



វេទិកាសម្រាប់អង្គការមិនមែនរដ្ឋាភិបាល ស្តីពីកម្ពុជា  
*The NGO Forum on Cambodia*

ធ្វើការរួមគ្នាដើម្បីការវិវឌ្ឍសេចក្តីផ្តុំ  
*Working Together for Positive Change*

# Statistical Analysis of Land Disputes in Cambodia, 2013



Phnom Penh, Cambodia  
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## **Statistical Analysis of Land Disputes in Cambodia, 2013**

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## Acromyms

|           |                                                                    |
|-----------|--------------------------------------------------------------------|
| ADHOC     | Cambodian Human Rights and Development Association                 |
| CLEC      | Community Legal Education Center                                   |
| CNRO      | Cambodian National Research Organization                           |
| ELC       | Economic Land Concession                                           |
| GIS       | Geographic Information System                                      |
| GIZ       | German Federal Enterprise for International Cooperation (GIZ) GmbH |
| HH        | Households                                                         |
| KKKHYDA   | Khmer Kampuchea Krom Human Rights for Development                  |
| LD        | Land Dispute                                                       |
| LICADHO   | Cambodian League for the Promotion and Defense of Human Rights     |
| NALDR     | National Authority for Land Dispute Resolution                     |
| NGOF      | The NGO Forum on Cambodia                                          |
| PLK       | Ponleu Komar                                                       |
| RGC       | Royal Government of Cambodia                                       |
| RIC       | Research and Information Centre                                    |
| SLR       | Systematic Land Registration                                       |
| SPSS      | Statistical Package for the Social Sciences                        |
| Vigilance | Human Rights Vigilance of Cambodia                                 |

## Definitions of Terms

For the purposes of this report, the following terminology is used. The definitions used here are specific to this report, and caution should be taken in applying this terminology in other settings.

|                         |                                                                                                                                                                                                                                                                                          |
|-------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Abandoned Claim:        | Refers to cases in which a land claim was given up, or relinquished by the original complainants.                                                                                                                                                                                        |
| Agricultural Land:      | Land that is suitable for agricultural production, including both crops and livestock                                                                                                                                                                                                    |
| Forced Displacement:    | The forced removal of people against their will from land where they live, or where they conduct agricultural activities.                                                                                                                                                                |
| Land Dispute:           | A disagreement between two or more parties concerning the right to hold, control, access, or use a specific piece of land. Land disputes may involve all or part of a plot of land, and may also occur when there is disagreement concerning the boundaries between adjacent land plots. |
| Original Landholder(s): | For the purpose of this report, the “original landholder” refers to the person, or people who used or controlled the disputed land prior to the dispute commencing.                                                                                                                      |
| Second Party:           | For the purpose of this report, the “second party” refers to the person who is seeking to claim the land of the original landholder.                                                                                                                                                     |
| Silent Cases:           | Refers to cases which were raised to the relevant authorities, but over the course of the last year did not see any significant progress towards a resolution.                                                                                                                           |



## **1. Introduction**

Land disputes in Cambodia are widely seen as one of the biggest challenges facing the Cambodian people. In the worst cases, land disputes can lead to loss of land and access to resources, which is inconsistent with the Royal Government of Cambodia (RGC) achieving its poverty reduction goals. Furthermore, land disputes also represent a significant challenge to Cambodia's reputation in the international arena.

Records in the database of the NGO Forum on Cambodia show that some land dispute cases have been on-going for a number of years, and this has compromised the living conditions and livelihoods of the affected people. These records indicate that there are many factors causing land disputes, including infrastructure development projects in urban and rural areas, economic land concessions (ELCs), other concessions operated by national and international companies and land grabbing by individuals.

The law requires Social and Environmental Impact Assessments (SEIA) for these projects. Often they are not conducted or when they do take place, they are carried out in a sub-standard manner with little opportunity for public participation. In conjunction with the failure in law enforcement to protect the rights of local communities, this further exacerbates land disputes and is inconsistent with agreed development goals.

The earliest available "Statistical Analysis of Land Disputes in Cambodia" by NGO Forum is from 2007. Land Disputes peaked in 2008 at the same time as land values in Cambodia rose sharply. The following year, the number of land disputes fell slightly, but in 2010, 2011 and 2012 they began to rise once more.

In recent years, the RGC has developed a number of new policies and legal frameworks related to land and natural resources which aim to implement improved procedures related to land administration and management, including the prevention and resolution of land disputes.<sup>1</sup> However, it is still unclear how successful these new policies and frameworks have been, and land disputes in Cambodia are still widely reported in both local and international media. The data presented in this report might differ from data published by other organizations due to a different methodology used. This report aims to track the trends in the emergence and causes of land disputes collected by NGO Forum and provide

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<sup>1</sup> For example: Land Law passed by the National Assembly on July 20, 2001, The Declaration of the Royal Government of Cambodia on Land Policy (1st July 2009); Law on Expropriation, 26 Feb 2010; Circular 03 on Resolution of Temporary Settlements, 31 May 2010; National Policy on the Development of Indigenous Peoples, 2009; Sub-Decree No 83, 09 June 2009 on the Procedures for Land Registration of Indigenous Community Land (L&R/L&P/2009/Khm) (Ogs, Year 09, No. 43, June 12, 2009); and Inter-Ministerial Circular on Interim Protective Measures Protecting Lands of Indigenous Peoples that has been requested for collective ownership titling, while awaiting titling process according to procedure to be completed May 31, 2011.

documentary evidence for stakeholders seeking to understand this important issue.

As indicated in the report, some LD cases have continued for a long time. This has a significant impact on the livelihoods of local communities.

## **2. Purpose of the Report**

The purpose of the report is to provide documentary evidence of land disputes recorded throughout 2013. This evidence was gathered from articles on land disputes from local printed media, meetings with Land and Housing Right Network (LAHRiN)<sup>2</sup> members, and through on site data collection. This report aims to raise awareness and understanding of the current situation regarding land disputes, and act as a resource for other stakeholders working on land issues, including the government and government officials, donors, LAHRiN members, Cambodian and international civil society and academic researchers, amongst others. The report will also provide documentation that NGO Forum and other groups may use to advocate for improved land tenure security for poor and vulnerable people in Cambodia.

In addition, it is hoped that the contents of this report will be useful to government stakeholders that are working to find solutions to Cambodia's current land situation. Whilst NGO Forum is aware that the challenges are formidable, it is hoped that the result of this land dispute analysis will contribute to the implementation of policies and actions that will lead to the resolution of these land disputes.

## **3. Dispute Resolution Mechanisms**

In the context of land disputes, it is important to differentiate between disputes over 'untitled' land, land for which no formal land titles have been issued, and disputes over 'titled' land. Depending on what land the dispute is about, different dispute resolution mechanisms are responsible for resolving the dispute.

Five formal conflict resolution mechanisms exist in Cambodia. These are:

- Commune Councils
- Cadastral Commissions

---

<sup>2</sup> LAHRiN a network of organizations that work on land and housing rights issues in Cambodia. This network has three levels: 1) The Steering Committee, comprised of the Directors of selected NGOs, 2) The National LAHRiN Committee, comprised of member NGO Program Managers or Project Managers based in Phnom Penh, and 3) The Provincial LAHRiN members, which includes NGOs based in the provinces that work on land and housing rights issues.

- Administrative Commissions
- National Authority for Land Dispute Resolution
- Courts

No data from the Courts or Commune Councils about the number of land conflicts they deal with was collected.

**Commune Councils** have the mandate to “reconcile differences of opinion” among commune citizens but no decision making authority.<sup>3</sup> While no formal procedure exists for the Commune Council, most cases go to the Commune Council before they go to higher levels.<sup>4</sup>

**The Cadastral Commissions** have jurisdiction in disputes over untitled land.<sup>5</sup> Cadastral Commissions exist on the district/Khan level, “District/Khan Cadastral Commission (DKCC)” on provincial/municipal level “Provincial/Municipal Cadastral Commission (PMCC)” and on the national level “National Cadastral Commission (NCC)”.<sup>6</sup> In case no equitable solution can be reached, District/Khan/Cadastral Commissions shall submit the dispute file to the Provincial/Municipal Cadastral Commission for the following reasons:

- (1) One person claims several parcels of land that are also claimed by other small land holders;
- (2) One of the parties is a high-ranking authority;
- (3) There is a conflict of interest with the Chief of the DKCC;
- (4) The dispute involves State public land<sup>7</sup>

In general, each dispute will pass the following procedure: complaint, investigation, administrative meeting, conciliation, and registration.<sup>8</sup> The lower level Cadastral Commission, DKCC, has no power to decide upon a conflict; this authority only belongs to the PMCC and NCC after three attempts at conciliation.<sup>9</sup> Over the

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<sup>3</sup> Art. 6, No 47 ANK.BK/May 31, 2002 , Sub Decree on Organization and Functioning of the Cadastral Commission.

<sup>4</sup> Cambodian Conflict Resolution Mechanisms, GIZ Land Rights Program II August 2014, Presentation during TWG Land DP Meeting, August 2014.

<sup>5</sup> Sub-decree No.47 ANK.BK, dated 31 May 2002.

<sup>6</sup> Art 10, No 47 ANK.BK/May 31, 2002 Sub Decree on Organization and Functioning of the Cadastral Commission.

<sup>7</sup> Ibid

<sup>8</sup> No. 112 DNS/BrK , 21 August 2002 Prakas on the Guidelines and Procedures of the Cadastral Commission, see also Cambodian Conflict Resolution Mechanisms, GIZ Land Rights Program II August 2014, Presentation during TWG Land DP Meeting, August 2014.

<sup>9</sup> Art. 29ff , 112 DNS/BrK , 21 August 2002 Prakas on the Guidelines and Procedures of the Cadastral Commission; see also Cambodian Conflict Resolution Mechanisms, GIZ Land Rights Program II August 2014, Presentation during TWG Land DP Meeting, August 2014.

past few years, the Cadastral Commissions have had more success in resolving disputes. In 2006, only 51% of the cases received were fully processed and 49% were still pending. In 2011, 78% of cases received by the Cadastral Commissions were resolved, dismissed or withdrawn by the claimant, and only 22% were still pending.<sup>10</sup> From April 2003 until the end of April 2014 CC on all levels have received 6,224 cases and processed 5,370 cases. 854 cases are still pending. Out of the processed cases 2,742 cases were successfully conciliated or decided, equal to 13,192 families and 3,895 ha. 2,011 cases were dismissed and 617 cases were withdrawn. The number of land disputes that were filed to the Cadastral Commissions declined from 2007 until the end of August 2013. The backlog cases also continued to decline every year after the creation of Mobile Teams under the support from GIZ.<sup>11</sup>

**Administrative Commissions** are not a permanent conflict resolution mechanism. The Administrative Commissions existence is only temporary during the Systematic Land Registration Process. The number of ACs corresponds to the number of communes where Systematic Land Registration is carried out.<sup>12</sup> Administrative Commissions are mandated to conciliate conflicts over (yet) untitled parcels, whether claimed by individuals, companies or the state. Unsuccessful conciliation cases are sent to NCC.<sup>13</sup> During Systematic Land Registration, the AC handles Land Disputes between two or more private parties. These disputes are often about disagreement about boundaries. Around 12.000 Administrative Commission cases still needs to be resolved and Development Partners work with MLMUPC on a dispute resolution process for these cases.<sup>14</sup> Boundary disputes during SLR involving state public land and state institutions are not recorded and those disputed parcels were excluded from SLR. These disputes amount to 0,3% of the titles distributed. Approximately 500.000 titles are delivered annually by SLR; however 1.500 parcels are unable to be processed because control of state public land and state institutions are in conflict.<sup>15</sup>

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<sup>10</sup> Access to Land Title in Cambodia, A Study of Systematic Land Registration in Three Cambodian Provinces and the Capital, M. Grimsditch, K. Leakhana, D. Sherchan, Published by NGO Forum, Phnom Penh, November 2012Pg. 86, 87.

<sup>11</sup> According to information provided by GIZ Land Rights Program, from the period June 2013 to April 2014, 480 cases were processed, and among them 295 cases were solved, 133 were sent to the court or dismissed and 52 were withdrawn. The Mobile Teams solved 269 of the above cases including 35 multi-party cases with more than two to 10 parties and 22 cases with more than 10 parties. In total 77 multi party cases were resolved during the above mentioned period of 11 months.

