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LEGAL NOTICE NO. 279

THE COMMUNITY LAND ACT

(No. 27 of 2016)

IN EXERCISE of the powers conferred by section 48 of the Community Land Act, 2016, the Cabinet Secretary for Land and Physical Planning makes the following regulations—

THE COMMUNITY LAND REGULATIONS, 2017

PART I—PRELIMINARY

Citation.

1. These Regulations may be cited as the Community Land Regulations, 2017.

Interpretation.

2. In these Regulations unless the context states otherwise requires—

No. 20 of 2017.

"Act" means the Community Land Act 2016;

"adjudication" means the ascertainment of rights and interests in unregistered community land;

"adjudication team" means a working team comprising of land adjudication officers, surveyors, physical planners and the Committee with the mandate of ascertainment of rights, demarcation and survey of community land;

"certificate of registration" means a certificate issued by the Registrar, upon registration, under section 7 of the Act;

"Committee" means a the community land management committee elected under section 7 of the Act;

"demarcation" means physical marking of land boundaries.

PART II—RECOGNITION, PROTECTION AND REGISTRATION OF COMMUNITY LAND RIGHTS

Claim of an interest in land.

3. (1) Any community, including group representatives registered under the repealed Land (Group Representatives) Act, that intends to register its claim in an interest in land shall notify the community land registrar responsible for the community land registration unit within which the land is situate of the intention, in Form CLA 1 set out in the Fifth Schedule.

(2) The notification under paragraph (1) shall—

(a) be submitted in duplicate with the duplicate copy being retained by the community;

(b) be signed by at least fifteen members of the community; and

(c) be accompanied with the prescribed fee.

(3) Upon receipt of the notification under paragraph (1), the community land registrar shall, pursuant to section 7(2) of the Act invite all members of the community with communal interest to a public meeting for the purpose of electing the members of the community land management.

(4) The notice shall be published in at least one newspaper of nationwide circulation and announced in a radio station of nationwide coverage in both official and local language indicating the date, time, place and purpose of the meeting.

(5) The registrar may, in addition to the means of notification provided in paragraph (4), use other available means of communication including affixing notices at the headquarters of the respective county, sub-county, wards, location, and in strategic places where the community land is situate.

(6) A copy of the notice issued under paragraph (4) shall be delivered to the administrators for both the national and county government in charge of the county, sub county, wards and location where the community land is situate.

(7) The registrar or a public officer appointed by the registrar, in writing for that purpose, shall preside at the meeting to be held under section 7(5) of the Act.

(8) The conduct of the meeting for election of the community land management committee shall be in accordance with the rules in First Schedule.

Election of community land management committees.

4. (1) Upon issuing a notice under section 7(2) of the Act, the Land Registrar, in consultation with the national and county government representatives for the area where land is located, shall convene and oversee the process of election of community land management committee members.

(2) The election of community land management committee members in accordance with section 7(5) of the Act and the procedure set out in the First Schedule.

(3) The Cabinet Secretary, in consultation with the relevant County Government, shall undertake training and induction for the newly elected community land management committee.

Eligibility for Election as a member of a Community Land Management Committee.

5. (1) A person shall be eligible for election as a member of a Community Land Management Committee if that person—

(a) is an adult member of the community;

(b) meets the requirements of Chapter VI of the Constitution of Kenya;

(c) has not been adjudged bankrupt; and

(d) has not been convicted of a crime involving fraud or dishonesty.

Vacancy in office of member of Community Land Management Committee.

6. The office of member of Community Land Management Committee shall become vacant if—

(a) the holder—

(i) dies;

(ii) by notice in writing addressed to the Committee, resigns from office;

(iii) is otherwise incapable of performing the duties of the office; or

(b) the term of office of the holder expires.

Filling of vacancy.

7. (1) Where a vacancy occurs in the membership of the Committee, the Community Assembly may, by resolution, appoint a replacement in accordance with the procedure set out in the First Schedule.

(2) Where a vacancy occurs in the community land management committee and is subsequently filled in accordance with paragraph (1), at least three members of the Community Land Management Committee shall, within twenty-eight days of the replacement, notify the registrar of the replacement in Form CLA 2 set out in the Fifth Schedule.

(3) A notification under paragraph (2) shall be accompanied by a certified true copy of the minutes of the meeting at which the resolution was passed.

(4) The registrar shall upon receipt of a notification under paragraph (2) amend the register accordingly.

Registration of communities.

8. (1) The community land management committee shall apply to the registrar for registration of the community.

(2) An application for registration of a community shall be made to the registrar in Form CLA 3 set out in the Fifth Schedule.

(3) An application for registration under paragraph (1) shall be accompanied by—

(a) name of the community;

(b) register of members of the community;

(c) a certified true copy of the minutes of the meeting at which it was resolved to seek application for registration;

(d) rules and regulations of the community;

(e) description of the interest in land being claimed by the community including a sketch map.

(4) The registrar shall consider an application for registration and may issue a certificate of registration in the name of the community in Form CLA 4 set out in the Fifth Schedule, subject to such conditions,

limitations or exemptions as the registrar considers appropriate, if satisfied that—

(a) the name proposed to be registered has not been used by any other registered community;

(b) the applicant has complied with the Act; and

(c) the rules and regulations of the community are satisfactory in substance and in form.

(5) Upon registration the community named in the certificate of registration shall—

(a) be a body corporate, in the name specified in the certificate, with perpetual succession and a common seal; and

(b) shall in its corporate name, subject to the Act and the conditions, limitations and exemptions in the certificate of registration, be capable of—

(i) suing and being sued;

(ii) acquiring, holding, charging or disposing of movable or immovable property; and

(iii) having and managing its own funds including borrowing and lending money; and

(iv) doing or performing such other things or acts necessary for the proper performance of its functions which may lawfully be done by a body corporate.

(6) Upon registration of the community the persons elected as members of the Community Land Management Committee shall—

(a) become the officers of the community;

(b) be responsible for management of any property of the community;

(c) exercise their powers on behalf and for the collective benefit of all the members of the community; and

(d) consult the community assembly on such exercise of their powers under paragraph (c).

(7) The community land management committee shall, on behalf of the community assembly, draft rules and regulations to govern the operations of the community assembly which shall be adopted by the community assembly.

(8) The rules and regulations of a community shall provide, to the satisfaction of the Registrar, for all the matters specified in the Second Schedule.

(9) The content of rules and regulations may follow the model provided for in the Third Schedule.

(10) The community shall observe any conditions or limitations in the certificate of registration in so far as they are applicable to the community.

(11) The registrar may refuse to register a community if its application does not meet the requirements under these Regulations stating the reason for the decision.

