



International Property Markets Scorecard

Property Rights Institutions

Measuring Effectiveness and Increasing Support

Background

Cooperative Work in the Civil Society Sector

- Roundtable with CIPE, IRPF and Global Housing Foundation
 - ▣ April 2008
- Formal Project Kick-off
 - ▣ January 2009
- Methodology Development & Case Studies
 - ▣ 2010
- Field Testing

International Real Property Foundation

Project Partner

- Market Makers
 - ▣ Real Estate Associations
 - ▣ Standards & Ethics
- Association Development
 - ▣ Training Programs
 - ▣ Staff Development
- Programs
 - ▣ Africa

Center for International Private Enterprise

Project Partner

- National Endowment for Democracy
- USAID
- Programs
 - ▣ Private Enterprise
 - ▣ Market-Oriented Reform
 - ▣ Civic Institutions
- Hernando De Soto

Tools for Market Development

Systematic Education and
Coordinated Intervention

Core Elements

Essentials for
Transparent
and Rational
Property
Market
Development

- Property Rights
- Access to Credit
- Effective Governance
- Rational Dispute Resolution
- Financial Transparency
- Appropriate Regulation

Scorecard



Kenya



The Philippines



China



Armenia



Scorecard



Critical Need

Accurate,
Accessible,
Frequently
Updated
Data

- Quantitative Data
 - ▣ Time & Costs – *Doing Business*
- Qualitative Data
 - ▣ Opinion Survey – World Economic Forum
- Lack of Data
 - ▣ Dispute Resolution, Financial Transparency, Appropriate Regulation
 - ▣ Infrastructure to systematically collect & verify

Roadmap for Intervention

Benefits of a
Scorecard
Project

- Education
 - ▣ Assist governments, business groups, policy advisors and civil society organizations in understanding the interconnections between the microeconomic elements required for market development

Roadmap for Intervention

Benefits of a Scorecard Project

- Benchmarking
 - A clear, easy to understand, visual representation of the status of property rights institutions
 - Objective and independent analysis of external and internal perceptions of market risk

Roadmap for Intervention

Benefits of a Scorecard Project

- Action Plans & Partnering
 - ▣ Provides focus for development programs both in context of overall development and by drilling down to manageable tasks
 - ▣ Provide access to international best practices and organizations

Roadmap for Intervention

Benefits of a Scorecard Project

- Measurable Success
 - ▣ Concrete goals and implementation programs for improving scores over time
 - ▣ Improve transparency and attract foreign investment

Thank you!

“A good legal property system is a medium that allows us to understand each other, make connections, and synthesize knowledge about our assets to enhance our productivity”

- Hernando de Soto

