attitude who report changing their attitude/behavior about women's rights to inherit property and engage in economic activities after exposure to PRP and/or E4E CSO communication and outreach products, activities and events.	DO: Improved Rule of Law and Governance that meet Citizen's Needs IR: More Efficient, Transparent, Independent & Accountable Justice Sector; Civil Society Strengthened to Increasingly Engage Constructively with Government	36% (Percentage of citizens with negative attitude)	26% [Y1=N/A] [Y2=10%]	National Survey (TBD Dec, 2016) [Y1=N/A] [Y2=10%]	16% [Y1=N/A] [Y2=10%] [Y3=10%] [Y4=N/A]	National Survey (TBD Dec, 2016) [Y1=N/A] [Y2=?]
3.7} Percentage of women who file inheritance claims in the court.	DO: Improved Rule of Law and Governance that meet Citizen's Needs IR: More Efficient, Transparent, Independent & Accountable Justice Sector; Civil Society Strengthened to Increasingly Engage Constructively with Government	0.3% (Percent)	N/A [Y1=N/A] [Y2=N/A]	National Survey (TBD Dec, 2016) [Y1=N/A] [Y2=N/A]	30% [Y1=N/A] [Y2=N/A] [Y3=10%] [Y4=20%]	National Survey (TBD Dec, 2016) [Y1=N/A] [Y2=N/A]
3.8} Percentage of women inheriting property.	DO: Improved Rule of Law and Governance that meet Citizen's Needs IR: More Efficient, Transparent, Independent & Accountable Justice Sector; Civil Society Strengthened to Increasingly Engage Constructively with Government	3.8% (Percent)	N/A [Y1=N/A] [Y2=N/A]	National Survey (TBD Dec, 2016) [Y1=N/A] [Y2=N/A]	33.8% [Y1=N/A] [Y2=N/A] [Y3=5%] [Y4=25%]	National Survey (TBD Dec, 2016) [Y1=N/A] [Y2=N/A]
4.1} Number of Land administration offices established or upgraded: The number of land administration and service offices or other related facilities that the project physically establishes or upgrades.	DO: Increase Investment and Private Sector Employment IR: Improved Economic Governance & Business Environment	0	2 [Y1=N/A] [Y2=2]	0 [Y1=N/A] [Y2=0]	4 [Y1=N/A] [Y2=2] [Y3=2] [Y4=N/A]	0 [Y1=N/A] [Y2=0]

Performance Indicator	DO & IR that the project supports	Baseline Value	Target Yr. 2 [Y1+Y2]	Actual Yr. 2 [Y1+Y2]	Target LoP [Y1+Y2+Y3+Y4]	Actual LoP [Y1+Y2]
4.2} Number of days to conduct property transactions reduced due to improved information systems in participating municipalities.	DO: Increase Investment and Private Sector Employment IR: Improved Economic Governance & Business Environment	28 (Days)	N/A [Y1=N/A] [Y2=N/A]	N/A [Y1=N/A] [Y2=N/A]	24 [Y1=N/A] [Y2=N/A] [Y3=2] [Y4=2]	N/A [Y1=N/A] [Y2=N/A]
4.3} Number of parcels corrected or incorporated into land system in participating municipalities.	DO: Increase Investment and Private Sector Employment IR: Improved Economic Governance & Business Environment	0	80 [Y1=N/A] [Y2=80]	0 [Y1=N/A] [Y2=0]	440 [Y1=N/A] [Y2=80] [Y3=160] [Y4=200]	0 [Y1=N/A] [Y2=0]
4.4} Land rights formalized in participating municipalities.	DO: Increase Investment and Private Sector Employment IR: Improved Economic Governance & Business Environment	0	80 [Y1=N/A] [Y2=80]	0 [Y1=N/A] [Y2=0]	440 [Y1=N/A] [Y2=80] [Y3=160] [Y4=200]	0 [Y1=N/A] [Y2=0]
4.5} Percent of citizens with increased knowledge of their property rights.	DO: Increase Investment and Private Sector Employment IR: Improved Economic Governance & Business Environment	27% (Percent)	N/A [Y1=N/A] [Y2=N/A]	National Survey (TBD Dec, 2016) [Y1=N/A] [Y2=N/A]	52% [Y1=N/A] [Y2=N/A] [Y3=15%] [Y4=10]	National Survey (TBD Dec, 2016) [Y1=N/A] [Y2=N/A]
4.6} Number of municipal officials in participating municipalities trained in property related issues.	DO: Increase Investment and Private Sector Employment IR: Improved Economic Governance & Business Environment	0	0 [Y1=N/A] [Y2=N/A]	0 [Y1=N/A] [Y2=N/A]	40 [Y1=N/A] [Y2=N/A] [Y3=20] [Y4=20]	0 [Y1=N/A] [Y2=N/A]

