



Equitable Land Rights Promotion

FINAL EVALUATION REPORT

SEARCH FOR COMMON GROUND



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For the citizens to have spared their time to participate in the household survey and focus group discussions was commendable. Though they expressed their resentment that the results of the interviews would not be immediately felt, they nonetheless took between 45 and 60 minutes to respond to the survey, and the findings have been critical in completing this evaluation. The research team highly appreciates your cooperation, for which they express their gratitude.

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In conclusion, I hope the findings, lessons learnt and best practices and recommendations contained in the evaluation report will contribute towards consolidating peace and improving the livelihood of the citizens, while also benefitting the investment companies.

Executive Summary

Increasingly, Sierra Leone has been encouraging new investment in the Agriculture sector. This effort has begun to yield results, with large scale investments in the agriculture in some parts of the country. The investments have resulted to the leasing of thousands of hectares of land from communities through land negotiations. However, this positive economic development paradigm shift is having its toll on the affected communities. Their livelihood has been threatened which has resulted to conflicts in the communities even though not on large scale. In the absence of conflict transformation initiatives, it is eminent the conflict could graduate into large scale and violent instability. Towards this end, Search for Common Ground (SFCG), received support from Open Society Initiative for West Africa (OSIWA) to mitigate the eruption of large scale violent conflict in three affected districts – Bombali, Port Loko in Northern and Pujehun in southern Sierra Leone.



Map of Sierra Leone showing the 14 Administrative Districts

The two-year-project (2014-2015) titled “Equitable Land Rights Promotion” and project’s overall objective is to strengthen equitable natural resource management in Sierra Leone; with two specific objectives: increase popular understanding of land rights in communities

affected by corporate land concessions; and establish problem-solving dialogue platforms between community members, local government and investing companies.

The key activities were: A baseline survey conducted in March 2014; Radio programming - 36 episodes of Bush Wahala produced and broadcasted twice weekly on Independent Radio Network member stations; 30 screenings of a SFCG-produced 29-minute-film in Krio capturing the main issues relating to land issues, that aims to inform and educate its audience; and 15 community forums bringing together ordinary citizens, local authorities, traditional authorities, media, and land investment companies.

The final project evaluation was commissioned in December 2015 to:

Objective I. Determine the extent to which there has been increased understanding of land rights including knowledge of local protection mechanisms.

Objective II. Determine the extent to which the relationships between community members, local government and investing companies have improved as a result of project activities, and

Objective III. As a cross-cutting objective, identify lessons learned and best practices that will be applied if the project were to be replicated.

Using various participatory approaches, mainly desk research, a household survey, focus group discussions and key informant interviews, the evaluation was conducted between December 2015 and March 2016, and the main findings are indicated in the following pages.

Findings for Project Evaluation Objective I:

- More than a third of the respondents had heard or participated in land discussion in two of the three intervention districts – Bombali and Port Loko Districts, and by nearly half of them in the Pujehun District. Similarly, a very high percentage of the respondents confirmed to have listened to one of its radio episodes as their major source of increased understanding of land rights. The majority of them acknowledged to have exclusively listened to Bush Wahala or Atunda Ayenda contributing to the increased understanding of their rights in land discussions. Nearly half of them listened only once a week, and mostly at night or in the evenings which corresponds with the findings of the baseline survey.
- About a third of the respondents in all the three project implementation districts had heard about the National Land Policy, a remarkable achievement when compared with the baseline survey findings. The baseline findings showed that

almost all (96.3%) of the respondents had no knowledge of the Land Policy prior to the inception of the project.

- On understanding of land legislation and rights, including local protection mechanisms, the evaluation showed that about two-thirds of the respondents agreed that it was the role of the paramount chief to negotiate land deal in consultation with other traditional authorities¹. From the perspective of the female respondents, a higher percentage, approximately two-thirds supported this position.

Findings for Project Evaluation Objective II

- On the question of the company respecting the views of land owners, more than two-thirds of respondents from Bombali district responded that the views of land owners were respected against about two-thirds of those in Pujehun and less than half in Port Loko districts. Apart from the chiefs at Sahn, the chiefdom headquarter town of Sahn Malen chiefdom, participants in all other focus group discussions and key informant interviews expressed their resentment over the way the views of the land owners were neglected. They complained that the company, Socfin, operating in their chiefdom had been grabbing their land and property that were not part of the initial negotiation. For the same question, most female and male respondents responded that their views were not respected by companies, which is higher than the baseline survey findings agreed by two-fifth of the respondents.
- The extent of stability in the three project districts dictated the frequency of the meetings. Respondents in Bombali, Port Loko and Pujehun districts noted the last meeting of citizens to demand the company or authorities to do the right thing about their land was one year, six months and three months ago respectively. In descending order, respondents Port Loko, Bombali and Pujehun districts affirmed the existence of a Land Owners Association and these groups met about a year ago in Bombali district, six months back in Port Loko district, and three months in Pujehun districts. The association in Pujehun had to meet more regularly in order to attend a court session, but not necessarily for any new demand from authorities or company on the use of their land.
- Responding to the question of the participation of women in land discussions, nearly half of total respondents across the three districts affirmed their participation at the time of the evaluation. In the baseline survey prior to the implementation of the project, a slightly lower percentage (3.7%) agreed women participated in discussions around land issues. The achievement in the increase was primarily attributed to the

¹ Sierra Leone's National Land Policy

persistent public education undertaken by SFCG or Talking Drum Studio (TDS) and its partners through radio discussions, community forums and video film screening.