<sup>12</sup> Cambodian Conflict Resolution Mechanisms, GIZ Land Rights Program II August 2014, Presentation during TWG Land DP Meeting, August 2014.

<sup>13</sup> Art. 3, 12, No. 46ANK.BK/May 31, 2002 Sub decree on the Procedures to establish Cadastral Index Map and Land Register; see also Cambodian Conflict Resolution Mechanisms, GIZ Land Rights Program II August 2014, Presentation during TWG Land DP Meeting, August 2014.

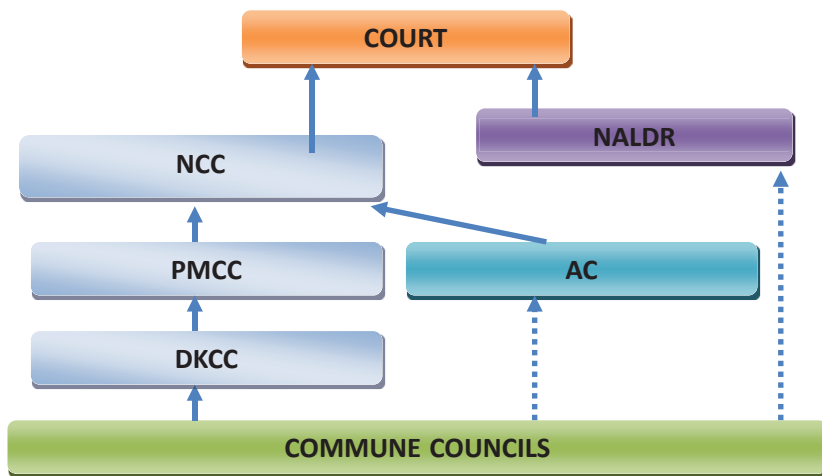
<sup>14</sup> Information provided by GIZ Land Rights Program.

<sup>15</sup> Ibid

**The National Authority for Land Dispute Resolution (NALDR)** has jurisdiction over cases which are “beyond the jurisdiction” of the Cadastral Commissions, or the courts.<sup>16</sup> This vague allocation of competencies is doubtful, as there are no cases beyond the competencies of the Cadastral Commissions or the Courts. In fact, high profile cases are mostly referred to NALDR, which is chaired by the deputy prime minister, and has 26 Ministries and Authorities as members. An additional 10 members serve as the General Secretariat chaired by the Council of Ministers (CoM), and the Secretary of State. From 1421 cases received between 2006 and 2010, NALDR resolved only 15,83% (225) cases and referred 73,39 % (1043) cases to other competent authorities while 10,76 % or 153 cases are still pending.<sup>17</sup>

**Courts** have the mandate to resolve disputes over titled land. Three levels of jurisdiction exist, Courts of First Instance, Appeal Court and the Supreme Court. However, in practice courts are often not accessible for the poor due to the high fees involved.

The table below illustrates the hierarchy of resolution mechanisms:



Source: *Cambodian Conflict Resolution Mechanisms, GIZ Land Rights Program II August 2014, Presentation during TWG Land DP Meeting, August 2014*

However, the table below (see 5.4.1.) illustrates that complaints are actually being raised to a much larger number of authorities, who in theory, do not have jurisdiction to resolve land disputes. In many cases, complaints are being sent to different authorities at the same time.

<sup>16</sup> Art. 3, Royal Decree VS/RTK/0206/697

<sup>17</sup> *Cambodian Conflict Resolution Mechanisms, GIZ Land Rights Program II August 2014, Presentation during TWG Land DP Meeting, August 2014*

## **4. Methodology**

### **4.1 Land Dispute Cases Identification Criteria**

This report analyses land disputes that were reported in the local media and information collected from network members. Land disputes which have occurred, but went unnoticed by local media and unaware by network members are not subject to the present analysis. Land disputes mentioned in the local media could be over titled or untitled land.

The statistics that appear in this report may differ from other sources due to differences in methodology and criteria for data collection and verification. The Research and Information Centre (RIC) uses the following criteria to identify land dispute cases:

- Land dispute cases involving 5 households (HHs) or more;
- Land dispute cases that have not yet been resolved or are only partially resolved; and
- Land dispute cases that were solved before the year 2013 are excluded from this analysis. However, cases that were resolved during the course of 2013 are included.

### **4.2 Data Collection and Updating Data on Land Disputes**

The information collection and data updating system of the RIC is as follows:

- Daily collection of information on land dispute cases is conducted through monitoring of local media (including the Phnom Penh Post, Radio Free Asia, The Cambodia Daily, Koh Santepheap and Raksmeay Kampuchea).
- Based on the collected information, each case goes through a process of verification to avoid double entries in the database with provincial LAHRiN members via bi-monthly network meetings.
- The bi-monthly meetings provide a chance, not only to conduct verification of land dispute cases, but also to gather information on land disputes that were not reported in the media, but are known to be on-going in Network member's target areas.
- Provincial LAHRiN members conduct land dispute verification in the field. In order to gather the relevant data, members use a form developed by the RIC.
- The RIC conducts an Annual Campaign to update and verify data

on land dispute cases throughout the country. This is conducted in cooperation with each provincial LAHRiN member, and is carried out during November every year.

- Legal Officers of the NGO Forum on Cambodia conduct site visits to verify details of land dispute cases that LAHRiN members are unable to verify.

### **4.3 Tools Used in the Statistical Analysis**

All of the gathered land dispute data is recorded in the database of the Research and Information Centre. Programs including Microsoft Excel, Statistical Package for the Social Science (SPSS software) and Geographic Information System (GIS) were employed to analyze those cases, and provide a statistical overview of land disputes and their geographic location.

### **4.4 Limitations of the Methodology**

The main limitation of this methodology is that it relies, for the most part, on gathering information on incidents of land dispute from media sources, and it is quite possible that many cases go unreported. The RIC attempts to minimize this problem by gathering data from LAHRiN members on unreported disputes, however they are not active in all areas of the country, and again, disputes may go unnoticed by people outside the immediate area.

## **5. Results of Data Analysis**

Data and graphics displayed in this report are based on information on land disputes published by local media and generally do not include data on cases handled by Administrative Commissions, Cadastral Commissions or Commune Council. The only exemption is if disputes handled by those institutions were reported by local media.

### **5.1 Land Disputes by Year**

In total 28<sup>18</sup> new land dispute cases meeting the RIC criteria listed above were recorded as commencing in 2013. This number is lower compared to the cases that emerged during the years 2010, 2011 and 2012 with 39, 39 and 46 new disputes respectively.

As well as recording new disputes, the report records the figures for cumulative

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<sup>18</sup> See Appendix 1



disputes, which are disputes that are not resolved and are carried over from previous years. An additional of six land dispute cases were included in the analysis.<sup>19</sup> However these disputes were not reported at the time, and erupted prior to 2013. This brings the total number of land disputes in 2013 to 405. Among them, 81 cases were resolved in 2013 and 13 land dispute cases were abandoned. As a result, 77%, or 311 cases out of the total 405 land disputes recorded have not been fully resolved as of 2013.

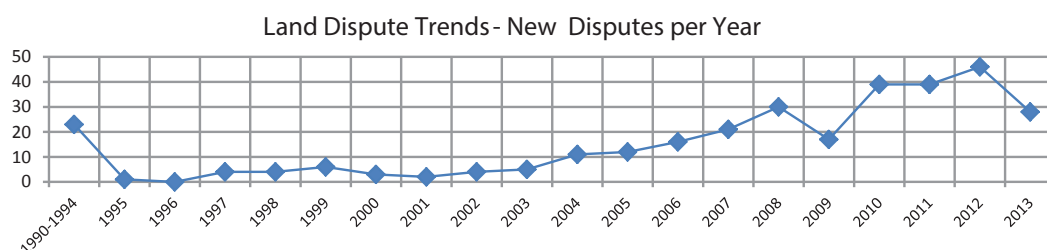


Figure 1: Land Dispute Trends – New Disputes Per Year

## 5.2 Land Disputes and Their Location

As noted above, the RIC has identified 311 active land dispute cases. These cases include those that are not yet fully resolved, in the process of resolution, are “silent” (meaning that a complaint has been registered, but no action has yet been taken by the authorities), and other cases where the resolution procedure is still unclear.

All 24 provinces of Cambodia are affected by land disputes. The highest incidence of land disputes occurred in Phnom Penh with 29 cases, followed by Rattanakiri and Kampong Speu with 26 and 24 cases respectively. As shown below in Figure 2 as well as Annex C, the figures also indicate that the two provinces with the lowest number of land disputes are in Pailin and Kep, with one dispute each.

<sup>19</sup> The Statistical Analysis of Land Disputes Report in Cambodia, 2012 report stated that 46 new cases occurred in 2012.



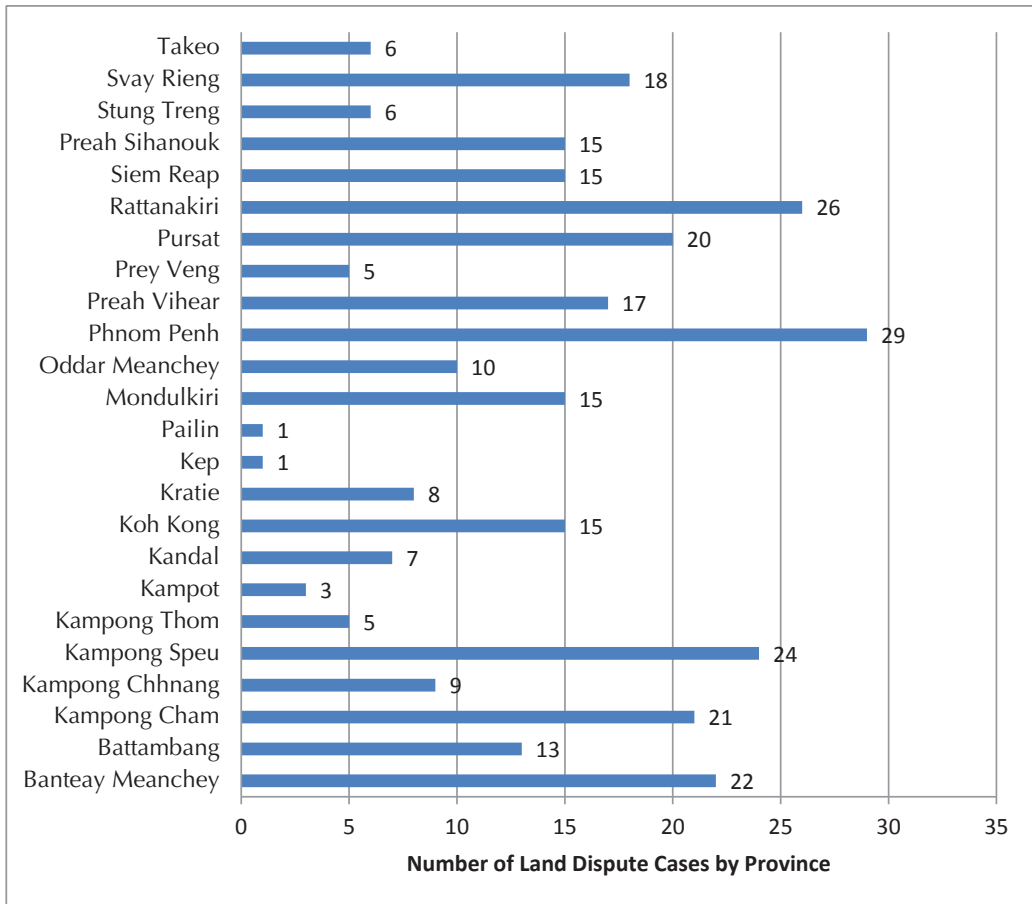
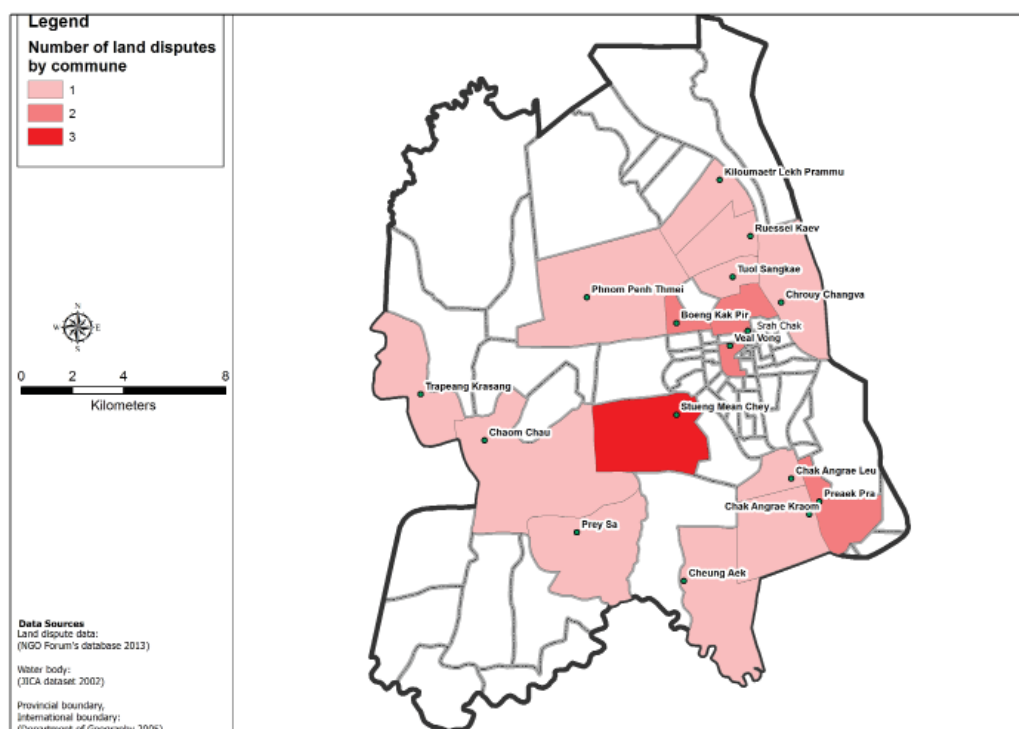