(12) A community that is not satisfied by the decision of the registrar may appeal to the Chief Land Registrar.

Register of Communities

9. (1) The registrar shall keep a register of registered communities in Form CLA 5.

(2) In addition to the register kept under paragraph (1) the registrar shall maintain a record of, in respect of every registered community, —

(a) the applications for registration;

(b) the name of the community;

(c) the register of members of the community;

(d) rules and regulations of the community,

(e) The duplicate of certificate of registration; and

(f) all subsequent notifications, applications, returns and certified extracts from the minutes of meetings forwarded by the community to the registrar.

Community Land registration units. No. 3 of 2012

10. The Cabinet Secretary shall declare community land registration units in accordance with the Land Registration Act, 2012.

Protection of Community land rights.

11. The demarcation of community land and delineation of boundaries of community land shall be in accordance with section 11(2) of the Act.

Identification of Unregistered Community Land

12.(1) Within eighteen months, from the commencement of these Regulations, every county government shall, in consultation with communities, prepare and submit to the Cabinet Secretary an inventory of all unregistered community land within the county in Form CLA 6 set out in the Fifth Schedule.

(2) Upon receipt of the inventory submitted under paragraph (1) above, the Cabinet Secretary shall develop and publish in the *Gazette* a comprehensive adjudication programme under section 8(1) of the Act.

(3) The Inventory shall contain the following details—

(a) the name of the community occupying the land or laying a claim on that land;

(b) locality of the land;

(c) the description of the perimeter boundary;

(d) the current use of the land; and

(e) any other relevant information.

(4) If a county government does not submit the inventory within the period specified in paragraph (1), the Cabinet Secretary shall, in

consultation with the communities, prepare an adjudication programme based on the existing data on adjudication programmes.

(5) Upon the publication of the comprehensive adjudication programme, the Cabinet Secretary shall issue notice of intention to commence demarcation, survey and registration of community land in Form CLA 7 set out in the Fifth Schedule.

(6) Any person with a claim on the land in the programme shall be required to appear in person to present their claim in Form CLA 8 set out in the Fifth Schedule to the adjudication team for consideration.

(7) The decision of the adjudication team shall be communicated to the claimant in writing within thirty days from the date of determination.

(8) The adjudication team shall demarcate and survey the community land excluding public purpose plots and any other registered private land in accordance with section 8(6) and (7) of the Act.

(9) Any dispute arising from the process of recognition and adjudication of community land shall be resolved in the first instance through the dispute resolution mechanism provided by the Act and these regulations.

Confirmation of validity of existing customary rights of occupancy.

13.(1) The land adjudication officer shall advise the community land management committee on the determination of any customary right of occupancy.

(2) An application for a customary right of use and occupancy shall be made to the community land management committee in Form CLA 9 set out in the Fifth Schedule.

(3) Upon receipt of the application under paragraph (2), the committee shall seek the approval of the community assembly.

(4) Upon approval, the land adjudication team will survey and demarcate the extent of the rights as guided and determined by the community land management committee.

(5) The team shall prepare and submit to the community land management committee a map showing the extent of rights, who shall seek the approval of the community assembly, for issuance of certificate of customary use and occupancy.

(6) The certificate of customary use and occupancy in Form CLA10 set out in the Fifth Schedule shall be forwarded to the registrar for noting in the register.

Community land register.

14. (1) There shall be maintained a community land register in accordance with the provisions of section 8 of the Land Registration Act, 2012.

No. 3 of 2012

(2) Upon receipt of the cadastral map in accordance with section 8(7) of the Act, the Registrar shall open a community land register in the name of the community and issue a certificate of title or lease in accordance with section 8 of the Land Registration Act, 2012.

No. 3 of 2012

(3) Any transaction on community land shall be noted in the register in accordance with the provisions of the Land Registration Act, 2012. No. 3 of 2012

PART IV—CONVERSION OF COMMUNITY LAND

Conversion of community land into public land. No. 6 of 2012

15. (1) Community land may be converted into public land through compulsory acquisition in the manner prescribed under the Land Act, 2012.

(2) A community land management committee shall present any notice of intention to compulsory acquire part or the whole of the community land from the National Land Commission given accordance with section 131 of the Land Act, 2012, to the community assembly for information and any other direction on the matter regarding the compulsory acquisition process. No. 6 of 2012

(3) Community land may also be converted into public land through transfer and surrender with the approval at least two thirds of the community assembly.

Conversion of community land to private land.

16. (1) A community may convert whole or part of its land to private land through transfer with the approval of at least two thirds of the community assembly.

(2) Upon approval under paragraph (1), a transfer instrument shall be prepared and executed by the Chairman and the Secretary of the community land management committee and presented to the registrar for registration in accordance with the Land Registration Act, 2012. No. 3 of 2012

(3) A community may allocate whole or part of its land to the members in accordance with the Act with the approval of at least two thirds of the community assembly.

Conversion of private land to community land.

17.(1) Private land may be converted to community land in accordance with section 25 of the Act and shall be registered in the name of the community.

(2) Upon conversion from private to community land, the registrar shall—

(a) close the private land register relating to the land and open a community land register; and

(b) issue a certificate of title or certificate of lease in the name of the community as the case may be.

(3) Upon the issuance of a certificate of title or certificate of lease in the name of the community, the community land management committee shall enter the land acquired in the assets register of the community.

Conversion of public land to community land. No. 6 of 2012

18. (1) The public land may be converted into community land in accordance with the provisions of the Land Act, 2012.

(2) Upon receipt of the parcel details of the public land to be converted to community land from the Commission, the registrar shall—

(a) open a community land register; and

(b) issue a certificate of title or certificate of lease in the name of the community as the case may be.

(3) Upon the issuance of a certificate of title or certificate of lease in the name of the community, the community land management committee shall enter the land acquired in the assets register of the community.

Setting a community land for Public purposes

19. (1) A community may, through the resolution of at least two thirds of the community assembly, set aside land for an identified public purpose.

(2) Where the intended public purpose that was not in the approved development plan, the community shall consult the relevant authority responsible for county planning for direction.

(3) Upon recommendation from the planning authority, the community shall cause the preparation of a physical development plan for the land to be set aside and forward the plan to the relevant county government for approval.

(4) The approved physical development plan for the land to be set aside for public purpose shall be forwarded to the National Land Commission for publication in the *Gazette* within fourteen days.

(5) After publication in the Gazette, the Commission shall reserve the land to the relevant public entity in accordance with the Land Act, 2012. No. 6 of 2012

PART V—SPECIAL RIGHTS AND ENTITLEMENT IN COMMUNITY LAND

Allocation of community land to community members.