- Regarding conflict in the community, more than 90 percent of respondents in Port Loko district, 77 percent in Pujehun and 47.3% in Bombali affirmed the report of conflict within the last six months. Respondents in Port Loko district responded that conflict had mainly been over the failure of the company to fulfill their promise to the community and pay its dues to the land owners. Recognising the intervention of SFCG/TDS and its partners, about 58% agreed or strongly agreed to the statement that: *"If it was not for the intervention of TDS in the community, land conflict could have gone worse than it is today"*.
- While the company was seen as agents imposed by the authorities to take their land by more than half of respondents in Port Loko and Pujehun District, below half of them in Bombali saw the company as a blessing through which employment would be created for the inhabitants, in response to the question: *"How did the citizens see the company before the intervention of TDS"*. This hope of job creation was a major reason for the Government of Sierra Leone's promotion of land investment strategy even before the project as indicated in National Poverty Reduction Strategy, the Agenda for Change.
- At the chiefdom level, chiefs acknowledged, there had been significant improvement in the relationship between citizens, authorities and companies, though not every community leader was satisfied with the relationship as revealed during key informant interviews with stakeholders. Outside the chiefdom headquarter town, feedback from the community leaders in Port Loko and Pujehun districts was not positive. In Port Loko district, findings indicated that relationship had been cordial up till the point the company reduced incentives to the chiefs, and ultimately ceased payment of financial rewards.
- Within their limit, the companies have built schools and health facilities, sanitary facilities, constructed roads, supported in the payment of community teachers, reduced workload assigned to unskilled laborers. However, the concerns were many and diverse and it was realistically impossible for the companies to meet all the issues within a two- year-period. The companies are business entities investing in agriculture project with the aim of making profit at some point in their life span, as was expressed by a representative from one of the companies. However, it is the companies' social responsibility to mitigate the effects of their operations on the citizens and the communities, in anticipation of the huge profit they would make from their investment.

Lessons learnt for project evaluation objective III:

1. **Recognising and maintaining the respect of traditional leaders** by TDS/SFCG and its partners resulted to the traditional authorities opening the door as entering point for project interventions.
2. **Talking Drum Studio/Search for Common Ground and its partners staying neutral and not visibly taking sides** created a level platform for all the stakeholders, it encouraged and increased the participation of all of them which carefully and cautiously managed the tensions between and among the stakeholders.
3. **Searching for common grounds** as an approach and the key trust of the project kept antagonists (communities/traditional authorities/Investment companies) working together.
4. **Confidence building especially from the perspective of the company** helped to allay their fears of not seeing SFCG and its partners as agents to undermine their investment
5. **Public education through the use of community radios, community forums and video screening** served as a powerful tool to keep all stakeholders informed about their rights and responsibility. The approach encouraged the companies to **live up to their Corporate Social Responsibilities to the communities.**
6. **Legal support** as land deal is a sensitive investment that hinges on livelihood of citizens which has legal implications. The citizens benefited from appropriate legal advice and the local partner organisations were kept safe from infringement of the law in their press releases and their reports.

From the findings, the following recommendations have been proposed:

- SFCG and its partners need to explore and exploit mechanisms to engage duty bearers on concrete action to address issues that do emerge from the relationships in land deals by investment companies. For example, there were reports of violations of labour laws in the operations of the company. Issues of this nature should be channeled to the relevant state institutions to take actions.
- The radio episodes and film were all in Krio, the country's common language, however, not everyone in the land investment communities can sufficiently understand the language. Where feasible, translating these episodes to local languages like Temne for the north and Mende for south could arouse the citizens' interest and consequently better appreciate the programme.
- The status quo as shown by the survey finding would continue to keep the citizens in a disadvantage position without adequate knowledge on the National Land Policy. SFCG and its partners must continue to make effort to popularise the content of the policy in communities.
- The intervention contains a considerable level of advocacy which requires the building of a strong constituency to achieve the desired impact. The need to build

and or strengthen partnership with organisations with similar approaches and interests could make a difference.

- From the findings, the citizens, including local authorities, had difficulty in identifying organisations involved in the implementation of the project. Often they provided the names of personnel of the organisations and not the organization itself. Talking Drum Studio would need to think of innovative ways to increase their visibility in operational communities.
- It was evident that the land investment in all the project communities had had far reaching effects on the livelihood of communities. Tangible support to fill some of the gaps, especially in relation to livelihood, should be given consideration.
- Women's participation is a challenge in national development due to traditional and cultural norms. Changing this scenario requires behavioural change which requires more time and more efforts. This is important as the new land policy provides a window of opportunity for women to fulfill their land rights and get access to land.