Figure 2: Number of Land Disputes by Province

### 5.2.1 Location of Land Disputes in Phnom Penh

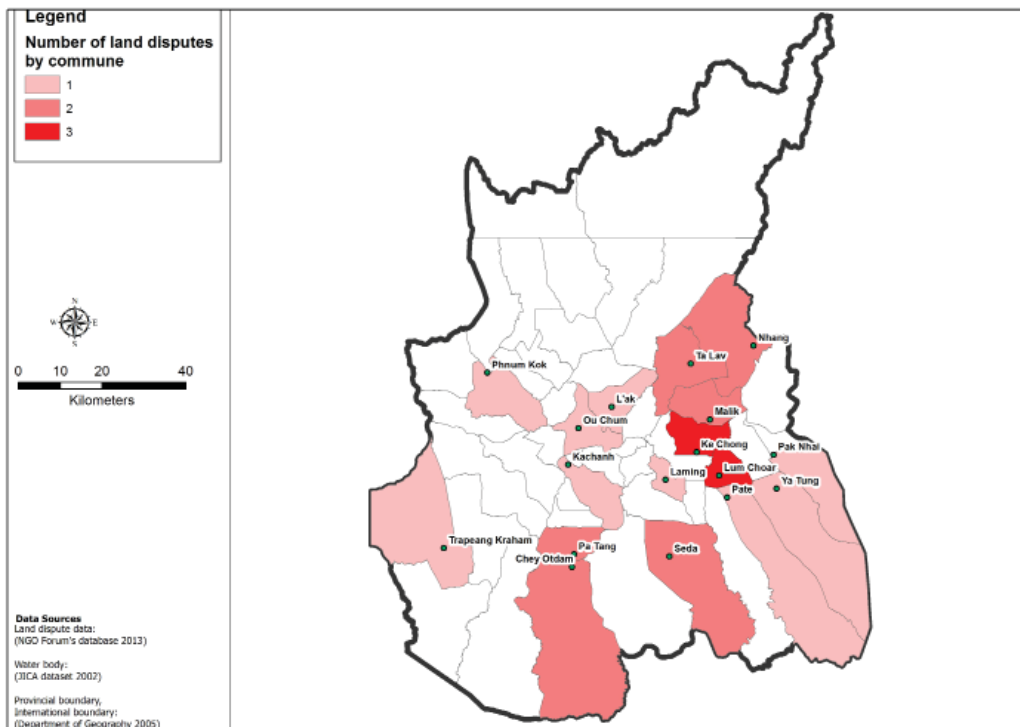
Among the 24 land disputes recorded in Phnom Penh, the sangkat (or commune) of Stueng Meanchey has the highest number of disputes with three. The map below indicates that four different sangkats have two land dispute cases, namely Boeng Kak Pir, Veal Vong, Preak Pra and Srah Chak, while the other affected sangkat each report one land dispute case.



Map 1: Land Disputes in Phnom Penh by Sangkat (or commune)

### 5.2.2 Location of Land Disputes in Rattanakiri

According to the RIC database, out of the 311 land disputes, 26 cases were recorded as commencing in Rattanakiri, which ranks second after Phnom Penh. In Rattanakiri, two different sangkat have three land disputes, namely Ke - Chong and Lum - Choar, and six different communes have two cases, while other nine affected sangkats reported one case.



Map 2: Land Disputes in Rattanakiri by Sangkat (or commune)

### 5.3 Land Dispute Cases Solved by Year

Out of 405 disputes, 81<sup>20</sup> cases, equal to 20%, were fully resolved in 2013. The resolved cases were those disputes which occurred in the previous years. As an example, a case of a land dispute that occurred in 1995 at Preak Tanob village, Kampong Svay Commune of Kieng Svay District, Kandal Province was solved in 2013, and other cases, such as a dispute in Keo Phos village, Chroy Svay commune of Sre Ambil district, Koh Kong province, which occurred in 2005 was also solved in 2013. Figure 3 below reflects that 12 land disputes which occurred in 2011 were resolved in 2013. In 2012, more land disputes were solved than in any other year.

<sup>20</sup> See Appendix 2

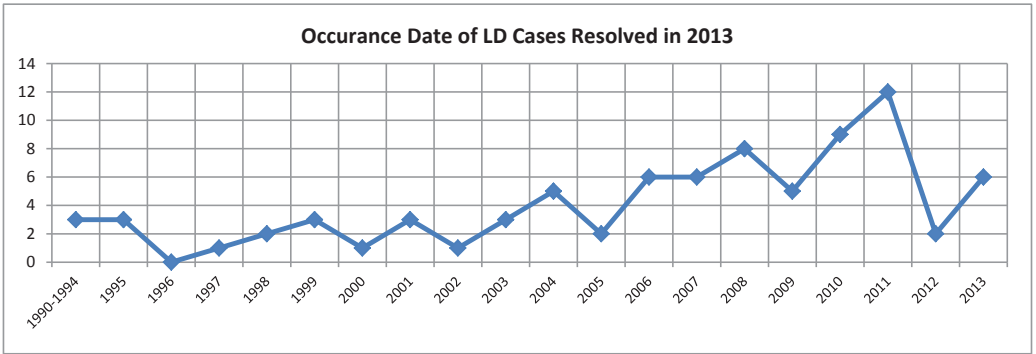


Figure 3: Occurance Date of Land Disputes Resolved in 2013

It should be noted here that the RIC cannot comment on the adequacy of the dispute resolution process or result, simply that the conflict has been resolved in favour of one party or the other, or a settlement has been negotiated.

328 land dispute cases were solved between 2007 and 2013. The figures show an increase in the number of resolved cases from 2010 onwards, peaking in 2012 with 108 cases resolved before the national elections in July 2013, which is a significant increase on the figures for 2010 (see Figure 4).

Statistics show most land disputes, 17 % or 14 out of 81 cases, were solved by local authorities. Statistics also reveal that 16% or 13 cases were solved in relation to Directive 001 as disputed land was demarcated with the consent of the disputing parties.

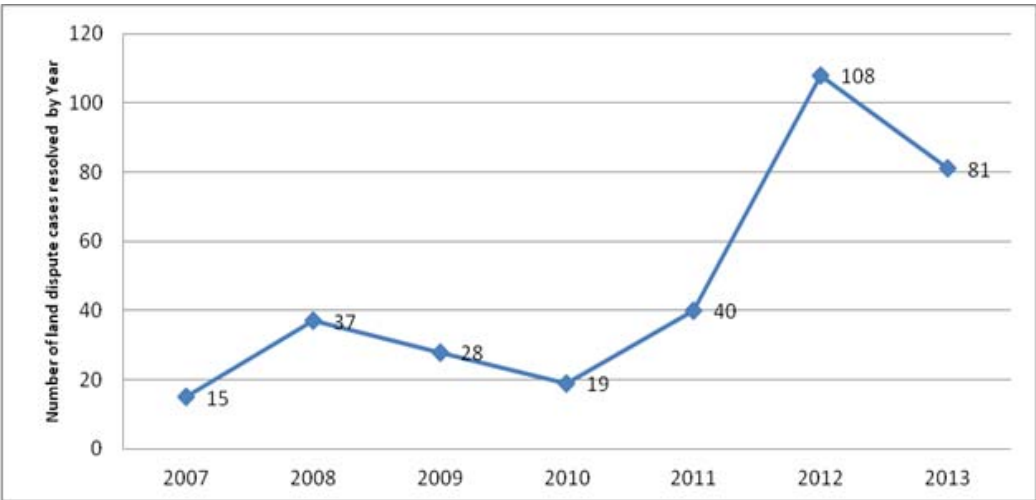


Figure 4: Land Dispute Cases Solved by Year

## 5.4 Resolution of Land Dispute Cases

### 5.4.1 Institutions receiving complaints

Disputing parties, both original landholders and second parties, raised their complaints to various judicial and state institutions. In total, 865 complaints were filed. Some land dispute complaints were submitted to government institutions, including local authorities, at both the commune and district levels, Cadastral Commission, provincial halls, courts, and at the national level institutions listed in the following paragraph. It is noted that the majority of the complaints, 240, were raised initially to local authorities. One hundred and thirty seven complaints were raised to the provincial halls. Additionally, 27 complaints were filed at district Cadastral Commission, 47 at provincial Cadastral Commission and 20 at the national Cadastral Commission. Complaints were also filed at different levels of the court system, and 72 complaints were raised to the Provincial/Municipality Court of First Instance, 25 complaints at the Appeal Court and 16 complaints at the Supreme Court. As the courts often fail to return a verdict or receive cases, complainants often raise their complaints to non-judicial bodies, and 22 complaints were sent to the National Authority for Land Dispute Resolution (NALDR). Forty cases were sent to the Cabinet of the Prime Minister, 24 to the Ministry of Interior, 20 to the Council of Ministers, 46 to the National Assembly, and 10 complaints were sent to the Royal Palace.

| Institution                                                   | Land dispute |
|---------------------------------------------------------------|--------------|
| Local Authority                                               | 240          |
| District Cadastral Commission                                 | 27           |
| Provincial Cadastral Commission                               | 47           |
| National Cadastral Commission                                 | 20           |
| National Authority for Land Dispute Resolution                | 22           |
| Provincial/Municipality Court of First Instance               | 72           |
| Appeals Court                                                 | 25           |
| Supreme Court                                                 | 16           |
| National Assembly                                             | 46           |
| Royal Palace                                                  | 10           |
| Ministry of Interior                                          | 24           |
| Council Ministry                                              | 20           |
| Prime Minister Cabinet                                        | 42           |
| Provincial Hall                                               | 137          |
| Ministry of National Assembly-Senate Relations and Inspection | 20           |
| Other                                                         | 97           |
| <b>Total</b>                                                  | <b>865</b>   |

### 5.4.2 Resolution Process

Since the early 1990s, 405 land dispute cases have gone through the resolution process and have either been fully resolved, or partly resolved, or the resolution process is on-going. In 2013, eighty one disputes were fully resolved, 179 cases were unresolved, while 122 cases were only partly resolved (for example, a dispute involving multiple HHs may be resolved for some, but not all of the affected HHs). In the resolved cases, 43 or 11%, were solved in favor of the second party, and only 15 cases, or 4%, for the original landholder. Sixteen cases, or 4%, were solved by reaching a compromise between the parties, while 7 cases, or 2%, were solved by paying compensation. Thirteen cases, or 3%, were abandoned by the disputants.

Of the remaining 162 cases, 57% of the total, have never been through any formal resolution process, despite complaints being raised to the authorities or courts. Fifteen cases, or 5% are noted as being “silent,” and 20 cases, or 7%, are identified as being abandoned (detailed information is contained in Annex 4).