20. (1) A member of a registered community may apply to the community land management committee for allocation of land for a particular use.

(2) The community land management committee shall circulate the application to the members of the community for their consideration and comments within a specified time.

(3) Upon receipt of the presentations from members, the community land management committee shall prepare a report and present it to the community assembly for consideration and approval.

(4) The community land management committee shall communicate decision of the assembly to the applicant within fourteen days of the decision of the community assembly.

(5) Where the allocation is approved, the community land management committee shall demarcate the extent of the rights as approved by the community assembly and issue a certificate of customary use and occupancy to the member in Form CLA 10 and forward the certificate to the registrar for noting in the register.

(6) The community land management committee shall issue a certificate of customary use and occupancy containing conditions of the allocation and fees payable.

PART VI—ENVIRONMENT AND NATURAL RESOURCES MANAGEMENT

Principles guiding the management of environment and natural resources

21. The community land management committee shall assist and encourage the community to observe the principles of use and management of environment and natural resources in accordance with the provisions of the Act.

Requirements for Investor Partnerships

22. (1) The community assembly may enter into partnerships for purposes of investment and development of community land.

(2) In determining whether to allocate land to individuals or partners for investment purposes, the community land management committee shall ensure that—

(a) the land is geo-referenced and planned in line with national and county spatial plans;

(b) public consultations are made by placing a notice in, at least two daily newspapers of nation-wide circulation, one local newspaper and local radio station, where applicable, and affix notices at the County, Sub County and ward offices inviting comments on or objections to the intended reservation of community land containing the following—

(i) a description of the property in issue;

(ii) details of the envisaged investment;

(iii) specify the date, venue and time of the public consultations; and

(iv) a specified period of at least thirty days period for making the representations.

(c) the investor demonstrates and provides evidence of the accruing benefits of the investment to the community.

(3) Upon receipt of the representations from the public on the intended allocation, the community land management committee shall—

(a) consult other relevant authorities and technical experts;

(b) analyze the representations and ascertain the view of the community;

(c) take into consideration all other matters required under the Act or any other law; and

(d) determine whether based on the considerations referred to under paragraph (a) and (b), the land ought to be allocated.

(4) The community land management committee shall negotiate the terms of the agreement taking into consideration the best interests of the community.

(5) The allocation shall be approved by two thirds of the adult members of the community assembly in accordance with section 36(3) of the Act.

(6) The community land management committee shall cause valuation to be carried out for purposes of assessment of market value of the land and land rent to be paid prior to allocation of land to investors.

Payment of compensation and royalties

23. (1) The community land management committee may seek the services of relevant technical experts in determining the amount and nature of royalties, rent, compensation and any other payments in respect of expropriation of natural resources on community land payable to the community for expropriation of the resources therein.

(2) The payment of royalties, rent and compensation and any other payments in respect of expropriation of natural resources on community land shall be in accordance with relevant natural resource management laws.

(3) The community land management committee shall keep proper records and book of accounts regarding transactions relating to payment of royalties, rent and compensation and any other payments in respect of expropriation of natural resources.

(4) The community land management committee shall facilitate development of a benefit sharing plan approved by two thirds of the community assembly to ensure sustainable use and equitable distribution of benefits including the minority groups, women and persons with disability.

Conditions for prospecting or mining within community land.

24. (1) Prospecting or mining on community land shall be in accordance with section 38 of the Mining Act, 2016.

(2) The community land management committee shall ensure that the conditions set out in section 38 of the Mining Act, 2016 are enforced.

No. 12 of 2016

PART VII—SETTLEMENT OF DISPUTES RELATING TO COMMUNITY LAND

Settlement of disputes.

25. (1) Any disputes arising from community land may be resolved through alternative dispute resolution mechanisms at first instance as provided for in the Act.

(2) Where the community is unable to resolve the dispute arising from community land recognition, adjudication and registration process within a registration unit, the complainant shall refer the dispute to the land adjudication officer in Form CLA 11 who shall record the dispute in a register in Form CLA 12.

(3) Where the dispute traverses different registration units the claim shall be received and recorded by either of the land adjudication officers in charge of any of the affected registration units and copied to the other.

(4) The Cabinet Secretary may appoint an ad hoc committee to hear and determine the disputes filed under paragraph (2) consisting of—

(a) deputy county commissioner who shall be the chairperson of the committee;

(b) two (2) nominees from the county government where the community land is situate;

(c) Government Surveyor; and

(d) land adjudication officer, who shall be the secretary.

(5) The ad hoc committee shall co-opt not more than four (4) representatives from the communities where the community land is situate.

(6) The co-opted representatives shall not be members of the community land management committee and the appointment will comply with the two thirds gender rule.

(7) Where the community land under dispute traverses different registration units or Counties, the Cabinet Secretary may constitute a special ad hoc committee consisting of not more than nine persons.

(8) In constituting the special ad hoc committee, the Cabinet Secretary shall ensure there is representation from the registration units or counties involved.

(9) An ad hoc committee shall elect one of its members from nominees in paragraph (4) to be chairman, who shall preside at all meetings at which he is present, and if at any meeting the chairman is absent the members present shall elect one of themselves to preside at that meeting.

(10) In hearing the dispute, the ad hoc committee may use alternative methods of dispute resolution mechanisms including traditional dispute and conflict resolution mechanisms where appropriate.

(11) The process of conducting hearings by the *ad hoc* committee shall be in accordance with the Fourth Schedule.

(12) Nothing in these regulations shall prevent any person or entity from lodging a claim of an interest over community land in accordance with paragraph (3).

(13) A party dissatisfied with the decision of the ad hoc committee may, within thirty days after the date of the determination of the dispute, appeal to the court.

PART VIII—CONVERSION OF GROUP REPRESENTATIVES

Conversion of Group

26. (1) The Cabinet Secretary shall cause to be prepared an inventory of all land held under the repealed Land (Group

representatives) Act, (Cap. 287) (now repealed) indicating their status and forward it to the registrar. Representatives to a Community.

(2) Upon the commencement of these Regulations, the registrar shall notify the group representatives and their members, including those group representatives which had applied for dissolution before the commencement of this Act but had not dissolved, of the requirement to convert into a community.

(3) Within twelve months of the commencement of these Regulations, the groups shall make an application to register as a community.

(4) Upon issuance of certificate of registration, the community's particulars and interest shall be entered in the register in accordance with section 8 of the Land Registration Act, 2012 and thereafter certificate of title or lease issued. No. 3 of 2012

(5) The registrar shall, before issuing certificate of title or lease, require the surrender of the existing title document and certificate of incorporation issued under the Land (Group Representatives) Act (now repealed) for cancellation.