Acronyms

CSR	Corporate Social Responsibility
GoSL	Government of Sierra Leone
IRN	Independent Radio Network
MALOA	Malen Land Owners Association
MRU	Mano River Union
OSIWA	Open Society Initiative for West Africa
SFCG	Search for Common Ground
SLA	Sierra Leone Agriculture Company
SLIEPA	Sierra Leone's Investment and Export Promotion Agency
Socfin	Société Financière des Caoutchoucs
SPSS	Statistical Package for Social Scientist
TDS	Talking Drum Studio

1.0 Introduction

Renowned for its unique and innovative approaches towards peace building, Search for Common Ground (SFCG), is a non-governmental organisation with over 30 years of working experience in over 35 countries across the world including Sierra Leone. Its vision statement reads: *“While conflict is inevitable, violence is not! Therefore, we work to achieve social change through transforming the way people deal with conflicts - away from violent and adversarial approaches, towards collaborative problem solving”*. The overall purpose of the organisation is: *“striving to build sustainable peace for generations to come, working with all sides in a conflict, and providing the tools needed to work together and find solutions”*.

SFCG works in three key domains:

1. Dialogue – bringing people (those in power and those without a platform) across dividing lines to discover and achieve shared goals;
2. Media – recognising that while dialogue affects dozens, media impacts millions, media is employed to stir up thoughts and discussions across a whole society about the root causes of violence and how to overcome conflicts; and
3. Community – by providing a safe space for people to work out their conflicts at the local level - through creative thinking, bringing communities, neighbours and families together to discover their common humanity.

SFCG became active in Sierra Leone and other countries within the “Mano River Union” (MRU) at the height of the outbreak of the civil war in Liberia and Sierra Leone. Using appropriate and high quality information and communication techniques, SFCG significantly complemented the efforts of Government of Sierra Leone and other actors in the resolution of the conflict in the sub-region.

1.1 Context of Equitable Land Rights Promotion in Sierra Leone

While SFCG continues to contribute towards the consolidation of peace in the MRU, it has been pro-active in identifying emerging issues with the potential of yielding violent conflict and embarking on conflict prevention interventions. One of such area is the increased corporate investment by large companies in land lease for either mining or agriculture in Sierra Leone. Within the framework of the National Land Policy and the establishment of the Sierra Leone’s Investment and Export Promotion Agency (SLIEPA), the country has seen increased in the leased of land across the country.

In Bombali District, the regional headquarter of Northern Sierra Leone, Addax, an agro-investment company established thousands of hectares of sugar cane plantation. Sierra Leone Agriculture (SLA) company has a large scale oil palm plantation in the Port Loko district also in Northern Sierra Leone. In the Pujehun District, in Southern Sierra Leone is Socfin, which is investing in large scale oil palm plantation.,

While the Government of Sierra Leone (GoSL) could be generating income from the land lease, the poor and marginalized whose livelihood depends on farming activities have realized little or no benefit at all. The communities, especially land owners feel deprived of what naturally used to belong to them, a situation most of them are unhappy about. Though it had not erupted into wide scale violence, there is deep seated conflict, described in some circles as a ‘time bomb’ that could explode into violent conflict.

To mitigate the eruption of possible violence, SFCG signed a 27-month funding contract with Open Society Initiative in West Africa (OSIWA) which final evaluation is the thrust of this consultancy.

The project’s overall objective is to strengthen equitable natural resource management in Sierra Leone; with these two specific objectives:

1) Increase popular understanding of land rights in communities affected by corporate land concessions, and

2) Establish problem-solving dialogue platforms between community members, local government and investing companies.

Key activities included:

A. Objective 1:

1. A baseline evaluation with report titled “*Equitable Land Rights Promotion in three districts in Sierra Leone – Baseline Evaluation Report*” was conducted in March 2014;
2. Radio programming: 36 episodes of Bush Wahala produced and broadcasted twice weekly on Independent Radio Network (IRN) member stations;
3. 30 screenings of a SFCG-produced 29-minute-film in Krio capturing the main issues relating to land issues, that aims to inform and educate its audience

B. Objective 2:

1. 15 community forums bringing together ordinary citizens, local authorities, traditional authorities, media, and land investment companies

1.2 Objectives of the Final Evaluation

Overall, the objective of the final evaluation was to measure the extent to which the objectives were reached. Specifically, the objectives are:

I. Determine the extent to which there has been increased understanding of land rights including knowledge of local protection mechanisms.

II. Determine the extent to which the relationships between community members, local government and investing companies have improved as a result of project activities.

III. As a cross-cutting objective, identify lessons learned and best practices that will be applied if the project were to be replicated.