Among the 200 land disputes involving agricultural land, only 47 cases, 23.5%, were fully resolved, while among 112 cases involving residential land, 15 cases, or 13.39% were fully resolved.

| Land Dispute Resolution Process                                          | Land Dispute Cases | Percentage (%) |
|--------------------------------------------------------------------------|--------------------|----------------|
| Unknown                                                                  | 2                  | 0              |
| Unresolved                                                               | 179                | 44             |
| Partly resolved                                                          | 122                | 30             |
| Resolved in favor of second party                                        | 43                 | 11             |
| Resolved in favor of original landholder                                 | 15                 | 4              |
| Resolved by compromise between both second party and original landholder | 16                 | 4              |
| Resolved by compensation                                                 | 7                  | 2              |
| Abandoned                                                                | 13                 | 3              |
| Silent                                                                   | 8                  | 2              |
| <b>Total Land Dispute Cases</b>                                          | <b>405</b>         | <b>100%</b>    |

Table 1: Land Dispute Resolution Process

| Type of Land                   | Status of Resolution |                 |                                      |           |           | Unknown   | Total       | Percentage (%) |
|--------------------------------|----------------------|-----------------|--------------------------------------|-----------|-----------|-----------|-------------|----------------|
|                                | Fully resolved       | Partly Resolved | No resolution on process/ Unresolved | Silent    | Abandoned |           |             |                |
| Agricultural land              | 47                   | 56              | 79                                   | 7         | 9         | 2         | 200         | 49%            |
| Forest land (Community forest) | 4                    | 8               | 19                                   | 1         | 1         |           | 33          | 8%             |
| Forest land (State land)       | 5                    | 4               | 5                                    | 0         | 0         | 0         | 14          | 3%             |
| Residential land               | 15                   | 38              | 57                                   | 0         | 2         | 0         | 112         | 28%            |
| Wetland                        | 0                    | 2               | 1                                    | 0         | 0         | 0         | 3           | 1%             |
| Others                         | 8                    | 11              | 13                                   | 0         | 1         | 0         | 33          | 8%             |
| Unknown                        | 2                    | 3               | 5                                    | 0         | 0         | 0         | 10          | 2%             |
| <b>Total</b>                   | <b>81</b>            | <b>122</b>      | <b>179</b>                           | <b>8</b>  | <b>13</b> | <b>2</b>  | <b>405</b>  | <b>100%</b>    |
| <b>Percentage</b>              | <b>20%</b>           | <b>30%</b>      | <b>44%</b>                           | <b>2%</b> | <b>3%</b> | <b>0%</b> | <b>100%</b> |                |

Table 2: Dispute Resolution Process

## 5.5 Households Affected by Land Disputes

The RIC database indicates that 311 land disputes are currently ongoing, which includes the 38 new cases recorded in 2013, as well as cases from previous years which are still not resolved. The database indicates that these 311 cases affect 65,867 households. According to official demographic statistics for Cambodia, the average family size is 4.7 people,<sup>21</sup> so it can be estimated that these disputes affect up to 309,575 people. This figure is equal to approximately 2.34% of total HHs throughout the country.<sup>22</sup> Analysis of the RIC database indicates that Phnom Penh and Kampong Cham have the highest numbers of affected HHs, at 15,246 and 5,953 HHs respectively. The table below shows the figures for the number of affected households in all provinces, with the provinces ranked from highest number of affected people to the lowest.

| NO | Province         | # LD | # HHs | NO | Province       | # LD | # HHs |
|----|------------------|------|-------|----|----------------|------|-------|
| 1  | Phnom Penh       | 29   | 15246 | 13 | Kandal         | 7    | 2080  |
| 2  | Kampong Cham     | 21   | 5953  | 14 | Koh Kong       | 15   | 1899  |
| 3  | Kracheh          | 8    | 4745  | 15 | Sihanoukville  | 15   | 1882  |
| 4  | Banteay Meanchey | 22   | 4370  | 16 | Oddar Meanchey | 10   | 1872  |

<sup>21</sup> General Population Census of Cambodia 2008, National Institute of Statistics, Ministry of Planning Phnom Penh, Cambodia, August, 2008, Pg. VI, available at [http://www.stat.go.jp/english/info/meetings/cambodia/pdf/pre\\_rep1.pdf](http://www.stat.go.jp/english/info/meetings/cambodia/pdf/pre_rep1.pdf).

<sup>22</sup> According to National Report on Statistic of 2008, the total of HHs throughout Cambodia is 2,817,637 and total population is 13,395,682 people. Statistics are available at <http://www.nis.gov.kh>.

|        |              |    |      |    |                 |    |       |
|--------|--------------|----|------|----|-----------------|----|-------|
| 5      | Pursat       | 20 | 4243 | 17 | Battambang      | 13 | 1512  |
| 6      | Mondul Kiri  | 15 | 3232 | 18 | Kampong Thom    | 5  | 1192  |
| 7      | Preah Vihear | 17 | 2794 | 19 | Kampong Chhnang | 9  | 876   |
| 8      | Kampong Speu | 24 | 2670 | 20 | Prey Veng       | 5  | 653   |
| 9      | Ratanak Kiri | 26 | 2662 | 21 | Takeo           | 6  | 408   |
| 10     | Svay Rieng   | 18 | 2583 | 22 | Krong Pailin    | 1  | 345   |
| 11     | Stung Treng  | 6  | 2326 | 23 | Kampot          | 3  | 193   |
| 12     | Siem Reap    | 15 | 2100 | 24 | Krong Kep       | 1  | 31    |
| Total: |              |    |      |    |                 |    | 65867 |

Table 3: Affected HHs by province

When cases are broken down in terms of the number of affected households, it can be seen that 53 %, or 165 cases, involved 5 to 100 HHs. Fifty eight cases, or 19%, involve 101-200 households. Eleven cases, or 4% of all disputes, involve more than 1000 households.

| Number of Household Affected by Land Disputes |                    |                |
|-----------------------------------------------|--------------------|----------------|
| HHs Range                                     | Number of LD Cases | Percentage (%) |
| 5-100                                         | 165                | 53             |
| 101-200                                       | 58                 | 19             |
| 201-300                                       | 29                 | 9              |
| 301-400                                       | 17                 | 5              |
| 401-500                                       | 9                  | 3              |
| 501-600                                       | 4                  | 1              |
| 601-700                                       | 7                  | 2              |
| 701-800                                       | 5                  | 2              |
| 801-1000                                      | 2                  | 1              |
| >1000                                         | 11                 | 4              |
| Unknown                                       | 4                  | 1              |
| Total:                                        | 311                | 100%           |

Table 4: Number of Households Affected by Land Disputes

## 5.6 Types of Land Impacted by Land Disputes

Land disputes occurred over different types of land, including agricultural land (farmland and rice fields), residential land, forest land (including Community Forest Land), and other types such as wetlands, footpaths, flooded forest land, and land that belonged to pagodas. The results of this analysis show that the



agricultural land is the most common type of land to be subject to disputes, followed by residential and forest land.

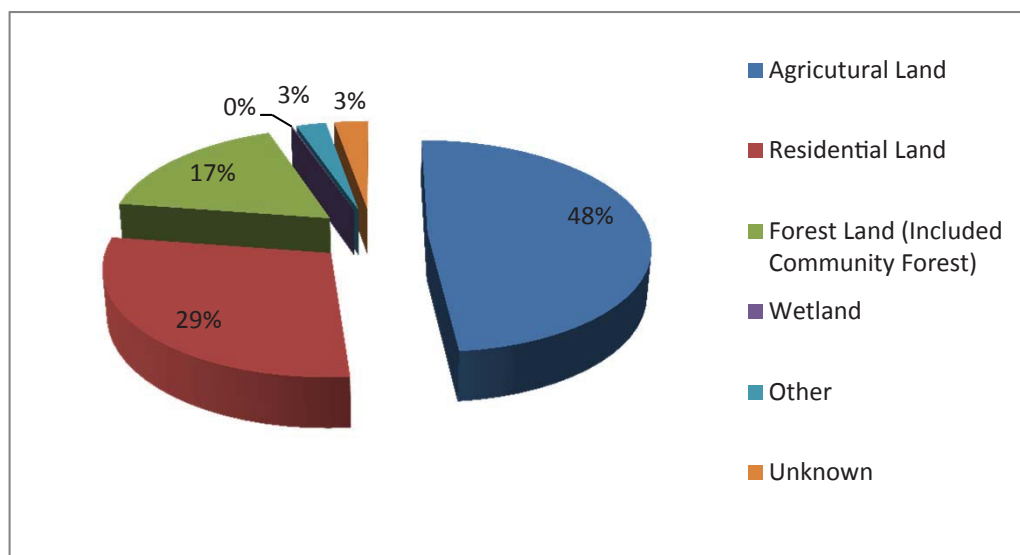


Figure 5: Type of Land Impacted by Land Disputes

The average size of land involved in land disputes was 67 hectares, while the largest case involved up to 300 ha of residential land located in Preah Vihear province, near-by Preah Vihear temple. The smallest case which involved just 0.06 ha of residential land took place in Phnom Penh, and included a village's meeting office and pond.

Across the country, 188,435 ha of land were subject to dispute, of which agriculture land amounted up to 91,323 ha, or 48%, while residential land in dispute counted for 54,420 ha, or 29%.

| No    | Land Type                                     | Land Size(ha) | %   |
|-------|-----------------------------------------------|---------------|-----|
| 1     | Agricultural land                             | 91,323        | 48  |
| 2     | Residential land                              | 54,420        | 29  |
| 3     | Forest land (state land and community forest) | 32,486        | 17  |
| 4     | Wetland                                       | 197           | 0   |
| 5     | Other                                         | 4,707         | 2   |
| 6     | Unknown                                       | 5,302         | 3   |
| Total |                                               | 188,435       | 100 |

As indicated in the above table, most land dispute cases affected agricultural land. In many cases this land may have been used for productive purposes prior to the dispute, and any dispute is likely to have negative impacts on the landholders'

livelihood, or on the daily life of the communities affected. This is particularly a concern in cases where land disputes have been active for a long period of time without resolution. As already noted earlier in the report, this constitutes a potential barrier to the achievement of the poverty reduction goals of the Government of Cambodia.

The provinces identified as having the highest figures for land disputes over agricultural land were Banteay Meanchey, Battambang, Ratanakiri, Kampong Cham, Kampong Speu and Siem Reap province, where more than 50% of cases concerned agricultural land (see Annex B).

## 5.7 Reasons for Land Dispute

Based on the analysis of data in the RIC database, it can be seen that there are various reasons for land disputes. 26% or 80 cases of recorded land disputes emerged after the land was claimed as an Economic Land Concession by a private company. Forty five out of these 80 land dispute cases involved “rich and powerful” people claiming the land of the original landholders.<sup>23</sup> In 14 land disputes related to ELCs, people were detained.

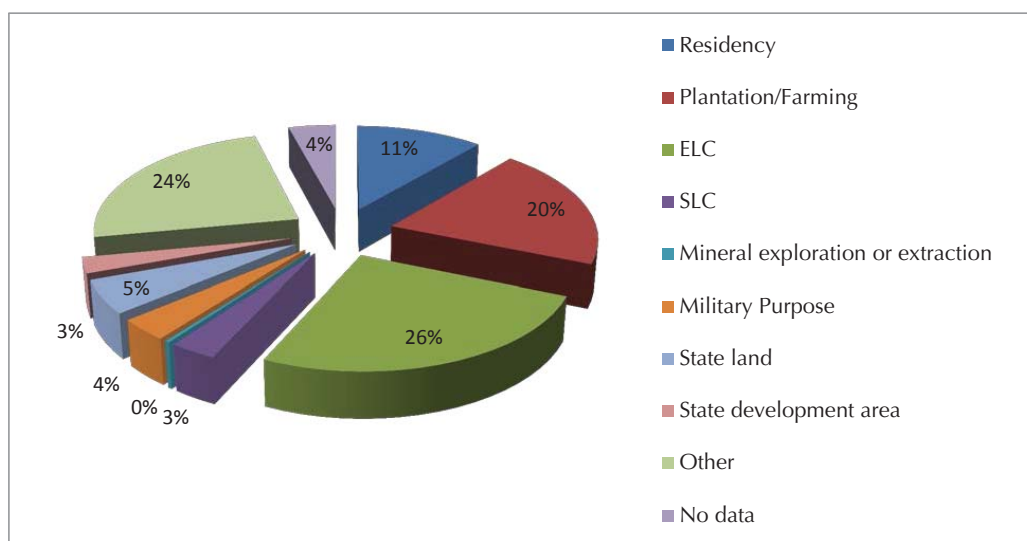


Figure 6: Reasons for Land Dispute

<sup>23</sup> For the purpose of this report, the “original landholder” refers to the person or people who used or controlled the disputed land prior to the dispute commencing.