(6) Where the existing title document and certificate of incorporation are not surrendered to the registrar in accordance with this regulation, they shall be deemed cancelled at the expiry of thirty days.

(7) The Groups that have applied for dissolution and have been issued with certificates of dissolution shall be allowed to finalize the process within three years.

(8) The Director of Land Adjudication and Settlement shall on behalf of the Cabinet Secretary facilitate the handing over and any changes caused by implementation of these Regulations.

PART IX—GENERAL PROVISIONS

27. (1) The Cabinet Secretary shall, in consultation with the county governments, the Commission and other stakeholders, develop and roll out a national programme for public education and awareness on provisions of the Act and the rights of communities over community land within twelve months of the commencement of these Regulations. Community awareness programmes.

(2) County Governments and relevant agencies shall undertake continuous public education and awareness programmes education and awareness.

(3) The awareness programmes to be carried out under paragraph (1) and (2) shall, upon establishment of the community land management committees, be undertaken in liaison the respective county governments and relevant agencies for continuous implementation of the public education and awareness programme.

FIRST SCHEDULE (r. 3(8), 4(2))

PROCEDURE FOR THE ELECTION OF MEMBERS OF COMMUNITY LAND MANAGEMENT COMMITTEE

1. The community assembly will nominate eligible persons to vie for membership into the committee.
2. The assembly shall by way of secret ballot, or any other method approved by the Community assembly, elect between 7 and 15 members into the management committee taking into account geographical considerations, cultural diversity, two third gender rule, special interests, youth and persons with disabilities.
3. The executive members of the committee shall consist of a chairman, vice-chairman, secretary, treasurer who shall be appointed by members at the first meeting of the committee.

SECOND SCHEDULE (r. 8(8))

GUIDELINES ON PREPARATION OF RULES AND REGULATIONS

1. The name of the community.
2. A description and extent of the land which the community has, under recognized customary law, exercised rights of use and occupation.
3. The persons who are the members of the community.
4. The persons to whom membership is open.
5. The particulars of the members of the Committee, term of office, the method and frequency of their election, appointment, suspension and dismissal.
6. The authority for and the method of filling vacancies occurring amongst the officers of the Committee.
7. Payment of allowances to Committee members and other officers of the Committee.
8. The frequency of, quorums for, method of calling and dates of the annual general meetings.
9. The custody and investment of the funds and property of the community, and the designation of the persons responsible.
10. The purposes for which the funds and property of the Community may be used.
11. The maintenance and inspection of books of account, the register of members and the record of interests, by any member or officer of the community.
12. The periodic audit of accounts.
13. The manner of making and amending the name, constitution or rules of the community.
14. The manner of the dissolution of the community and the disposal of its property on dissolution.
15. The mechanisms for dispute resolution.

THIRD SCHEDULE (r. 8(9))

MODEL RULES AND REGULATIONS

1. NAME OF THE COMMUNITY

The community shall be called ..... hereinafter referred to in these rules and regulations as "The community".

2. PHYSICAL AND POSTAL ADDRESS

The registered office of the community shall be at ..... and the postal address shall be .....

Notice of any change of address shall be given to the community land Registrar hereinafter referred to as 'the Registrar' and to all members of the community through their last known address as per records held at the community within 30 days of such change.

3. DEFINITIONS AND INTERPRETATIONS

3.1 In these rules and regulations, unless the context otherwise suggests words or phrases shall be defined and interpreted in accordance with the Community Land Act, the regulations made there under hereinafter referred to as the "Act" and "Regulations" respectively.

3.2 In these rules and regulations save as otherwise expressly stated:

(i) "Community Assembly" shall mean a meeting (either "annual" or "special") for all members duly convened by the community to conduct its business.

(ii) "Management Committee" shall mean the members elected in a duly convened General Meeting to govern the Business of the community as per these rules and regulations herein referred to as the 'Committee.'

(iii) "Agricultural produce" means any produce or article produced or obtained by the work or industry of members of a community or marketed by a community, whether the produce be of agriculture, animal husbandry, forestry, fisheries, handicrafts or otherwise.

(iv) "Member" shall include a person who signs the application for registration of a community and a person admitted to membership after registration in accordance with these rules and regulations.

(v) "Limited liability" shall mean limited by shares.

(vi) "Bonus" shall mean the member's share of the surplus of the community which is divided amongst its members, calculated by reference to the proportion which the member's volume of business with the community bears to the total volume of the business done by the community.

(vii) "Capital" shall mean the permanent members equity in the form of common stock and includes all disclosed reserves, retained earnings, grants or donations.

(viii) "Returning officer" shall mean a person appointed to oversee or conduct the elections of a community at a general meeting.

(ix) "Special resolution" means a resolution passed by two-thirds of the members present and voting at a general meeting of the community.

(x) "Applicable Law" shall mean the Community Land Act, Rules and Regulations made under the Act and these rules and regulations.

3.3 In these rules and regulations where the masculine gender is referred to, it shall be construed to include the feminine gender.

3.4 Any questions concerning interpretation(s) of these rules and regulations or any matter not provided for therein, errors and omissions shall be referred to the Commissioner.

4 MEMBERSHIP

Membership of the community shall consist of:-

(a) Members whose names are in the register of members of the community upon registration; or

(b) New members born and married in the community; or

(c) a members who has inherited an interest from a person whose name is in the register of members; or

(d) (i) the community land management committee members all agree; and

(ii) the community land management committee member's decision is confirmed at a community assembly; or

(d) a court so orders.

5 RIGHTS OF MEMBERS

A member of the community shall have the right to:

5.1. The rights of membership shall extend to all members regardless of how membership was obtained.

5.2. Every member shall be deemed to share in the ownership of the community land in undivided shares.

5.3. Every member shall be entitled to reside free of charge on the community land together with his family and dependants.

5.4. Every member shall be entitled to permit any other person to reside with him on the community land unless a majority of the community land management committee decide otherwise in any particular case.

5.5. Every member shall be entitled to the use of the land and water rights in the community subject to such conditions as may from time to time be imposed in accordance with these rules and regulations, which may include the levy of a cess, fees or other charges.

5.6. Every member shall be entitled to attend, to speak and to be heard, and to vote at all community assemblies of the community.

5.7. No disposition of any of the community land, or any interest therein, may be made except with the approval of two thirds adult members in a community assembly.

5.8. With the approval of two thirds adult members in a community assembly, the community land, or any interest therein, may be charged as security for any loan raised for the purpose of developing the area, but for no other purpose.