1.3 Structure of the Report

Broadly, the report is divided into three main sections:

1. Background which provides a brief explanation on the SFCG, and the project;
2. Methodology which explains the process employed in conducting the evaluation. It further highlights the limitations experience in the delivery of the assignment; and
3. Key evaluation findings which discusses the output of the project. This section is further divided into three subsections in line with the specific objectives of the project as follows:
 - Extent to which there has been increased understanding of land rights;
 - Extent to which the relationships between community members, local government and investing companies have improved;
 - Lessons learned and best practices

2.0 Methodology

In carrying out the evaluation, a six stage laid out methodology was employed:

Stage 1 – Clarified the Scope and Focus of the Evaluation

An engagement between the consultant and SFCG's strategic personnel was held. The engagement ensured both parties to the contract (i.e. SFCG and the consultant) reached preliminary agreement on methodological issues, including sampling and establish protocols and procedures for communications.

Stage 2 - Sampling Strategy and Procedures

Both qualitative and quantitative methods were used to elicit primary data. In the discussion with project personnel, including the SFCG's Country Director, it was agreed that the method of data collection and respondent type should be tandem with the method employed during the baseline survey. Detailed sampling strategy is attached as Annex 1.

Stage 3 - Document Review and Development of Data Collection Instruments

Document Review: Relevant documents including the project proposal, log frame and monitoring and evaluation framework were reviewed. Of key importance in the document review was the baseline survey reports, and progress and mid-term reports which provided the consultant an increased understanding of the project framework, achievements and challenges since its inception. National policies such as the National Land Policy and strategies relevant to land investment were also reviewed.

Tool Development: The following tools were developed to collect both quantitative and qualitative data:

- Household survey questionnaire administered to 408 respondents in the three project implementation districts – Bombali, Port Loko and Pujehun districts
- Focus group discussion guides for men, women and youth
- Key Informant Interview guide for Investment companies
- Key Informant Interview guide for local authorities
- Key informant Interview guide for SFCG and its partners
- Key Informant Interview Guide for representatives of Independent Radio Network
- Key Informant Guide for representative of Land Owners Association

The tools are attached as annex 2.

Stage 4 - Data Collection

Preparation for Field Work: The following activities were carried out to prepare for data collection:

- Twelve enumerators were recruited from our network of data collectors who we have worked with on several other projects. The data collection team was organised into three small teams, each to work in one of the three project implementation districts.
- One-day-training was organised to take enumerators through the various tools.
- A field protocol was prepared to outline and serve as guide to supervisors and enumerators on expectations and procedures for executing the field component of the assignment.

Fieldwork: The main activities during this phase were:

- The field work lasted a total of 10 days, with data collection simultaneously taking place in all the districts.
- The lead consultant took overall responsibility for technical oversight and quality control processes during data collection. Enumerators administered questionnaires to the various respondent groups, and supervisors assisted the consultants in collecting qualitative data.

Stage 5 - Data Management

The consultants deployed the necessary resources and expertise to ensure that field data was safely stored and processed before they were submitted for analysis and reporting. The following steps were taken to make the process efficient:

- A data management plan was prepared before training commenced for enumerators. As part of the plan, codes were developed and recorded on each questionnaire before enumerators took them to the field. This approach made it easy for the consultants to identify and resolve issues linked to individual questionnaires, especially at the data screening stage. A master list was developed to keep record of all quantitative as well as qualitative interviews conducted.
- In the field, the consultant checked every questionnaire for completeness and consistency. Enumerators also kept a daily inventory of interviews and other tools completed using the daily interview recording form.

- The consultant provided recorders to document the proceedings of all qualitative interviews. Data imputers and a statistician were recruited for the processing of data. After inputting, the quantitative data was screened for errors and consistency and cleaned by the statistician.

Stage 6 - Data Analysis

Qualitative Data Analysis: Some of the enumerators were trained to analyse qualitative data. Following transcription, the consultant reviewed transcripts, to develop a coding framework. Summary results were prepared on each theme, which was merged with the quantitative analysis to prepare the consolidated report for the study.

Quantitative Data Analysis: Quantitative data was analyzed using the statistical package for social scientists (SPSS). Once the quantitative questionnaires were finalized, the statistician was guided to construct frequencies and cross-tabulations for the variables of interest.

1.1 Limitation

In carrying out the evaluation, limitations were encountered, though they did not significantly affect the results:

1. Data collection was conducted around the festive season and some key personnel were absent from their operational areas. It caused the consultant to make another trip to two of three project communities.
2. Because of the absence of the managers of the investment companies, assigned public relations officers were reluctant to provide information during the evaluation without their approval. Only two of the companies responded to the interviews through the Community Liaison Officers.
3. Feedback from SFCG's quality control team was not received and it delayed the team from travelling to the field to collect data. The SFCG team in Freetown waited for days to receive comments on the data collection instruments. It deferred the starting of the evaluation process

3.0 Key Evaluation Findings

3.1 Respondents Profile

In total, 408 household survey were conducted in the three project implementation districts – Bombali (150); Port Loko (154); and Pujehun (104). In addition to the household survey, nine focus group discussions were conducted, one each for men, women and youth in each of the districts. Key informant interviews were also conducted targeting local authorities, the Independent Radio Network (IRN) representatives, local partners of SFCG, representatives of Land Owners Association, and two Community Liaison Officers of the Investment Companies – one from Sierra Leone Agricultural Company (SLA) in Port Loko and the other from Socfin.