## 5.8 Documents and Methods Used by Second Party to Acquire Land

Different means were used by the second party seeking to claim disputed land.<sup>24</sup> Some land dispute cases reported that the second party possessed supporting documents, or authorization letters from local authorities which they used to claim the land – in some cases it is suggested that the documents were obtained improperly. In some disputes, those claiming the land were also found to be using their power or influence in order to claim the land. Some cases involved the local authorities. In some instances they would support the second party's claim to the land without any proper investigation being conducted. Other methods include:

- Second party produces letter of authorization
- Abuse of power by government officials and well connected business people
- Threats against original land holder
- Violence against original land holder
- Original landholder(s) placed in detention

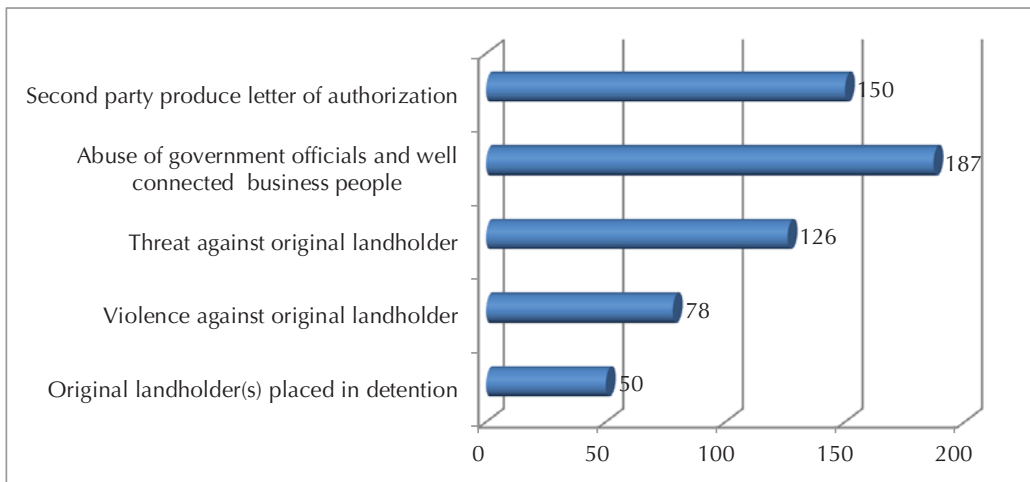


Figure 7: Land Acquisition Strategy

Among the 311 land disputes currently active, 187 involve government officials and well connected business people, 126 involved threats, and 78 were characterized by acts of violence. One hundred and thirteen have been processed

<sup>24</sup> For the purpose of this report, the “second party” refers to the person who is seeking to claim the land of the original landholder.

by the judicial system, and in 35 of these cases people involved in the disputes have been arrested and jailed at different stages of the dispute.<sup>25</sup> In 62 disputes land was claimed without supporting documents.

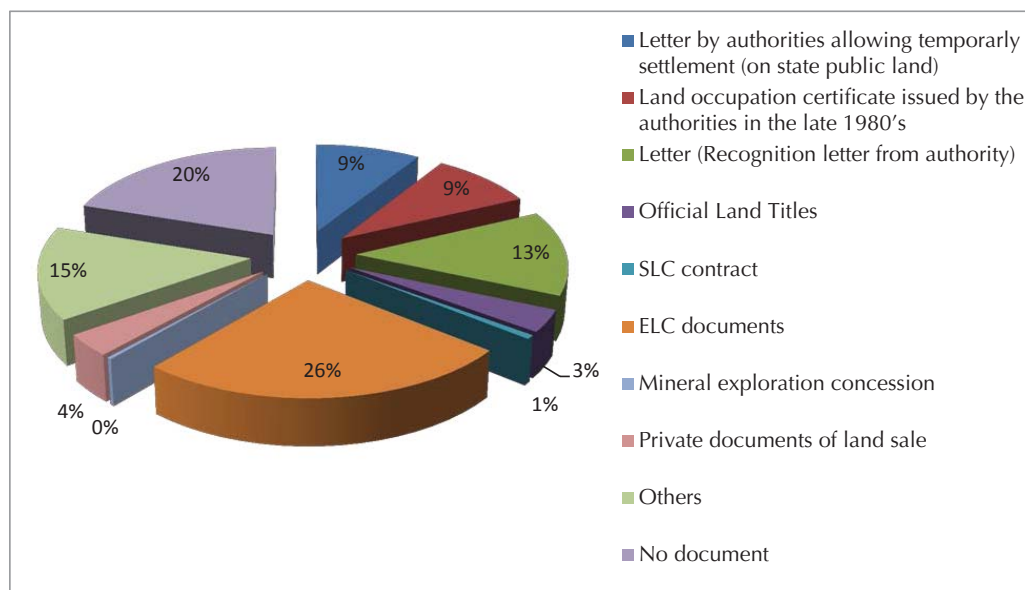


Figure 8: Documents Used to Claim Occupancy or Ownership

## 6. Current Occupation of Disputed Land

In the majority of land disputes, while the dispute was on-going and awaiting resolution, the original landholder continued to occupy or use the land in question. In 116 cases, or 37%, the land was still being occupied by the original land holder, while in 93 land disputes, or 30%, of the total cases, the land continued to be occupied by the second party, despite the fact that a dispute was on-going. In 58 cases, or 19% land was recorded as being jointly occupied by both parties.

For the 13 disputes that were categorized as “abandoned,” in point 4.5.2. above, land in 12 cases was occupied and managed by the original landholder, and land in only one case was occupied by the second party.

<sup>25</sup> The statistics show no information about when someone was detained; it can be during the different stages of the dispute.

| Status of People Living on Disputed Land       |              |                |
|------------------------------------------------|--------------|----------------|
| Occupation Status                              | Number of LD | Percentage (%) |
| Second Party Occupies the Disputed Land        | 93           | 30             |
| Original Landholder Occupies the Disputed Land | 116          | 37             |
| Occupied by Both                               | 58           | 19             |
| Unknown                                        | 44           | 14             |
| Total                                          | 311          | 100            |

Table 4: Status of People Living on Disputed Land

## 7. Land Disputes Caused by Economic Land Concessions (ELCs)

Based on the result of this analysis, 80 cases, or 25%, of the total land disputes were related to the granting of ELCs. These concessions are granted for agro-industrial purposes, and this figure does not include concessions granted for social and other purposes.

Land dispute cases caused by ELCs were more prevalent in the east of the country, and areas where rubber is commonly grown. More than 12 such disputes were observed in Mondulakiri and 11 in Rattanakiri, while nine cases were reported in Preah Vihear, and four cases in Pursat and Kampong Speu. In total, 19,740 households or 92,778 people<sup>26</sup> were affected by land disputes related to ELCs.

In ten provinces and municipalities such as Kampong Chhnang,<sup>27</sup> Kampot, Kandal, Kep, Pailin, Prey Veng, Siem Reap, Stung Treng, Takeo and Phnom Penh there were no records of land disputes caused by ELCs in 2013.

<sup>26</sup> The database contains actual data on how many people are affected by a land dispute related to ELCs.

<sup>27</sup> Kampong Chhnang shares its borders to the province of Pursat. Overlapping with both provinces is a ELC owned by Pheapimex, causing a land dispute. This land dispute related to ELCs was included in the 8 land disputes related to ELCs in Pursat.

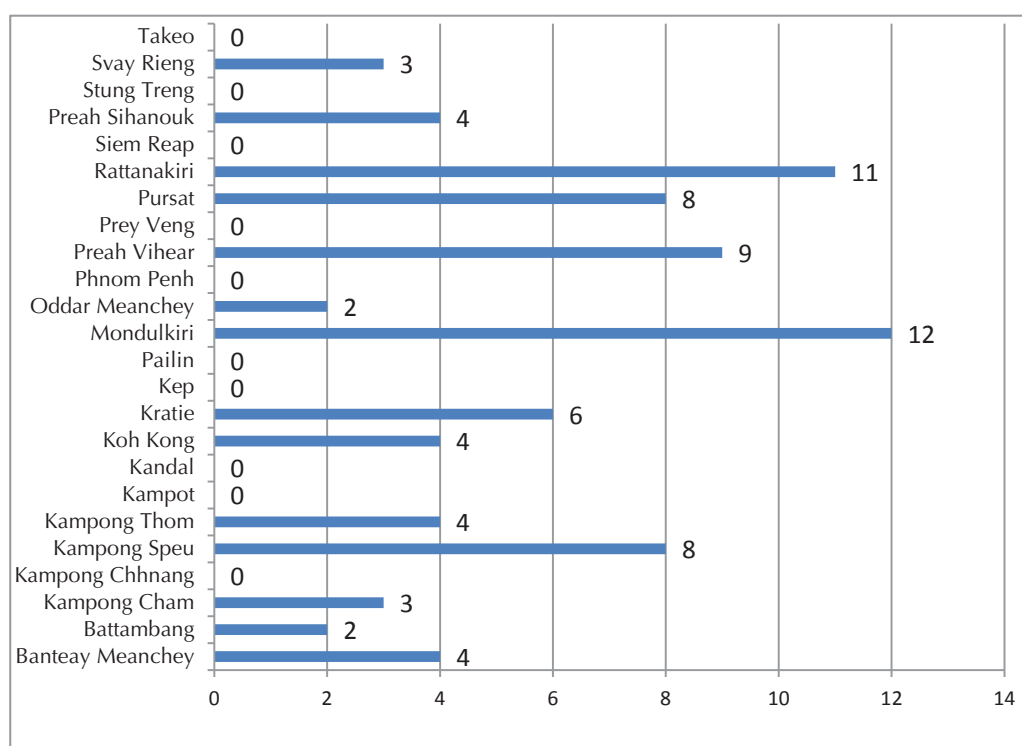


Figure 9: Number of Land Disputes Related to Economic Land Concessions (ELCs)

## 8. Forced Displacement

Land dispute cases that have led to forced displacement occurred in many provinces, and a total of 50 cases out of the 311 cases recorded by RIC since 2007 involved forced displacement.

Of those, in Preah Vihear, nine cases of forced displacement were recorded, while six cases were recorded in both Phnom Penh and Preah Sihanouk. Forced displacement affected 14,247 households or 66,960 people.<sup>28</sup> It is noted that no forced displacement were recorded in the provinces of Kampong Chhnang,<sup>29</sup> Kampot, Kratie and Prey Veng. In 2013, four forced displacements occurred in Preah Vihear province and affected 1,768 people.<sup>30</sup>

<sup>28</sup> The database contains actual data on how many people are affected by forced displacement.

<sup>29</sup> as footnote 8 above.