6 OBLIGATIONS OF MEMBERS

A member of the community shall have the obligation to:

(a) Observe and comply with all the community's rules and regulations and decisions taken by the community land management committee if ratified by the community assembly;

(b) Meet the debts of the community in accordance with the provisions of the Act and these rules and by–laws.

(c) Every member shall pay any cess, fees or other charges levied against him under these rules and regulations and shall contribute such labour as may be reasonably required.

(d) Every member shall accept and comply with the decisions of the committee regarding membership of the community and the rights and obligations of any person in matters relating to the use of the community land and other assets.

(e) The obligations of membership shall extend to all members regardless of how membership was obtained.

7 CESSATION OF MEMBERSHIP

Membership in the community shall cease or deemed to have ceased in regard to any member from the date of;

(a) Death

(b) remarriage of a woman after divorce with a member of the community.

(c) remarriage of a woman whose spouse and member of the community dies

(d) Voluntary.

8 POWER TO BORROW

(a) Loans may be obtained from non-members subject to the maximum amount and terms approved by the General meeting.

(b) For the securing of any loans accepted by the community under paragraph (a) above, the community may grant a charge over its assets. The authority to grant a charge shall be reserved to the general Meeting.

(c) The rate of interest on loans shall not exceed the current market rate.

9 RECORD OF BUSINESS

All business discussed or decided at the community assembly shall be recorded without erasures and corrections in a Minute Book, which within one week of the meeting, shall be signed by the Chairman of the meeting and at least one other committee member who was present at the meeting, to indicate that in their opinion the minutes are a true and complete record of all matters discussed or decided at the meeting.

At the next meeting after approving any alterations or variations which shall be written immediately below the above signatures and not as alterations to the original record, the meeting shall by resolution authorize the chairman to sign and date the final record.

10 NOTICE OF MEETINGS

(a) The general meeting shall be convened by giving at least 15 days written notice to the members.

(b) The Secretary shall take all usual steps to publish the notice of the meeting in public places, on the community's notice board(s), in local newspapers or news–sheets, including the media or any other mode decided by the members.

(c) All notices shall include a statement of the business to be dealt with.

11 QUORUM

The quorum for a community assembly of the community shall be not less than two thirds of the total number of the adult members of the community.

12 ELECTIONS

12.1 (a) The community shall in each year hold a community assembly as its annual community assembly in addition to any other meetings in that year, and shall specify the meeting as such in the notices calling it.

(b) Not more than fifteen months shall elapse between the date of one community general assembly of the community and the next.

(c) Notice of the dates on which any community assembly of the community is to be held shall be given to all members not less than two weeks in advance.

(d) The chairman of the committee, (or in his absence, the vice-chairman) shall preside at any community assembly of the community subsequent to the meeting held in accordance with the Act, at which these rules and regulations was adopted.

(e) The person presiding at a meeting may, whether or not a quorum is present, adjourn the meeting from time to time, and from place to place:

Provided that, if a meeting at which a quorum is not present is adjourned, notice of the adjourned meeting shall be given in the same way as notice of the original meeting.

(f) The accidental omission to give notice of a meeting to, or the non-receipt of a notice by, any person entitled to receive notice shall not invalidate the proceedings at that meeting.

(g) At any community assembly a resolution put to the vote of the meeting shall be decided on a show of hands unless not less than sixty per cent of the members present agree to a demand for a ballot.

(h) Unless a ballot be demanded, a declaration by the chairman of the meeting that a resolution has on a show of hands been carried, or lost, and an entry to that effect in the book containing the minutes of the proceedings shall be conclusive evidence of the fact.

(i) In the case of an equality of votes, whether on a show of hands or on a ballot, the chairman of the meeting shall be entitled to a second or casting vote.

(j) No member shall be entitled to vote at any community assembly otherwise than in person unless he is recorded in the register of members as being under disability. A proxy for a member under a disability need not be a member of the community.

(k) Except with the approval of the registrar, nominations for office under the rules and regulations of the community shall be of members only, and may be made and seconded by members only, and no member may nominate or second a nomination of himself.

(l) The committee of the community shall consist of a chairman, vice-chairman, secretary, treasurer, and three other members, of whom not less than two shall be elected from amongst the community land management committee.

(m) All the members of the committee shall be elected by open ballot at the community's annual community assembly, or at any subsequent annual community assembly convened for that purpose, and shall hold office until the next annual community assembly.

(n) At the end of his period of office any member of the committee shall be eligible for re-election.

12.2 Within fourteen (14) days of the elections, the Secretary shall forward to the community land registrar, the names and addresses of all persons elected.

12.3 A new committee elected at the community assembly shall not assume office unless the members have satisfied the requirements of the Act, Regulations and these rules and regulations.

13 THE COMMUNITY LAND MANAGEMENT COMMITTEE

13.1. The community land management committee elected at the community assembly held in accordance with the Act at which these rules and regulations was adopted shall be the first community land management committee members of the community.

13.2. The Community Land Management Committee shall be the governing body of the community elected from the community members and shall consist of not less than seven and not more than fifteen members. It shall include the Chairman, Vice chairman, Treasurer and Secretary all of whom shall be elected by the community assembly.

13.3. Members of the committee shall hold office for a period of three years provided that, one-third of the committee members shall retire every year but will be eligible for re-election.

13.4. Any vacancy arising in the membership of the committee whether by reason of the suspension of a member or otherwise may be filled by a nominee appointed by the committee until such time as the office is filled by election at a community assembly.

13.5. Where two or more temporary appointments have been made the committee shall convene a community assembly of the community for the filling of those posts by election unless the annual community assembly is due to be held within three months.

13.6. The committee shall meet not less frequently than once every three months.

13.7. The committee shall have power to co-opt suitable persons for such periods as they think fit but such persons shall not have the right to vote.

14 COMMUNITY LAND MANAGEMENT COMMITTEE MEETINGS

The community land management committee shall meet whenever required and not less than once in every six months. Unless otherwise required by the Act or these rules the community land management committee may establish their own procedure provided that no business shall be transacted at any meeting unless five community land management committee members are present in person.

15 DUTIES AND POWERS OF THE MANAGEMENT COMMITTEE

The community land management Committee shall subject to any directions from the General assembly generally direct the affairs of the community. Its procedures, powers and duties shall be as prescribed by the Act, Regulations and these rules and regulations. In particular, it shall:

(a) Hold the land and other assets of the community on behalf and for the collective benefit of all members of the community.

(b) Inform the members of the community of the activities carried on in the preceding period at each community assembly.

(c) Ensure that the rights of any person under recognized customary law are safeguarded in so far as that is compatible with the operations of the community.