Table 1 shows the demographic profile of Household survey respondents by gender, age category, education and marital status by district.

Profile		Bombali	Port Loko	Pujehun	Total	%
Gender	Male	74	91	55	220	53.9
	Female	76	63	49	188	46.1
Age	18 -35 years	60	62	56	178	43.6
	36-65 years	62	58	34	154	37.7
	Above 65 years	9	11	4	24	5.9
	Don't know	15	9	6	30	7.4
	Less than 18 years	4	14	4	22	5.4
Education	Apprenticeship		6	1	7	1.7
	Koranic	11	27	14	52	12.7
	No School	80	46	40	166	40.7
	Primary	27	28	13	68	16.7
	Secondary	30	33	32	95	23.3
	Tech/Voc	2	11	2	15	3.7
	University/College		3	2	5	1.2
Marital Status	Divorced/Separated	9	4	6	19	4.7
	Married living together	91	94	48	233	57.1
	Married not living together	10	9	22	41	10.0
	Not married	19	19	20	58	14.2
	Not married, living together	11	14	5	30	7.4
	Widowed	10	14	3	27	6.6

Table 1 – Survey respondent profile by gender, age, education, and marital status

Of the 408 respondents covered for the Household survey, 46.1% were female. Young people between the ages of 18 and 35 years formed the highest number of respondents, 43.6% of survey sample. From the analysis, 44.9% of the respondents attended western education and 12.7% attended koranic institutions. Although 44.9% of the respondents attended western education institutions, only about 4.9 % attained tertiary level

(technical/vocational institutions or entered University), which is reflective of the national educational statistics of the country².

Most of the respondents, about 57.1% were married and living with their partners, and another 10% though married were not living with their partners.

3.2 Understanding of Land Rights Including Knowledge of Local Protection

In determining the extent to which citizens had increased understanding of land rights, including knowledge of local protection mechanisms, the evaluation probed and analyzed three major areas:

- Level of access to information on land issues which forms the basis for citizens to have the requisite knowledge on land issues. Without access to the information, they would not have had the means to understand land issues including their role and rights in land deals;
- Secondly, the evaluation proceeded to determine the citizens' understanding of the legal issues in land negotiations and deals and again their rights including clauses or mechanisms that protect the citizens;
- Thirdly, the evaluation zeroed on the role specifically played by the project through listening to messages disseminated by one of the key strategies, the radio programme "Bush Wahala" which explained issues on land, negotiation processes and rights of the citizens. The knowledge was reinforced by the screenings of SFCG's-produced 29-minute-film in Krio³. This aspect of the evaluation also assessed the citizen's level of appreciation of the radio programme and film, which is the niche of Search for Common Ground, locally known in Sierra Leone as Talking Drum Studio (TDS). The findings from the evaluation are discussed as thus:

3.2.1 Level of Access to Information on Land Issues

Overall, the majority of the respondents in all three project districts had either heard or participated in discussions on land in their respective communities. An overwhelming proportion, 85.1% of the respondents in the Port Loko districts had heard or participated in land discussion, followed by 73.3% in Bombali as indicated in chart 1. Compared with Port Loko, a lesser percentage of respondents 51% in the Pujehun district responded to have

² According to 2013 UNESCO Education Country Status Report for Sierra Leone, only about 8% of total secondary school going students entered technical/vocational institutions in 2010/2011 academic year

³ Krio is the common language spoken by most Sierra Leoneans

heard or participated in land discussion. The significant difference between Port Loko and Bombali districts on one hand, and Pujehun on the other, regarding respondents that have heard or participated in land discussion could be the proximity to Freetown. Port Loko is the closest, followed by Bombali. Apart from the community radio, Port Loko's nearest to Freetown exposed them to a pool of sources including radio and TV stations, to access information on land issues. Almost the same proportion respondents, 42.7% and 43.4% in Bombali and Pujehun districts respectively that affirmed to have knowledge or participated in land discussion were female, and less (34.4%) in Port Loko district.