<sup>30</sup> See Appendix 4

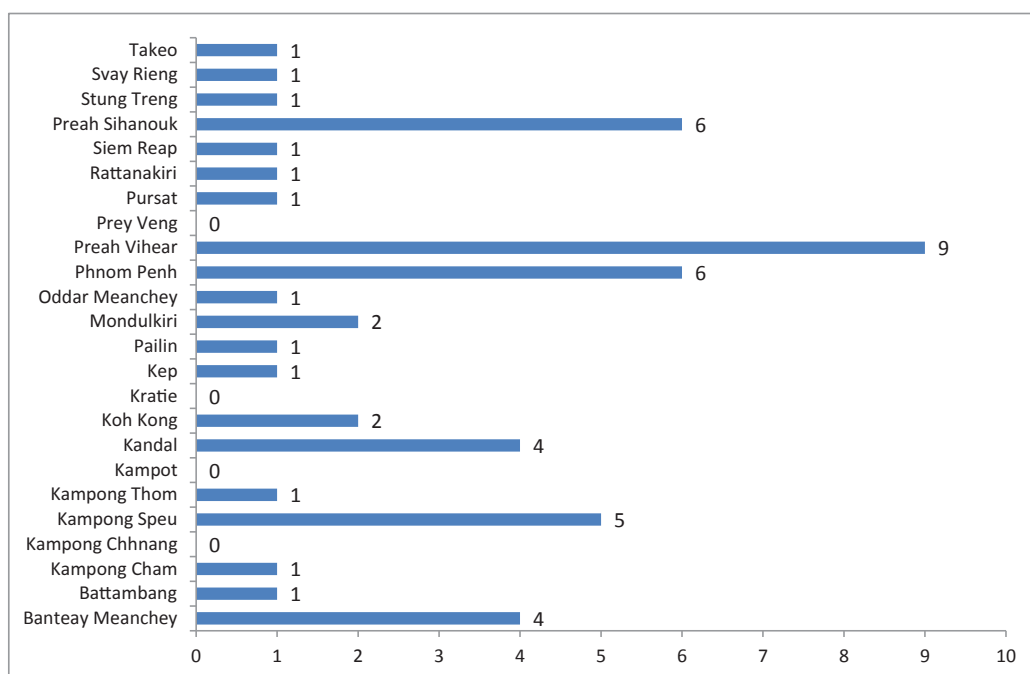


Figure 10: ELCs Related to Forced Displacement 2007-2013

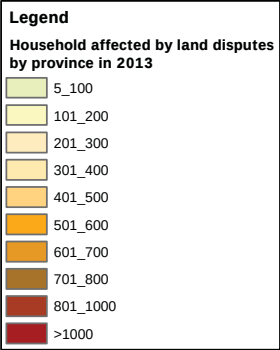
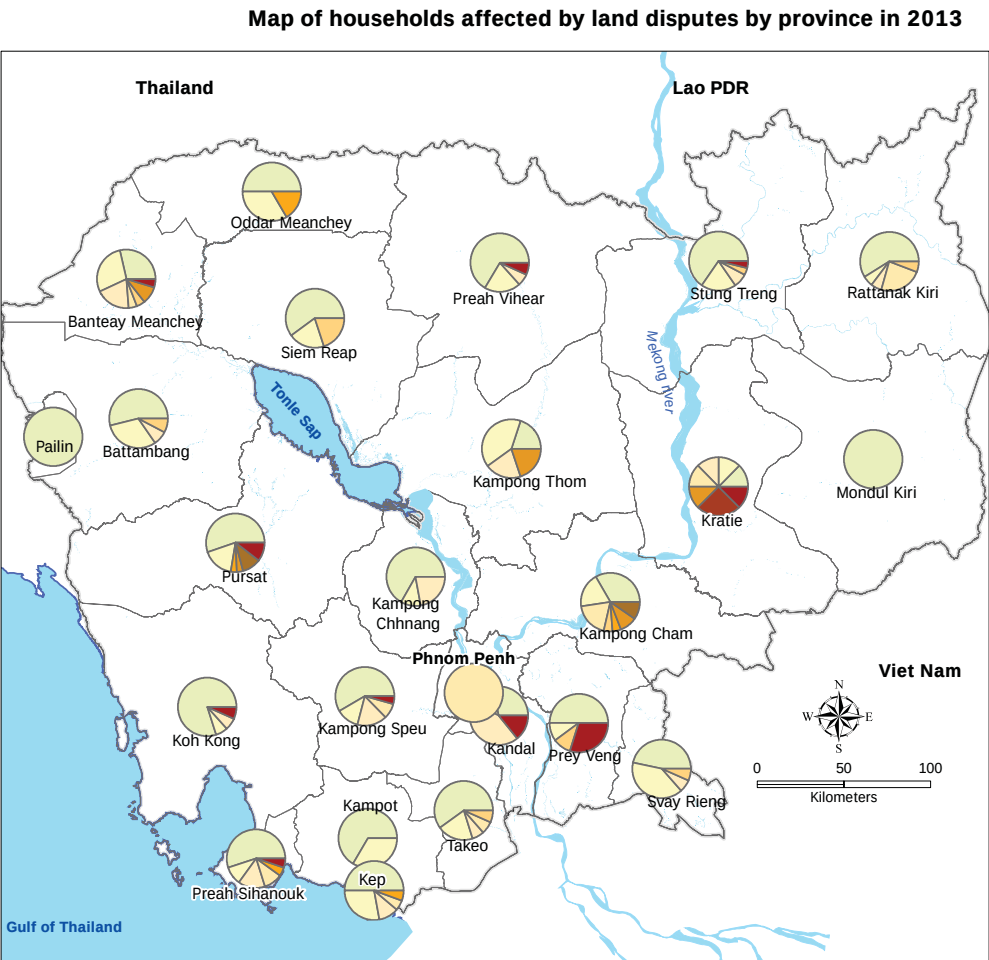
## 9. Summary

Based on the above statistical analysis of the RIC's land dispute database, the author observed the following trends:

- *Number of land disputes:* The number of new land disputes in 2013 is lower compared to cases recorded in the years from 2010 to 2012.
- *Provinces affected by land disputes:* The disputes occurred across the country. The province with the highest rate of land disputes was Phnom Penh, while Rattanakiri came second. Other provinces such as Pursat, Kampong Speu, Kampong Cham and Banteay Meanchey experienced a total of 20 land disputes.
- *ELCs are a major cause of land disputes:* ELCs were related to 80 disputes and 19,740 households, or 92,778 people were affected. Ratanakiri, Monduliri and Preah Vihear had a high number of disputes.
- *Land disputes have led to forced displacement:* In 2013, four land disputes led to forced displacement, all in the province of Preah Vihear.
- *The number of solved disputes:* From 2010 to 2012, the number of resolved disputes increased. It rose from 20 in 2010 to 40 in 2011 and then 108 cases in 2012. In 2013, the number of resolved cases declined to 81 cases.

10. Annexes

Annex A: Map of Households Affected by Land Disputes by Province in 2013



**Data Sources**

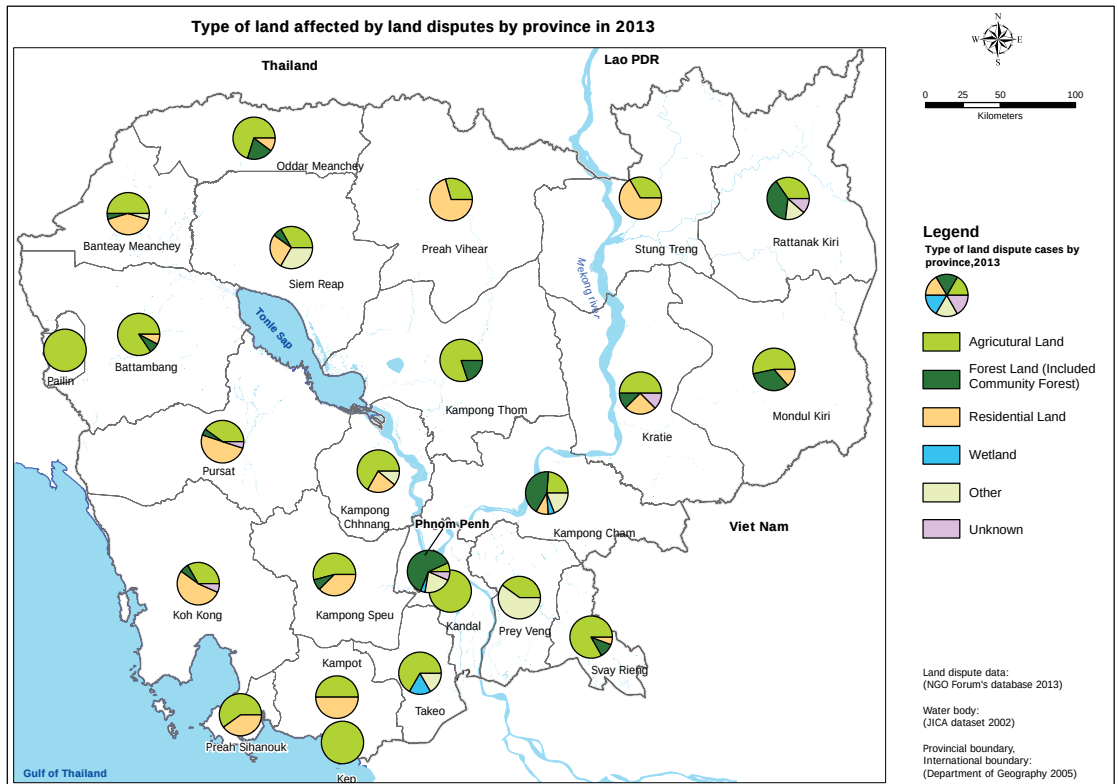
Land dispute data:  
(NGO Forum's database 2013)

Water body:  
(JICA dataset 2002)

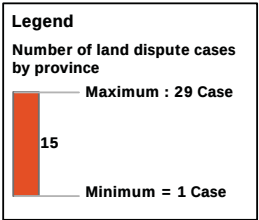
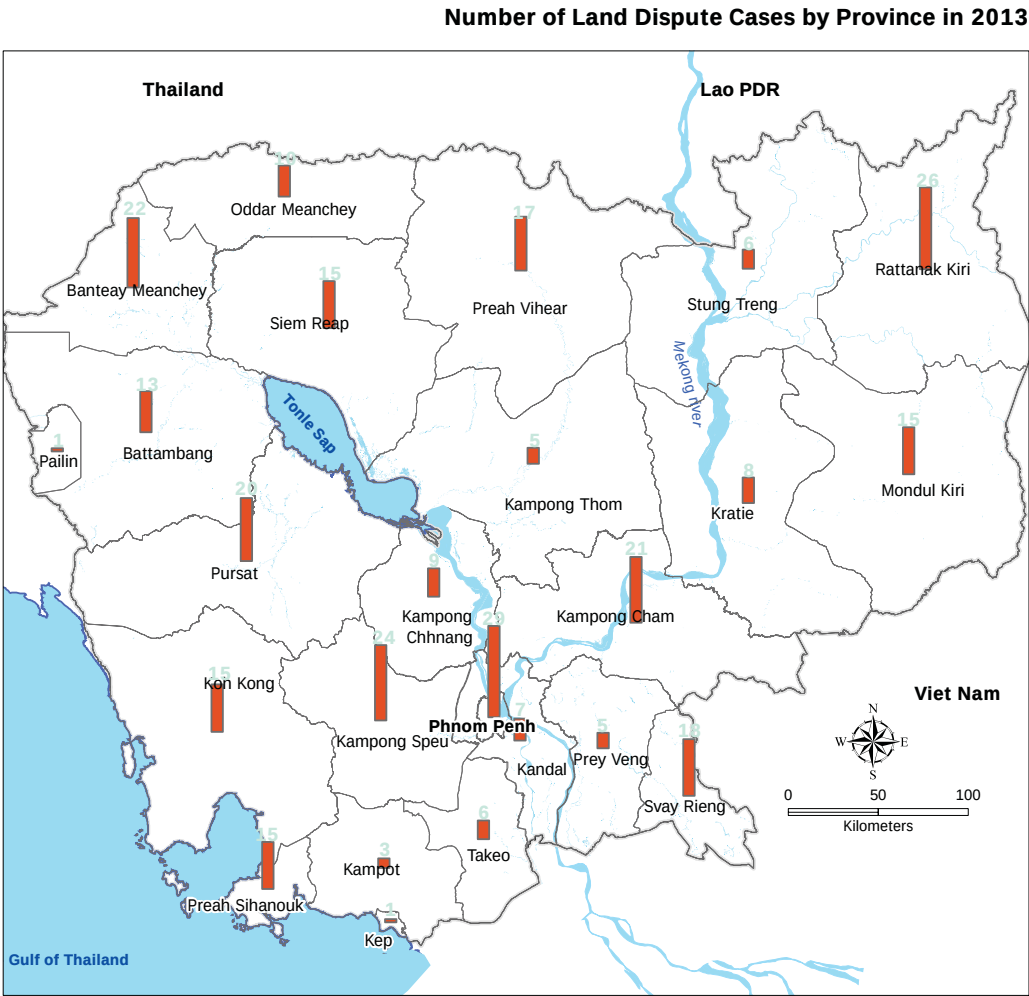
Provincial boundary,  
International boundary:  
(Department of Geography 2005)



## Annex B: Type of Land Affected by Land Disputes by Province in 2013



Annex C: Number of Land Dispute Cases by Province in 2013



**Data Sources**

Land dispute data:  
(NGO Forum's database 2013)

Water body:  
(JICA dataset 2002)

Provincial boundary,  
International boundary:  
(Department of Geography 2005)

