



UNIVERSITY OF THE PHILIPPINES SCHOOL OF ECONOMICS

and

PCED

Philippine Center for
Economic Development

In coordination with the *Human Development Network* and *International Alert*

present a seminar on

Informal Land Markets and Inequality in Maguindanao

by

Judy T. Gulane

6 November 2015, Friday

4:00-5:00 p.m. – Room 303

Abstract:

International Alert Philippines' 2012 research on informal land markets in Maguindanao yielded a picture of very vibrant markets where farmers went to monetize their main asset when they needed cash. In partnership with the Human Development Network (HDN), Alert undertook a follow-up study in August to see the impact of the land transfers on the transacting partners and their families. The farmers gave up their land to tide them over economic humps. Were they able to recover? Or did the farmers grow poorer, and those they pawned or sold their land to, richer? The study sought to answer these questions to enrich HDN discussions on wealth and income distribution and their implications on human development outcomes. Findings indicate that farmers who gave up their land assumed other jobs in agriculture or outside agriculture. Their wives and daughters were more enterprising, engaging in retail trade such as selling cooked food, vegetables and clothes, or in skilled work such as dressmaking. Farmers' lenders became large landowners. Farmers pawned or sold their land to them, or presented their land as payment for their debts. Lenders, thus, have become central in rural Maguindanao, greasing the wheels of the informal credit markets that, in turn, invigorates the informal land markets.

About the speaker:

Judy T. Gulane undertakes research on informal land markets for peacebuilding organization [International Alert](#) Philippines, which she formally joined in January. She also fulfills duties as Alert's Communication Specialist. She used to be with *BusinessWorld*, the Philippines' leading economic and business newspaper, where she took on a variety of roles, beginning with reporter, then editor, and finally, research head.



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