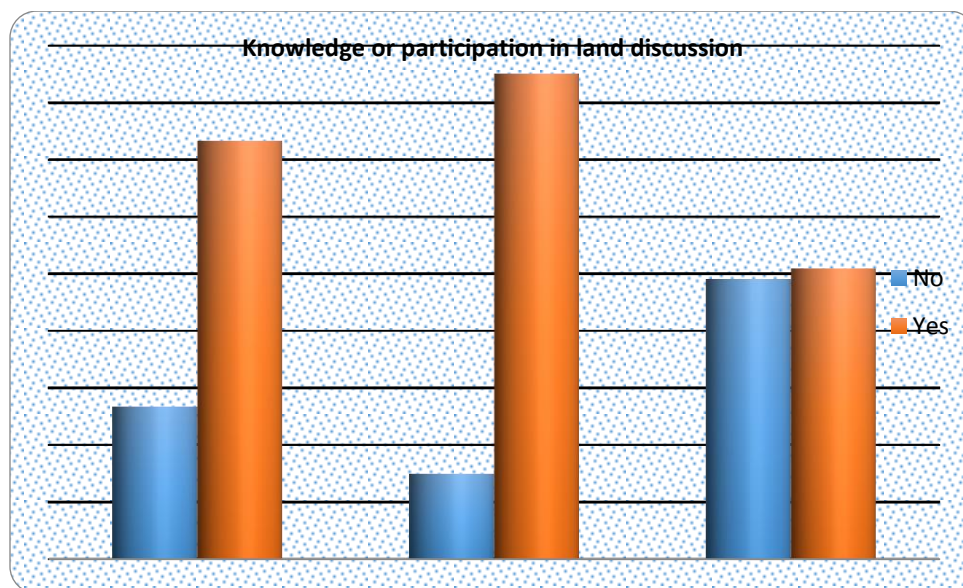


Chart 1 – Distribution of Respondents that have heard or participated in Land Discussions

Responding to the question of knowledge about townhall/community meetings, 79.3 % in Bombal, 78.6% in Port Loko and 46.2% in Pujehun district acknowledged having knowledge as indicated in chart 2. Again, a significant percentage of female respondents affirmed their knowledge on town hall/community meetings – Bombali and Pujehun, 43.7% each; and Port Loko, 41.3%. Among the 288 respondents with knowledge of the meetings, 83.2% in Bombali, 62.8% in Port Loko, and another 81.3% from Pujehun indicated to have attended the meetings. Of those who attended these meeting in Bombali, Port Loko and Pujehun districts, 39.6%, 28.6% and 41% respectively were female respondents.

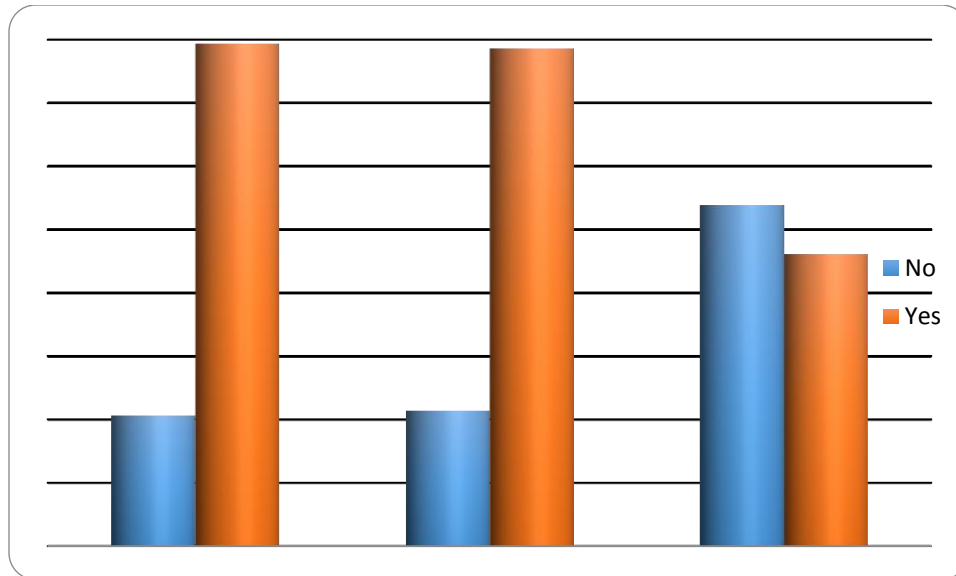


Chart 2 – Distribution of respondents that confirmed to have heard about Town Hall/Community meetings

As shown in chart 3, almost every respondent, 83.2% Bombali, 81.3% Pujehun attended the meetings. Though appreciable, a lesser percentage, 62,8% attended the meetings in Port Loko districts. Overall, more male respondents, 61.6% attended the meetings, however, in the Pujehun district, 41% of the attendees were female respondents.