## Appendixes

### Appendix 1: Twenty Eight New Land Dispute Cases in 2013

| ID of land dispute | Province         | District      | Commune             | Village          | Date Incident | Status Resolution |
|--------------------|------------------|---------------|---------------------|------------------|---------------|-------------------|
| 2756               | Banteay Meanchey | Malai         | Tuol Pongro         |                  | 3/5/2013      | Unresolved        |
| 2782               | Battambang       | Samlout       | Ta Taok             | Phnum Rai        | 11/1/2013     | Partly resolved   |
| 2665               | Kampong Cham     | Krouch Chhmar | Peus Muoy           | Preaek Krouch    | 5/1/2013      | Unresolved        |
| 2711               | Kampong Cham     | Dambae        | Trapeang Pring      |                  | 11/20/2013    | Unresolved        |
| 2713               | Kampong Cham     | Kampong Siem  | Krala               | Angkuonh Dei     | 2/22/2013     | Unresolved        |
| 2723               | Kampong Chhnang  | Rolea B'ier   | Krang Leav          | Krang Leav       | 4/12/2013     | Unresolved        |
| 2762               | Kampong Speu     | Thpong        | Rung Roeang         | Krang Ta Char    | 3/26/2013     | Unresolved        |
| 2785               | Kampot           | Touk Chhou    | Preaek Thnort       |                  | 6/24/2013     | Unresolved        |
| 2739               | Koh Kong         | Botum Sakor   | Andoung Tuek        | Chi Treh         | 7/25/2013     | Unresolved        |
| 2575               | Mondul Kiri      | Kaev Seima    | Srae Khtum          | Srae Ampil       | 1/2/2013      | Partly resolved   |
| 2725               | Mondul Kiri      | Kaev Seima    | Srae Chhuk          | Khtong           | 10/27/2013    | Unresolved        |
| 2626               | Oddar Meanchey   | Anlong Veang  | Lumtong             |                  | 1/23/2013     | Unresolved        |
| 2775               | Oddar Meanchey   | Anlong Veang  | Anlong Veang        |                  | 3/8/2013      | Unresolved        |
| 2777               | Phnom Penh       | Porsaen Chey  | Kakab               | Poung Peay       | 4/8/2013      | Partly resolved   |
| 2779               | Phnom Penh       | Porsaen Chey  | Kakab Khang Tboundg |                  | 5/22/2013     | Partly resolved   |
| 2743               | Preah Vihear     | Rovieng       | Rumdaoh             | Thnal Kaong      | 11/23/2013    | Unresolved        |
| 2744               | Preah Vihear     | Kuleaen       | Srayang             | Srayang Cheung   | 11/19/2013    | Unresolved        |
| 2754               | Preah Vihear     | Chhaeb        | Sangkae Muoy        | Sangkae          | 4/21/2013     | Partly resolved   |
| 2746               | Preah Vihear     | Rovieng       | Romoni              | Ou Pour          | 10/11/2013    | Unresolved        |
| 2747               | Preah Vihear     | Kuleaen       | Srayang             | Srayang Cheung   | 7/16/2013     | Unresolved        |
| 2750               | Preah Vihear     | Chhaeb        | Mlu Prey Muoy       | Pou Teab         | 11/20/2013    | Unresolved        |
| 2752               | Preah Vihear     | Sangkom Thmei | Sdau                | Trapeang Khlaeng | 4/20/2013     | Unresolved        |
| 2753               | Preah Vihear     | Kuleaen       | Kuleaen Tboundg     | Kuleaeng Tboundg | 6/25/2013     | Unresolved        |
| 2639               | Pursat           | Krakor        | Kbal Trach          | Kralanh          | 3/26/2013     | Unresolved        |
| 2758               | Pursat           | Krakor        | Kbal Trach          | Kralanh          | 3/13/2013     | Unknown           |
| 2767               | Siem Reap        | Angkor Chum   |                     |                  | 12/25/2013    | Unresolved        |
| 2768               | Siem Reap        | Varin         | Srae Nouy           |                  | 2/22/2013     | Partly resolved   |
| 2720               | Svay Rieng       | Romeas Haek   | Kokir               | Kokir            | 4/22/2013     | Unresolved        |
| <b>Total</b>       |                  |               |                     |                  |               | <b>28</b>         |

## Appendix 2: Land Dispute Cases Solved in 2013

| ID of land dispute | Province         | District        | Commune          | Village              | Status Resolution                           | Contains ResAuthority             |
|--------------------|------------------|-----------------|------------------|----------------------|---------------------------------------------|-----------------------------------|
| 656                | Banteay Meanchey | Phnum Srok      | Paoy Char        |                      | Resolved for both complainant and defendant | Unknown                           |
| 2173               | Banteay Meanchey | Ou Chrov        | Paoy Paet        | Kilou Lekh Buon      | Resolved for both complainant and defendant | Local Authority                   |
| 2174               | Banteay Meanchey | Thma Puok       | Thma Puok        | Svay                 | Resolved for complainant                    | Implement directive 001 group     |
| 2438               | Banteay Meanchey | Ou Chrov        | Ou Bei Choan     | Thnal Bat            | Resolved for complainant                    | Unknown                           |
| 2502               | Banteay Meanchey | Thma Puok       | Kouk Romiet      | Kdeb Thmar           | Resolved for complainant                    | Implement directive 001 group     |
| 612                | Battambang       | Bavel           | Kdol Ta Haen     | Tumnob Ta Kuon       | Resolved for complainant                    | LocalAuthority                    |
| 716                | Battambang       | Bavel           | Bavel            | Tumnob Tuek          | Resolved for defendant                      | LocalAuthority                    |
| 1779               | Battambang       | Bavel           | Kdol Ta Haen     |                      | Resolved for complainant                    | Unknown                           |
| 2068               | Battambang       | Aek Phnum       | Preaek Norint    | Preaek Ta Chraeng    | Resolved for defendant                      | Local Authority                   |
| 2074               | Battambang       | Banan           | Chaeng Mean Chey | Chaeng               | Resolved for complainant                    | Implement directive 001 group     |
| 2218               | Battambang       | Samlout         | Ou Samrel        | Chamlang Romeang Leu | Resolved for complainant                    | District working group and ADHOC  |
| 2310               | Battambang       | Bat Damabng     | Svay Pao         | Preaek Moha Tep      | Resolved for defendant                      | Unknown                           |
| 2352               | Battambang       | Aek Phnum       | Prey Chas        | Bak Prea             | Resolved for both complainant and defendant | Local Authority                   |
| 2424               | Battambang       | Banan           | Kantueu Muoy     |                      | Resolved for complainant                    | Unknown                           |
| 2308               | Kampong Cham     | Kampong Cham    | Sambuor Meas     | Roka Kraom           | Resolved for complainant                    | Appeals Court                     |
| 2430               | Kampong Cham     | Stueng Trang    | Preaek Kak       | Meakh Bei            | Resolved for both complainant and defendant | Administrative Committee Cadastal |
| 2431               | Kampong Cham     | Memot           | Kampoan          | Srae Saom Chas       | Resolved for complainant                    | They soulved by themselves        |
| 2715               | Kampong Cham     | Memot           | Tonlung          | Spean Changkum       | Resolved for defendant                      | Unknown                           |
| 1190               | Kampong Chhnang  | Kampong Tralach | Thma Edth        | Thma Edth            | Resolved for defendant                      | Unknown                           |
| 1328               | Kampong Chhnang  | Rolea B'ier     | Pongro           | Phnum Touch          | Resolved for complainant                    | Unknown                           |

|      |                 |                 |                     |                              |                                             |                                               |
|------|-----------------|-----------------|---------------------|------------------------------|---------------------------------------------|-----------------------------------------------|
| 1329 | Kampong Chhnang | Kampong Leaeng  | Svay Rumpear        | Chambak Khpos                | Resolved for both complainant and defendant | Unknown                                       |
| 2190 | Kampong Chhnang | Kampong Tralach | Ta Ches             | La Peang                     | Resolved for defendant                      | Provincial/ Maniciple Court of First Instance |
| 2211 | Kampong Chhnang | Rolea B'ier     | Prey Mul            | Prey Kraol                   | Resolved for both complainant and defendant | LocalAuthority                                |
| 2223 | Kampong Chhnang | Rolea B'ier     |                     |                              | Resolved for both complainant and defendant | LocalAuthority                                |
| 2224 | Kampong Chhnang | Kampong Tralach | Chhuk Sa            | Krasah Thmei                 | Resolved for defendant                      | Provincial/ Maniciple Court of First Instance |
| 2225 | Kampong Chhnang | Tuek Phos       | Krang Skear         |                              | Resolved for complainant                    | Cambodia Human Rights Committee               |
| 2279 | Kampong Chhnang | Baribour        | Melum               |                              | Resolved for defendant                      | Provincial CC                                 |
| 2280 | Kampong Chhnang | Rolea B'ier     | Krang Leav          |                              | Resolved for both complainant and defendant | Negotiation                                   |
| 2445 | Kampong Chhnang | Baribour        | Pech Changvar       |                              | Resolved for complainant                    | LocalAuthority                                |
| 2490 | Kampong Chhnang | Rolea B'ier     | Prasneb             | Sang                         | Resolved for both complainant and defendant | Unknown                                       |
| 2724 | Kampong Chhnang | Kampong Leaeng  | Chranouk            | Kangkaeb                     | Resolved for complainant                    | LocalAuthority                                |
| 2759 | Kampong Speu    | Thpong          |                     |                              | Resolved for complainant                    | Unknown                                       |
| 452  | Kampong Thom    | Stoung          | Kampong Chen Cheung |                              | Resolved for complainant                    | Unknown                                       |
| 2329 | Kampong Thom    | Kampong Svay    | San Kor             |                              | Resolved for complainant                    | Unknown                                       |
| 2726 | Kampong Thom    | Sandan          | Dang Kambet         | Sampoar Thum                 | Resolved for complainant                    | Unknown                                       |
| 2727 | Kampong Thom    | Sandan          | Tum Ring            |                              | Resolved for complainant                    | Provincial Hall                               |
| 2155 | Kampot          | Chhuk           | Ta Kaen             | Chey Sena                    | Resolved for complainant                    | Implement directive 001 group                 |
| 2157 | Kampot          | Chum Kiri       | Srae Knong          |                              | Resolved for both complainant and defendant | Implement directive 001 group                 |
| 2375 | Kampot          | Toek Chhou      | Trapeang Pring      | Trapeang Pring Khang Chuerng | Resolved for defendant                      | Implement directive 001 group                 |
| 2613 | Kampot          | Chhuk           |                     |                              | Resolved for both complainant and defendant | Unknown                                       |

|      |                |               |               |                |                                             |                                               |
|------|----------------|---------------|---------------|----------------|---------------------------------------------|-----------------------------------------------|
| 65   | Kandal         | S'ang         | Preaek Ambel  | Preaek Ta Lai  | Resolved for complainant                    | Provincial/ Maniciple Court of First Instance |
| 334  | Kandal         | Kien Svay     | Kampong Svay  | Preaek Ta Nob  | Resolved by compensation                    | Commity improving of CPP                      |
| 337  | Kandal         | Kien Svay     | Preaek Aeng   | Mitakpheap     | Resolved for complainant                    | Unknown                                       |
| 2124 | Kandal         | Mukh Kampul   | Sambuor Meas  | Kraol Kou      | Resolved by compensation                    | Negotiation                                   |
| 2235 | Kandal         | Kien Svay     | Dei Edth      | Sdau Kan-laeng | Resolved for defendant                      | Unknown                                       |
| 2485 | Kandal         | S'ang         | Svay Rolum    |                | Resolved for defendant                      | Unknown                                       |
| 2504 | Kandal         | Kien Svay     | Kampong Svay  | Preaek Ta Nob  | Resolved for both complainant and defendant | Local Authority                               |
| 2113 | Koh Kong       | Srae Ambel    | Chrouy Svay   | Kaev Phos      | Resolved for complainant                    | NALDR                                         |
| 2320 | Koh Kong       | Kampong Seila | Ou Bak Roteh  |                | Resolved for complainant                    | Provincial/ Maniciple Court of First Instance |
| 2592 | Koh Kong       | Mondol Seima  | Bak Khlang    | Kaoh Pao       | Resolved by compensation                    | Unknown                                       |
| 2360 | Kratie         | Snuol         | Pir Thnu      |                | Resolved for complainant                    | Royal Palace                                  |
| 2451 | Kratie         | Kracheh       | Changkrang    |                | Resolved for complainant                    | Implement directive 001 group                 |
| 2471 | Kratie         | Snuol         | Pir Thnu      | Trapeang Srae  | Resolved for complainant                    | Implement directive 001 group                 |
| 2486 | Kratie         | Snuol         |               |                | Resolved for both complainant and defendant | Implement directive 001 group                 |
| 2261 | Pailin         | Sala Krau     | Stueng Trang  | Tumnob         | Resolved for defendant                      | Local Authority                               |
| 2413 | Pailin         | Pailin        | Pailin        | Ou Ta Puk Leu  | Resolved for defendant                      | Provincial/ Maniciple Court of First Instance |
| 2412 | Oddar Meanchey | Samraong      | Kriel         | Kirivoant      | Resolved for complainant                    | Unknown                                       |
| 527  | Phnom Penh     | Dangkao       | Sak Sampov    | Krang Ta Phou  | Resolved for both complainant and defendant | Local Authority                               |
| 2456 | Phnom Penh     | Ruessei Kaev  | Ruessei Kaev  | Mittakpheap    | Resolved by compensation                    | Negotiation                                   |
| 2467 | Phnom Penh     | Chamkar Mon   | Boeng Trabaek |                | Resolved by compensation                    | Provincial Hall                               |
| 2476 | Phnom Penh     | Dangkao       | Kakab         | Ta Nguon       | Resolved for complainant                    | Local Authority                               |
| 2507 | Phnom Penh     | Mean Chey     | Boeng Tumpun  | Tnaot Chrum    | Resolved for complainant                    | Local Authority                               |