# PROJECT STAFF

CATEGORY	NO	NAME AND SURNAME	POSITION/ EXPERTISE	E-MAIL ADDRESS	ORGANIZATION	INPUT
Home Office	1.	Mr. Brian Kemple	Chief of Party	<a href="mailto:brian.kemple@prpkos.com">brian.kemple@prpkos.com</a>	Tetra Tech ARD	Ongoing
	2.	Mr. Don Cuizon	Deputy Chief of Party	<a href="mailto:don.cuizon@tetratech.com">don.cuizon@tetratech.com</a>	Tetra Tech ARD	Ongoing
	3.	Mr. John (Jack) Keefe	Senior Technical Advisor/Manager	<a href="mailto:jack.keefe@tetratech.com">jack.keefe@tetratech.com</a>	Tetra Tech ARD	Ongoing
	4.	Mr. David Felson	Project Manager	<a href="mailto:david.felson@tetratech.com">david.felson@tetratech.com</a>	Tetra Tech ARD	Ongoing
Kosovo Local Staff	1.	Mr. Xhevat Azemi	Policy Development Specialist	<a href="mailto:xhevat.azemi@prpkos.com">xhevat.azemi@prpkos.com</a>	Tetra Tech ARD	Ongoing
	2.	Mr. Enver Fejzullahi	Judicial Reform Specialist	<a href="mailto:enver.fejzullahi@prpkos.com">enver.fejzullahi@prpkos.com</a>	Tetra Tech DPK	Ongoing
	3.	Ms. Merita Limani	Gender and Property Rights Specialist	<a href="mailto:merita.limani@prpkos.com">merita.limani@prpkos.com</a>	Tetra Tech ARD	Ongoing
	4.	Mr. Nehat Ramadani	Municipal Service Delivery Specialist	<a href="mailto:nehat.ramadani@prpkos.com">nehat.ramadani@prpkos.com</a>	Tetra Tech ARD	Ongoing
	5.	Ms. Eremira Salihu	Municipal Processes Analyst	<a href="mailto:eremira.salihu@prpkos.com">eremira.salihu@prpkos.com</a>	Tetra Tech ARD	Joined on Sept. 1, 2016.
	6.	Mr. Gent Salihu	Rule of Law and Governance Advisor	<a href="mailto:gent.salihu@prpkos.com">gent.salihu@prpkos.com</a>	Tetra Tech ARD	Ongoing
	7.	Ms. Vjosa Shkodra	Grants and Subcontract Manager	<a href="mailto:vjosa.shkodra@prpkos.com">vjosa.shkodra@prpkos.com</a>	Tetra Tech ARD	Ongoing
	8.	Mr. Driton Zeqiri	Monitoring and Evaluation Specialist	<a href="mailto:driton.zeqiri@prpkos.com">driton.zeqiri@prpkos.com</a>	Tetra Tech ARD	Ongoing
	9.	Ms. Hana Limani	Communications and Public Outreach Manager	<a href="mailto:hana.limani@prpkos.com">hana.limani@prpkos.com</a>	Tetra Tech ARD	Ongoing
	10.	Mr. Fadil Sadiku	Administration Manager	<a href="mailto:fadil.sadiku@prpkos.com">fadil.sadiku@prpkos.com</a>	Tetra Tech ARD	Ongoing
	11.	Mr. Sherafedin Shehu	Accounting and Finance Manager	<a href="mailto:sherafedin.shehu@prpkos.com">sherafedin.shehu@prpkos.com</a>	Tetra Tech ARD	Ongoing
	12.	Mr. Mentor Shkodra	Driver & Administrative Assistant	<a href="mailto:mentor.shkodra@prpkos.com">mentor.shkodra@prpkos.com</a>	Tetra Tech ARD	Ongoing
	13.	Ms. Kreshnike Zymberi	Court Record Management Spc.	<a href="mailto:kreshnike.zymberi@prpkos.com">kreshnike.zymberi@prpkos.com</a>	Tetra Tech DPK	Ongoing
	14.	Ms. Kaltrina Haliti	Court Record Management Spc.	<a href="mailto:kaltrina.haliti@prpkos.com">kaltrina.haliti@prpkos.com</a>	Tetra Tech DPK	Ongoing
	15.	Mr. Luan Gora	Court Record Management Spc.	<a href="mailto:luan.gora@prpkos.com">luan.gora@prpkos.com</a>	Tetra Tech DPK	Ongoing
15.	Ms. Etleva Kelmendi	Administrative Assistant for Obj. 2	<a href="mailto:etleva.kelmendi@prpkos.com">etleva.kelmendi@prpkos.com</a>	Tetra Tech DPK	Joined on July 1, 2016.	



**U.S. Agency for International Development Kosovo**

Arberia (Dragodan)

Pristina, Kosovo, 10130

Tel: +381 (0)38 59 59 2000

Fax: +381 (0)38 249 493

[www.usaid.gov/kosovo](http://www.usaid.gov/kosovo)