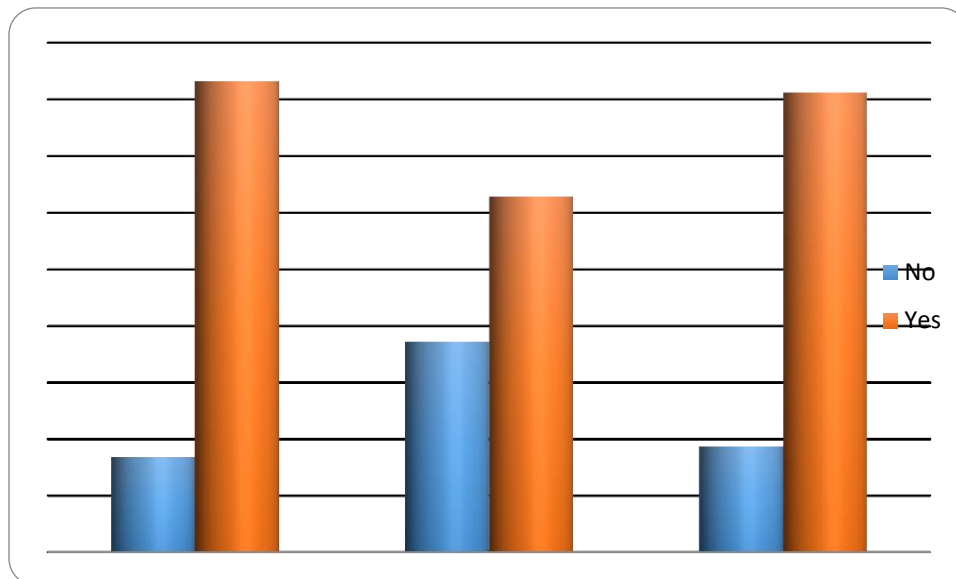


Chart 3: Respondents who attended the meetings

To most of the respondents, the meetings were mostly organised by traditional authorities (39.9%) or the investment company (14.6%) and a lesser percentage of 6.3% by NGOs/CBOs exclusively. Another 17.4% mentioned NGOs/CBOs together with either local authorities or Investment companies. The lesser percentage scored by the NGOs/CBOs is not necessarily

the actual picture because in most instances, the meetings they organised were convened by the local authorities. Specifically, three respondents from Pujehun district mentioned Talking Drum Studio/SFCG as the organiser of the meetings, while the others generally referred to it as NGO. In the Focus Group Discussions with elderly men, traditional authorities, women and youth, the name TDS/SFCG was hardly mentioned, though they were familer with the names of personnel from the organisation. The lack of knowledge about TDS/ SFCG could be attributed to the organisation's approach – working through local partners. Despite this approach, room exist for TDS/SFCG to improve its visibility in the communities. In the meetings, respondents noted that the discussions were either about access to land rights (37.4%) or Land Negotiation rights (18.1%) and the reponsibility of investment companies or coporate responsibility (18.9%). As part of knowledge acquistion, partipants in the FGDs indicated they learned about these responsiblities and rights through the meetings and video screening. From the side of the investment companies, the meetings enhanced the understanding of the communities on their rights and responsibilties which helped to clarify issuses the citizens did not know about.

Another means that enhanced the understanding of the citizens about land rights including land protection mechanism was the radio programmes and video screening. Though most of them could not mention the name Talking Drum Studio or SFCG in responding to entity that organised the community meetings, they recalled the name when asked whether they had listened to TDS's radio programme. A very high percentage, approximately 81.1% confirmed to have listened to one its radio episodes as indicated in table 2. Almost, an equal number of female and male respondents (42:47) affirmed to have listened to one TDS's programmes. 49:62 in Bombali and 50:81 in the Port Loko district.

RESPONSE	Bombali			Port Loko			Pujehun			Grand Total	
	Female	Male	Total	Female	Male	Total	Female	Male	Total	#	%
No	27	12	39	13	10	23	7	8	15	77	18.9
Yes	49	62	111	50	81	131	42	47	89	331	81.1
Grand Total	76	74	150	63	91	154	49	55	104	408	100

Table 2: Respodents that affirmed to have listened to one of TDS' programme

On the most popular programmes, the majority of the listening population had either exclusively listened to Bush Wahala (41.1.4%) or Atunda Ayenda (32.8%) or Bush Wahala/Atunda Ayenda (28.1%). Again, almost equal number (22:25) female and male listened to Bush wahala, but doubled for Bombali district respondents (11:23).

Specifically, 35.1% acknowledged that the programme has increased their understanding of their rights in land discussions, 17.6% the participation of women in land deals and 9.9%

the company responsibility towards land investment communities. In the Port Loko, respondents

in KII and FGD used the word CSR (Corporate Social Responsibility) to identify NGOs/CBOs that had been working with them on land issues. Expressing appreciation of the programme, an adult male IRN representative provided this narrative, regarding a new learning attributed to the Bush Wahala programme:

Change of perception about Women's participation in decisions and right to property

"We had the fix concept that women should not be part of the decision making process based on our customs and traditions - and we have kept our sisters out of decision making processes including land deals. When they got married, we dissociated them from the family property and told them they should henceforth belong to the spouse. Through Bush Wahala which has enlightened us about the rights of women when it comes to property, we have acknowledged our weakness in the way we had been dealing with our sisters.

We have realized that should our sister divorce or became a widow, returning home is the only option. What would be her status if all the land had been sold? Where would she go especially in the event where she had given birth to three or more children? In that case, her situation would be deplorable and desperate and the blame would be ours.

In the true sense, there are things "Bush Wahala" had enlightened us about that we thought were not important, but when given a deeper thought and search our conscience, we acknowledge there are things that had been going on which are not correct in this society – The reason why I said, there were certain things we only came to know about due to the project, and specifically 'Bush Wahala'

The household survey showed that slightly more than half of the respondents, approximately 45.3% listened only once a week to one of SFCG's radio programme, and mostly (54.4%) at night or in the evenings (21.1%). The listening time corresponds with the findings of the baseline survey, which indicated that the most favourable time for listening were 5.30 – 6.30 pm and 6.30 – 7.30 pm⁴. As mentioned for the discussions in the Town Hall or community meetings, the discussions according to the respondents focused on land rights, women's rights or citizens access to land and participation in land negotiations. In the midst of high illiteracy and level of ignorance about rights, the programme has served as a valuable asset to reinforced citizens knowledge on the rights around land issue, as revealed during key informant interviews and focus group discussions.