(d) Observe in all its transactions the Act, the Regulations, these rules and regulations.

(e) Ensure that true and accurate records and accounts of the community's money, properties, liabilities, income and expenditure are kept and maintained;

(f) Prepare and develop long term management plans and budgets for presentation at the General assembly;

(g) Recommend investments of the community;

(h) guide and propose disposition and alienation of the community land for authorization of two-thirds members of the general assembly;

(i) Designate a depository or depositories for the funds of the community;

(j) Employ and fix the remuneration of the employees of the community;

(k) Perform or authorize any actions consistent with the Act, the Regulations and these rules and regulations, unless specifically reserved for the General assembly; and,

(l) Perform such other duties as the General assembly may from time to time direct.

16 RESPONSIBILITIES OF THE COMMUNITY LAND MANAGEMENT COMMITTEE

16.1. The committee shall assist and encourage members to manage the land or graze their stock in accordance with sound principles of land use, range management, animal husbandry and commercial practice.

16.2. The committee shall be responsible for conducting the affairs of the community with a view to achieving the greatest practicable social and economic benefit for the members.

16.3. The committee shall be empowered to raise credit and to hold and use moneys for the benefit of members.

16.4. Every member who has a loan outstanding granted to him through his membership of the community shall inform the committee, through the secretary, of the details of any transaction, including the price paid or received, which affects the stock or assets to which that loan relates.

16.5. The committee shall be responsible for preparing a plan for the development of the land and for the implementation of that plan. In the preparation of that plan the committee shall consult the appropriate officers of the Ministry of Agriculture and shall thereafter submit it to the registrar and to the community in community assembly for approval.

16.6. Any substantial change from the approved plan shall first be put to the Ministry of Agriculture for advice and shall thereafter be submitted to the community in a community assembly.

16.7. In collaboration with the officers of the Ministry of Agriculture the committee may establish a procedure for the marketing of stock and produce owned by members of the community. The committee may, with the consent of the member concerned effect the sale or purchase of stock or other assets on behalf of members.

16.8. The committee may levy a cess, fees or other charges in respect of the services it performs and for the purposes of the community generally. Except with the consent of the registrar the funds accruing from the imposition of a cess shall not be used for any purpose other than the servicing of loan funds unless the revenue received exceeds five times the annual requirements for the servicing of all loans then outstanding.

(a) Every member shall pay any cess, fees or other charges levied against him under these rules and regulations and shall contribute such labour as may be reasonably required.

(b) The committee may issue instructions to members and may make rules for the purpose of the working of the operations of the community.

(c) The committee shall conform to any instructions received from a majority of the community land management committee in any matters relating to membership.

17 EXECUTIVE OFFICERS

The Chairman, the Vice-Chairman, the Treasurer and the Secretary shall be termed as the "Executive Officers of the community land management committee" and shall be elected at a meeting of the community land

management Committee held within seven days after elections at the community assembly.

18 THE CHAIRMAN

18.1. The Chairman shall:

(a) Preside at community assembly meetings, community land management Committee meetings.

(b) Perform such other duties as may be directed to perform by the community land management Committee, not inconsistent with provisions of the Act, the Regulations and these rules and regulations.

18. 2 The chairman shall bear overall responsibility for the conduct of all business by the committee on behalf of the community.

19. THE VICE-CHAIRMAN

The Vice-Chairman shall perform—

(a) The duties of the Chairman during his/her absence.

(b) Such other duties as may be directed by the Committee.

20 SECRETARY

The secretary shall be responsible:

(a) to maintain all records including recording minutes of community land management committee meetings and community assembly.

(b) to keep register of members of community.

(c) To prepare and send notices of community assembly meetings.

(d) To ensure that the community's correspondence is promptly and correctly attended to, and

(e) To perform such other duties as may be directed by the committee.

21.TREASURER

The duties of the Treasurer shall be—

(a) To generally manage or cause to be managed the financial affairs of the community in a competent manner;

(b) To ensure that a proper record is kept of all monies received and paid out by the community, its assets, liabilities, and its income and expenses;

(c) To ensure the safekeeping of the community money, securities and books of accounts;

(d) To ensure that all payments and expenditures are dully authorized;

(e) To ensure compliance with all directions of the Committee, the Act, the Regulations and these rules and regulations on all financial matters, and

(f) To perform such other duties as may be directed by the committee.

22 REMOVAL FROM THE MANAGEMENT COMMITTEE

A community land management committee member shall hold office until—

(a) he is voted out by a majority of the members in a community assembly;

(b) he is convicted of a crime involving fraud or dishonesty;

(c) he becomes incapable of performing the functions of his office, whether arising from illness or any other cause; or

(d) he retires.

23 REGULATIONS

The Committee may make such regulations, not inconsistent with these rules and regulations, as they deem necessary for the conduct of the community's business. Any such regulations shall be recorded in the minute book, and posted on the community's notice board and shall come into force when determined by the committee.

24 AUTHORIZATION TO SIGN DOCUMENTS

24.1 All documents, contracts and cheques shall be signed on behalf of the community by any three of the following:

Chairman;

Vice Chairman;

Secretary; and

Treasurer.

24.2 The Committee may authorize any other officer to sign the community's documents.

25 COMMON SEAL

(a). The community shall adopt and use a common seal bearing the words "seal of ....." which shall be different from the ordinary name-stamp of the community.

(b) The seal shall be kept securely under lock and key by the chairman and shall be used only in the presence of the officers authorized to sign documents on behalf of the community.

26 FINES

For any breach of these rules and regulations or lawful instructions issued by the Committee and community assembly, or failure of a member to pay his obligations on time, the member shall be fined an amount not exceeding Kshs. 00

27 DISPUTES

If any dispute concerning the business of the community arises: -

(a) Among members, past members and persons claiming through members, past members and deceased members; or

(b) Between members, past members or deceased members, and the community, its committee or any officer of the community; or

(c) Between the community and any other community; and

which cannot be determined by the Committee or General Meeting it shall be referred to the Tribunal. Appeal from the aggrieved party shall be referred to the High Court.

27 INSPECTION OF DOCUMENTS

All books of accounts and other records shall at all times be available for inspection to all members of the community.

28 DISSOLUTION

Upon a written application to the registrar signed by a majority of the community land management committee pursuant to a resolution passed by a sixty per cent majority of the community present in person or by proxy at a special community assembly convened for that purpose and of which due notice has been given, or upon an order to that effect given under the hand of the registrar, the affairs of the community shall be wound up in such manner as the registrar may approve, or in default of approval in such manner as the High Court may direct, and thereupon the debts and liabilities of the community shall be discharged and the assets of the community remaining thereafter, if any, shall be distributed accordingly and the incorporated community representatives shall stand dissolved.