|                                 |                 |                |                |               |                                             |                               |
|---------------------------------|-----------------|----------------|----------------|---------------|---------------------------------------------|-------------------------------|
| 2780                            | Phnom Penh      | Ruessei Kaev   | Preack Lieb    | Preack Lieb   | Resolved for complainant                    | Prem Minsister                |
| 2749                            | Preah Vihear    | Choam Khsant   | Kantuot        | Sraaem        | Resolved for complainant                    | District CC                   |
| 2653                            | Prey Veng       | Kamchay Mear   | Seang Kh-veang | Tuol Sophi    | Resolved for defendant                      | Unknown                       |
| 2740                            | Prey Veng       | Preah Sdach    | Reathor        | Ta Hel Kha    | Resolved for complainant                    | D.Land and Provincail Gov     |
| 2640                            | Pursat          | Phnum Kra-vanh | Prongil        | Prongil       | Resolved for complainant                    | Unknown                       |
| 2460                            | Ratanakiri      | Bar Kaev       | Seung          | Ya Sam        | Resolved for complainant                    | Negotiation                   |
| 2468                            | Ratanakiri      | Andoung Meas   | Malik          |               | Resolved for complainant                    | Unknown                       |
| 2472                            | Ratanakiri      | Andoung Meas   | Malik          | Ka Hal        | Resolved for both complainant and defendant | Unknown                       |
| 2736                            | Ratanakiri      | Andoung Meas   | Nhang          | Muoy          | Resolved for complainant                    | Implement directive 001 group |
| 2182                            | Siem Reap       | Svay Leu       | Svay Leu       |               | Resolved for complainant                    | Implement directive 001 group |
| 2386                            | Siem Reap       | Svay Leu       | Ta Siem        | Trapeang Tuem | Resolved for complainant                    | Implement directive 001 group |
| 2409                            | Siem Reap       | Angkor Thum    | Leang Dai      |               | Resolved for both complainant and defendant | Unknown                       |
| 2491                            | Siem Reap       | Siem Reab      |                |               | Resolved by compensation                    | Unknown                       |
| 2783                            | Siem Reap       | Prasat Bakong  | Ballangk       |               | Resolved by compensation                    | Provincial Hall               |
| 1941                            | Preah Siha-nouk | Mittakpheap    | Sangkat Muoy   | Phum Bei      | Resolved for complainant                    | Unknown                       |
| 2483                            | Preah Sihanou   | Mittakpheap    | Sangkat Bei    | Phum Muoy     | Resolved for complainant                    | Government                    |
| 2142                            | Stung Treng     | Sesan          | Kampun         | Katout        | Resolved for complainant                    | Implement directive 001 group |
| 2717                            | Svay Rieng      | Chantrea       | Chantrea       | Taeng Mau     | Resolved for defendant                      | Unknown                       |
| 2721                            | Svay Rieng      | Romeas Haek    | Kokir          | Trapeang Skon | Resolved for complainant                    | Unknown                       |
| <b>Total land dispute Cases</b> |                 |                |                |               |                                             | <b>81</b>                     |

## Appendix 3: Causes of Land Disputes 2012

| ID of land dispute | Province         | District               | Commune                             | Village         | Date Incident | Taken Reason             |
|--------------------|------------------|------------------------|-------------------------------------|-----------------|---------------|--------------------------|
| 2757               | Banteay Meanchey | Malai                  | Ta Kong                             |                 | 2/29/2012     | Other                    |
| 2681               | Battambang       | Phnom Prea, Sampov Lun | Chakrei, Chrey Sema, Serey Meanchey |                 | 2/27/2012     | Plantation / Farming     |
| 2664               | Kampong Cham     | Dambae                 | Trapeang Pring                      | Chambak         | 1/12/2012     | Plantation / Farming     |
| 2588               | Kampong Chhnang  | Sameakki Mean Chey     | Krang Lvea                          | Ou Kakhob       | 11/1/2012     | Social Land Concession   |
| 2689               | Kampong Speu     | Basedth                | Tuol Ampil                          | Prey Sra-laeng  | 10/17/2012    | Plantation / Farming     |
| 2764               | Kampong Speu     | Aoral                  |                                     |                 | 2/27/2012     | Economic Land Concession |
| 2728               | Kampong Thom     | Sandan                 | Ngan                                |                 | 6/27/2012     | Economic Land Concession |
| 2617               | Kampot           | Chhuk                  |                                     |                 | 9/1/2012      | Plantation / Farming     |
| 2590               | Koh Kong         | Srae Ambel             | Chi Kha Leu                         |                 | 7/26/2012     | Plantation / Farming     |
| 2591               | Koh Kong         | Botum Sakor            | Kandaol                             | Thnong          | 6/7/2012      | Plantation / Farming     |
| 2593               | Koh Kong         | Kiri Sakor             | Kaoh Sdach                          | Peam Kay        | 10/1/2012     | Plantation / Farming     |
| 2596               | Koh Kong         | Smach Mean Chey        | Smach Mean Chey                     | Smach Mean Chey | 1/21/2012     | Plantation / Farming     |
| 2584               | Kratie           | Chhloung               | Kampong Damrei                      | Prama           | 1/1/2012      | Plantation / Farming     |
| 2572               | Monduliri        | Pechr Chenda           | Bu Sra                              |                 | 1/1/2012      | Economic Land Concession |
| 2627               | Oddar Meanchey   | Samraong               |                                     |                 | 1/5/2012      | Plantation / Farming     |
| 2629               | Oddar Meanchey   | Anlong Veang           | Anlong Veang                        |                 | 2/8/2012      | Plantation / Farming     |
| 2630               | Oddar Meanchey   | Samraong               | Kriel                               | Chheu Kram      | 6/8/2012      | Plantation / Farming     |
| 2776               | Oddar Meanchey   | Banteay Ampil          | Beng                                |                 | 10/17/2012    | Other                    |
| 2701               | Phnom Penh       | Mean Chey              | Chak Angrae Kraom                   |                 | 1/9/2012      | Other                    |
| 2704               | Phnom Penh       | Dangkao                | Chaom Chao                          | Kuk Cham-bark   | 1/8/2012      | Residency                |
| 2705               | Phnom Penh       | Prampir Meakkara       | Veal Vong                           |                 | 3/1/2012      | Residency                |
| 2707               | Phnom Penh       | Dangkao                |                                     |                 | 2/13/2012     | Residency                |
| 2709               | Phnom Penh       | Tuol Kouk              | Boeng Kak Pir                       |                 | 11/10/2012    | Other                    |
| 2600               | Preah Vihear     | Choam Khsant           | Kantuot                             |                 | 10/19/2012    | Plantation / Farming     |
| 2751               | Preah Vihear     | Tbaeng Mean chey       | Prame                               | Prame           | 4/8/2012      | Economic Land Concession |
| 2632               | Pursat           | Krakor                 | Anlong Tnaot                        |                 | 7/30/2012     | Residency                |
| 2633               | Pursat           | Veal Veang             | Krapeu Pir                          |                 | 5/16/2012     | Plantation / Farming     |



|              |            |                         |                  |                                |            |                          |
|--------------|------------|-------------------------|------------------|--------------------------------|------------|--------------------------|
| 2636         | Pursat     | Phnum Kravanh           | Phteah Rung      |                                | 8/8/2012   | Residency                |
| 2643         | Pursat     | Krakor                  | Anlong Tnaot     | Tuol Mkak                      | 1/16/2012  | Economic Land Concession |
| 2530         | Ratanakiri | Lumphat                 | Seda             |                                | 2/21/2012  | Social Land Concession   |
| 2531         | Ratanakiri | Andoung Meas            | Nhang            | Chang                          | 9/13/2012  | Plantation / Farming     |
| 2731         | Ratanakiri | Ou Ya Dav               | Lum Choar        | Pralai                         | 1/3/2012   | Economic Land Concession |
| 2733         | Ratanakiri | Ou Ya Dav               | Ya Tung          | Ten Ngol                       | 9/4/2012   | Economic Land Concession |
| 2538         | Siem Reap  | Banteay srei            | Khun Ream        |                                | 10/11/2012 | Other                    |
| 2539         | Siem Reap  | Angkor Chum             |                  |                                | 12/25/2012 | Plantation / Farming     |
| 2540         | Siem Reap  | Prasat Bakong           | Ballangk         | Khmar Sang-cream               | 6/20/2012  | Plantation / Farming     |
| 2541         | Siem Reap  | Prasat Bakong           | Kandaek          | Trapeang Tuem                  | 6/21/2012  | Other                    |
| 2542         | Siem Reap  | Varin                   | Srae Nouy        | Voat                           | 8/29/2012  | Residency                |
| 2543         | Siem Reap  | Svay Leu, Prasat Bakong | Ta Siem, Kandaek | Trapeang Tuem, Lak, Khun Moukh | 6/21/2012  | Other                    |
| 2544         | Siem Reap  | Siem Reab               | Sala Kamraeuk    | Voat Dam-nak                   | 8/8/2012   | State Development area   |
| 2769         | Siem Reap  | Banteay srei            | Khun Ream        |                                | 11/10/2012 | Plantation / Farming     |
| 2667         | Svay Rieng | Svay Chrum              | Chheu Teal       |                                | 8/22/2012  | Plantation / Farming     |
| 2671         | Svay Rieng | Romeas Haek             |                  |                                | 7/7/2012   | Plantation / Farming     |
| 2718         | Svay Rieng | Svay Chrum              | Chheu Teal       |                                | 8/22/2012  | Plantation / Farming     |
| 2773         | Takeo      | Treang                  | Prey Sloek       | Niel                           | 1/28/2012  | Other                    |
| 2774         | Takeo      | Treang                  | Angk Kaev        | Ou Kralang Duol                | 5/28/2012  | Other                    |
| <b>Total</b> |            |                         |                  |                                |            | <b>46</b>                |

## Appendix 4: Forced Displacement in 2013

| Land dispute cases have been forced to move people from dispute area |              |          |               |                |               |                |               |
|----------------------------------------------------------------------|--------------|----------|---------------|----------------|---------------|----------------|---------------|
| ID of land dispute                                                   | Province     | District | Commune       | Village        | Date/Incident | LandHouseholds | LandNumPeople |
| 2743                                                                 | Preah Vihear | Rovieng  | Rumdaoh       | Thnal Kaong    | 11/23/2013    | 272            | 1193          |
| 2745                                                                 | Preah Vihear | Chhaeb   | Sangkae Muoy  | Sangkae        | 4/21/2013     | 45             | 179           |
| 2746                                                                 | Preah Vihear | Rovieng  | Romony        | Ou Pour        | 10/11/2013    | 110            | 183           |
| 2753                                                                 | Preah Vihear | Kulaen   | Kulaen Tboung | Kulaeng Tboung | 6/25/2013     | 65             | 213           |
| Total                                                                |              |          |               |                |               | 492            | 1768          |