

UNECE Committee on
Housing and Land Management

68th Session
17-18 September, 2007, Geneva

Country profiles on the housing sector



**Report on Country Profile
on the Housing Sector**

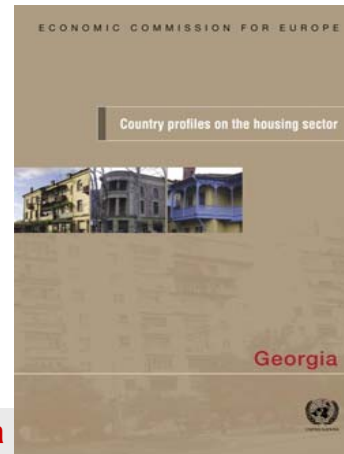
Georgia



Natia Jokhadze

General Information

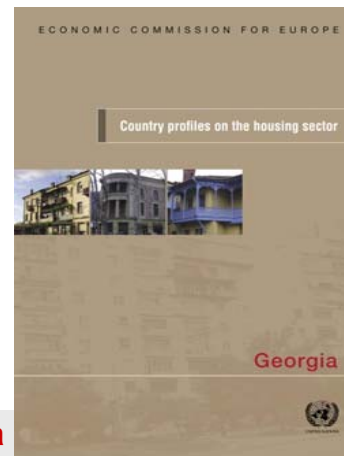
- **Study conducted in 2006**
- **Cut-off date – December 2006**
- **Local Partner – Ministry of Economic Development of Georgia**
- **Officially Acknowledged - July 2007**
- **Translation into Local Language (Georgian) started in August 2007**



Issues Covered

Study consists with 6 chapters:

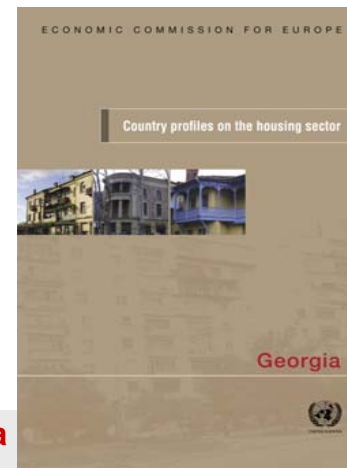
- 1. SOCIO-ECONOMIC CONDITIONS AND HOUSING POLICY FRAMEWORK**
- 2. INSTITUTIONAL FRAMEWOR**
- 3. EXISTING HOUSING SITUATION, NEW CONSTRUCTION, URBAN PLANNING AND UTILITIES**
- 4. AFFORDABLE HOUSING FOR VULNERABLE HOUSEHOLDS**
- 5. FINANCIAL FRAMEWORK**
- 6. RECOMMENDATIONS**



Approach

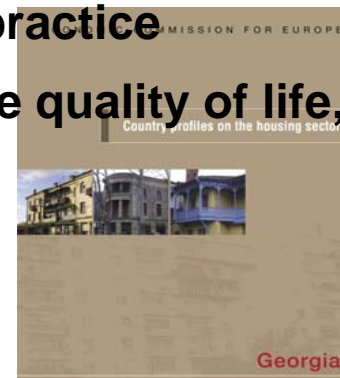
- 1. Country specific approach – study was oriented on country characteristic issues and details, which made it more comprehensive and useful**
- 2. Analytical approach- in-depth analyses was paid more attention than general description, which made outcomes of 38 recommendations**
- 3. Structural approach – legislative part was incorporated into every chapter, which added each chapter full picture**

New Cover Design



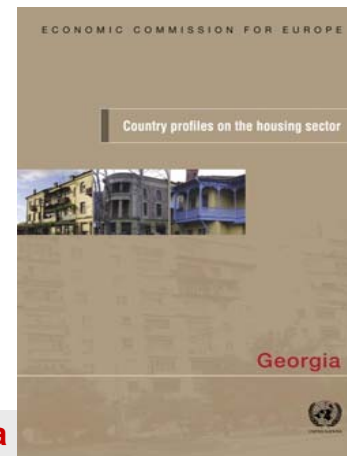
Major Findings

- 1. Housing Sector is not among priorities of the Country, especially on central Level**
- 2. Coming from abovementioned Legal and Institutional framework for housing is not supported to solve housing problems**
- 3. Housing management issues need to be developed**
- 4. Construction norms are not elaborated for country specific construction needs**
- 5. Absence of Modern and Corresponding Urban planning documentation prevents the proper development of the cities and created good basis for informalities**
- 6. Vulnerable population has no way to satisfy housing needs – social housing is not presented on country level, nether in official document, nor in practice**
- 7. Lack of different financial schemes for housing primary influence quality of life, especially for middle and low income households**



Recommendations

1. Housing Policy 3
2. Institutional Framework 5
3. Existing Housing Situation 3
4. Management and Maintenance 3
5. New Construction 3
6. Urban Planning 5
7. Utilities 3
8. Affordable Housing 6
9. Public Finance 3
10. Private Investment 2
11. Mortgage and Banking Market 2

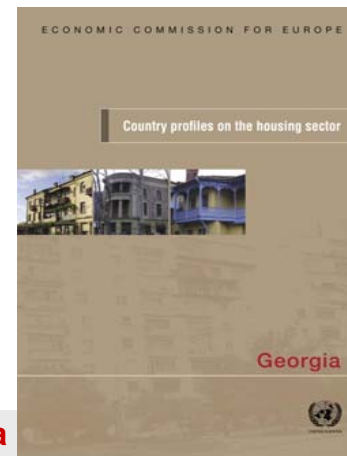


Follow-up

Ministry of Economic Development will organize Launching Event

Study will be presented to local governments

International Donor Organizations expressed their interest to base their housing activities on the study of CP



Special Thanks to:

UNECE HLMC

Housing Profile International and Local Team members

Swiss Development Cooperation Office in Georgia

Thank you for your attention!