29 MISCELLANEOUS

(a) No committee member or Supervisory Committee member shall receive from the community any payment apart from sitting allowance, actual cost of travelling and subsistence allowance while working on the community's business, except an honorarium from the net surplus as allowed in these rules and regulations.

(b) The committee members, supervisory committee members and employees of the community shall hold in the strictest confidence all transactions of the community with its members and all information in respect to their personal affairs except to the extent deemed necessary by the committee in connection with the granting of loans and the collection thereof.

(c) When any Committee member is disqualified or otherwise, unable to perform his duties, the committee may co-opt another member or members of the community to serve on the committee until the next general meeting.

(d) A copy of these rules and regulations shall be furnished to every member on request upon payment of a fee not exceeding its actual cost to the community.

(e) No committee member or supervisory committee member shall in any manner participate in the deliberations upon or determination of any question affecting his own financial interest. In the event of disqualification of any committee member he shall withdraw from such deliberation or determination, and the remaining qualified committee members present at the meeting, if constituting a quorum with the disqualified person may exercise, with respect to the matter, all powers of the committee.

30 AMENDMENT OF RULES AND REGULATIONS

The provision of these rules and regulations, other than this provision and those which may from time to time be prescribed including the name of the community, may be amended by a resolution passed by a two -thirds majority

of the members of the community present in person at a community assembly.

31 ACCEPTANCE

We the undersigned Executive officers of ..... Community named herein do hereby accept and receive these rules and regulations for and on behalf of the Community.

TITLE NAME I.D NO. SIGNATURE

CHAIRMAN:

.....

VICE CHARIMAN: .....

SECRETARY: .....

TREASURER: .....

OFFICIAL CERTIFICATION

I CERTIFY that the foregoing rules and regulations of the ..... Community have been approved and duly registered.

Given under my hand at Nairobi this ..... day of ..... 20....

FOURTH SCHEDULE (r. 25(12))

PROCEDURE FOR CONDUCTING HEARINGS BY THE *AD HOC* COMMITTEE

1. The *ad hoc* committee shall send a notice of hearing to all parties with interest in the dispute.
2. The notice of hearing shall indicate the date, time and place of the hearing.
3. A party to the dispute may be required to produce a document(s) that the ad hoc committee may deem necessary for effective determination of the dispute.
4. The languages to be used during a hearing shall be Kiswahili or English. The ad hoc committee may procure services of an interpreter, where the parties do not communicate in either Kiswahili or English.
5. In the hearing of the dispute, the ad hoc committee may admit evidence from any person(s) or entity(ies) it deems necessary for proper determination of the dispute.
6. The *ad hoc* committee shall record and keep proceedings of the hearing in English.
7. A decision made by the ad hoc committee shall be in writing and shall be communicated to the parties to the dispute and the Cabinet Secretary within twenty one days from the date of hearing.

FIFTH SCHEDULE

FORM CLA 1 (r. 3(1))

REPUBLIC OF KENYA

MINISTRY OF LANDS AND PHYSICAL PLANNING

APPLICATION FOR RECOGNITION OF INTEREST/ CLAIM ON COMMUNITY LAND

To: The Registrar of .....

We the ..... community, hereby apply for recognition of our interest/claim in the community land referred to herein.

Our interest/ claim are as shown in the attached sketch diagrams /maps/plans and described in the Schedule.

Schedule

S/No.	Locality	Approx. Area (Ha)	Current Use of the land

Details of the Applicant(s)

Name of Persons/Group/Community:.....

Registration No.:.....

Postal/Email Address:.....

Tel. No.:.....

Dated at..... this..... day of .....20.....

.....

Signature of Chairperson

For *Official Use Only:-*

.....

.....

.....

Signed .....

Registrar.....

FORM CLA 2 (r. 7(2))

REPUBLIC OF KENYA

MINISTRY OF LANDS AND PHYSICAL PLANNING

Notification of Change in Composition of community Land Management Committee

To: The Community Land Registrar

We, the undersigned Community Land Management Committee do hereby give notice that by reason of death/retirement/removal/resignation/ other.....of:

(a).....

(b).....

(c).....

the community assembly vide a resolution passed on the ..... day of..... 20.... elected the following to be a member(s) of the community land management committee in replacement thereof:

Name	Addresses	Occupation	Age	Signature
.....	.....	.....	.....	.....
.....	.....	.....	.....	.....
.....	.....	.....	.....	.....
.....	.....	.....	.....	.....
.....	.....	.....	.....	.....
.....	.....	.....	.....	.....

A certified true copy of the resolution passed at the said assembly is hereby attached to this notice.

Dated this.....day of .....20.....

Signed by the following five members of the committee

Name	Signature
.....	.....
.....	.....
.....	.....
.....	.....
.....	.....

FORM CLA 3 (r. 8(2))

REPUBLIC OF KENYA

MINISTRY OF LANDS AND PHYSICAL PLANNING

Application for Registration of a Community

To: The Community Land Registrar

P.O. Box ..... - .....

Nairobi.

We the undersigned community land management committee hereby inform you that at a community assembly held at ..... on the ..... day of ..... 20... in accordance with section 7 of the Community Land Act, 2016 rules and by-laws were adopted. The draft rules and by-laws of the Community are attached to this application together with a register of the proposed members and a certified true copy of the minutes of the said meeting. We hereby apply under section 7(6) of the Community Land Act, 2016, for registration of the ..... Community.

The following are particulars of the community:—

(a) The name of the community .....

(b) Description of the area determined in accordance with the Community Land Act, 2016 .....

(c) Registered office of the community (if any) .....

(d) Postal address of the community .....

(e) Object and purpose of the community .....

(f) Names, addresses, occupations and dates of birth of the community land management committee

Name	Addresses	Occupation	Age	Signature
.....	.....	.....	.....	.....
.....	.....	.....	.....	.....
.....	.....	.....	.....	.....
.....	.....	.....	.....	.....
.....	.....	.....	.....	.....
.....	.....	.....	.....	.....

Provision is made in the draft rules and by-laws of the community for all other matters connected with the community and its functions.

Date .....

**To be signed by all the members of community land management committee*

FORM CLA 4 (r. 8(4))

REPUBLIC OF KENYA

MINISTRY OF LANDS AND PHYSICAL PLANNING

Certificate of Registration

Registration No. .....

I hereby certify that the Community under the name of ..... community and its rules and by- laws have this day been registered by me in the Community Register in pursuance to the provisions of the Act and the Regulations made thereunder.

Given under my hand at ..... this ..... day of ....., 20.....

.....

Community Land Registrar

FORM CLA 5 (r. 9(1))

REPUBLIC OF KENYA

MINISTRY OF LANDS AND PHYSICAL PLANNING

REGISTER OF COMMUNITIES

S/NO	Name of community	Reg. No.	Sub-County	Registration Unit	LR/NO	Postal address	Membership

FORM CLA 6 (r. 12(1))

REPUBLIC OF KENYA

MINISTRY OF LANDS AND PHYSICAL PLANNING

INVENTORY FORM FOR UNREGISTERED COMMUNITY LAND

To The Cabinet Secretary

The County Government of .....hereby submits an inventory of unregistered community land in the county as described hereunder.

S/No.	Name of community	Locality	Approx. Area (Ha)	Current Use of the land	Remarks

Any claims by any other persons/agencies/groups in respect of that land .....

..... (use separate sheets where necessary)

Signed .....Date.....

For: .....County Government

FORM CLA 7 (r. 12(5))

REPUBLIC OF KENYA

MINISTRY OF LANDS AND PHYSICAL PLANNING

NOTICE INTENTION TO SURVEY, DEMARCATE AND REGISTER COMMUNITY LAND

The Cabinet Secretary hereby gives notice of intention to survey, demarcate and register community land described in the schedule hereunder subject to section 8(4) to (7) of the Act.

S/No.	Name of community	County	Locality	Registration Unit	Approx. Area (Ha)	Current Use of the land

All interested parties with overriding interests or any other claims on the land are hereby invited to appear in person before the adjudication team with their claims within 60 days of the publication of this notice during official working hours.

Cabinet Secretary

MINISTRY OF LANDS AND PHYSICAL PLANNING

FORM CLA 8 (r. 12(6))

REPUBLIC OF KENYA

MINISTRY OF LANDS AND PHYSICAL PLANNING

APPLICATION FOR RECOGNITION AND ADJUDICATION OF CLAIM ON COMMUNITY LAND

To: The Registrar of .....

Details of the Applicant(s)

Name of Community: .....

Registration No.: .....

PIN No: .....

Postal/Email Address: .....

Tel. No.: .....

We, the above named Community situated within .....(locality) in .....County hereby apply for recognition and adjudication of community land rights over the parcels of land shown in the attached sketch diagrams/maps/plans. The description of the parcels is as follows

(i).....

(ii).....

(iii).....

Current use of the land.....

Dated at..... this..... day of .....20.....

.....

Signature of Applicant

For *Official Use Only:-*

.....

.....

.....

Signed .....

For: Chairman,

Community Land Management Committee

FORM CLA 9 (r. 13(2))

REPUBLIC OF KENYA

MINISTRY OF LANDS AND PHYSICAL PLANNING

Application for Customary Right of Occupancy

To: The ..... Community Land Management Committee

I/We, hereby apply for customary right of occupancy on the parcel(s) of land shown in the attached sketch diagrams /maps/plans and described in the schedule hereunder.

S/No.	Locality	Approx. Area (Ha)	Current Use of the land	Intended use of the land

Details of the Applicant(s)

Name of Persons/Group/ Community:.....

ID No. /Passport No./Registration No.:.....

PIN No:.....

Postal/Email Address:.....

Tel. No.:.....

Dated at ..... this..... day of .....20.....

.....

Signature of Applicant

.....

For *Official Use Only*:-

.....

.....

.....

Signed .....

For: Chairman, Community Land Management Committee

FORM CLA 10 (r. 13(6), 20(5))

REPUBLIC OF KENYA

MINISTRY OF LANDS AND PHYSICAL PLANNING

CERTIFICATE OF CUSTOMARY RIGHT OF USE AND OCCUPANCY

HEAD TITLE No.....

Registered Community .....

TERM..... FROM.....

This is to certify that .....

.....

.....

Is (are) now registered as the holder of the customary right of use and occupancy of the portion of land marked as ..... measuring approx. ..... Ha subject to the agreements and other matters contained in the head title and/or other conditions issued by the registered community. The entries in the register relating to this certificate and such other overriding interests set out in the head title may for the time being subsist and affect the land comprised in the certificate.

GIVEN under my hand and the seal of the Community Land Registrar ..... Registration Unit this.....day of ..... 20.....

(To be completed only when the applicant has paid Shs.....)

At the date stated on the front hereof, the following entries appeared in the register relating to the land:-

EDITION:			
OPENED:	SECTION	PART A-PROPERTY	
REGISTRATION UNIT	PARTICULARS OF CERTFICATE	NATURE OF CERTIFICATE	USER
PARCEL NUMBER	Name of Registered Community :		
REGISTRATION UNIT	Certificate Holder: PHYSICAL ADDRESS	TEMPORARY	
APPROXIMATE AREA	POSTAL ADDRESS ID NO. /PASSPORT NO. PIN NO.		

PARCEL NO.	TERM: FROM:		
CADASTRAL MAP SHEET			

PART B-PROPRIETORSHIP SECTION

ENTRY No.	DATE	NAME OF CERTIFICATE HOLDER	ADDRESS AND DESCRIPTION OF CERTFICATE HOLDER	CONSIDERATIONS AND REMARKS	SIGNATURE OF REGISTRAR
RESTRICTED: NO DISPOSITION BY THE CERTFICATE HOLDER SHALL BE REGISTERED WITHOUT THE WRITTEN CONSENT OF THE REGISTERED COMMUNITY					

This certificate is issued without erasure or alteration.

FORM CLA 11 (r. 25(2))

REPUBLIC OF KENYA

MINISTRY OF LANDS AND PHYSICAL PLANNING

Dispute Registration Form

1. Details of applicant (complainant).....
   a) Full name of applicant..... ID (where applicable) .....
   b) Postal Address.....
   c) Telephone number.....
2. Details of defendant
   a) Full name of defendant ..... ID (where applicable) .....
   b) Postal Address.....
   c) Telephone number.....
3. Nature of dispute.....
4. Description of the disputed land

a) Number of community land .....

b) Community land registration unit .....

c) County .....

I, hereby declare that the information provided in this application is true to the best of my knowledge.

Date ..... Signature .....

FORM CLA 12 (r. 25(2))

REPUBLIC OF KENYA

MINISTRY OF LANDS AND PHYSICAL PLANNING

DISPUTES REGISTER

S/No	Dispute No.	Name of complainant	ID No.	Name of defendant	Nature of dispute	Remarks

Dated the 13th November, 2017.

JACOB KAIMENYI,
Cabinet Secretary for Lands and Physical Planning.

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