⁴ Baseline survey report, page 7

All categories of respondents, male or female, the youth and adult and in all districts considered the radio programme to be useful. 96.4% of respondents in Bombali district, 98.5% in Port Loko, and 98.9% in the Pujehun found TDS radio programme to have contributed significantly to issues around land. . According to the respondents, the programme had served as a major source of education on land issues, regarding citizens, including women's rights around land deals.

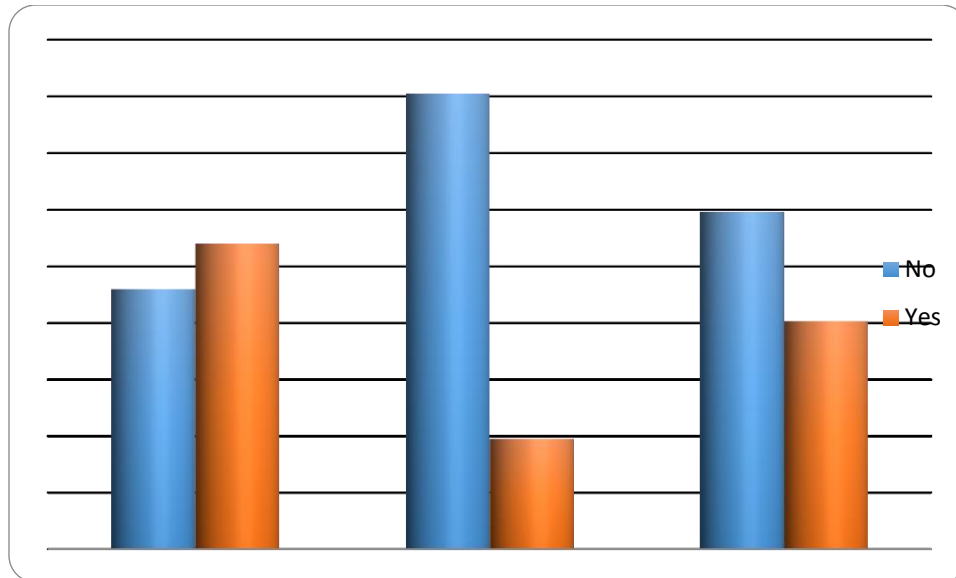
3.2.2 Understanding of Land Legislation and Rights by Citizens

The National Land Policy is the only certified legal instrument developed by the Government of Sierra Leone, in consultation with diverse stakeholders including the citizens. Nationwide engagements were undertaken to ensure the policy took into cognizance the views of every Sierra Leonean, especially women and girls considered to be the most vulnerable. In the document are enshrined the rights of citizens, especially women in land deals and negotiations and the obligations of investment companies. Regarding understanding of land legislation and rights by citizen, this section searched and analysed the depth of knowledge of citizens and other stakeholders regarding this policy, particularly, the aspect of Local Protection Mechanism.

Though unfortunate only about a third of the respondents in the three project implementation districts had heard about this document, the responses yielded a remarkable achievement when compared with the baseline survey findings. The baseline findings showed that almost all (96.3%)⁵ of the respondents had no knowledge of the Land Policy prior to the inception of the project.

Chart 4 shows that 54%, 19.4% and 40.3%, an overall average of 37.6% of citizens that participated in the survey in Bombali, Port Loko and Pujehun districts respectively had heard about this policy. The low level of knowledge of the National Land policy was reflected across Focus Group Discussions held across the category of stakeholder respondents including women, youth, and the elderly and even during the key informant interviews. Most of the participants in these discussions responded negatively regarding their knowledge of the land policy. In one of the focus group discussions with young people at Kortumahun, in the Pujehun district, only three out of fifteen participants acknowledged having heard about the policy.

⁵ Op cit. page 7



Charts 4: Respondents that have heard about the National Land Policy

Despite the increase in knowledge of the land policy as compared with the baseline, room still exists for giving the rationale that the policy is the guide post for citizens to appropriately participate in negotiations for land deals especially for investment companies. For this reason SILNORF, one of the local partners to SFCGs in the implementation of this project, during the development of the land policy sought funding from the UNDP to increase citizens participation in the process.

Because the majority of respondents not heard of the National Land Policy, and were not aware of their role and rights in land deals, including concerns such as livelihood security, the company's responsibilities, and mechanisms to mobilise the community and track the performance of the investment company, there was inconsistency in the process across the three districts. In the various focus group discussion and from the key informant

"In the Bombali district, a prominent son of the soil and a prominent and successful business man made the initial contact with the investors and started the negotiation process with them. He later brought them to the chieftdom and engaged the authorities with the proposal and what would be the benefits to the community. Later the landowners were involved and informed about the amount of money they would receive on annual basis in return for their land."

"In the case of Port Loko district, the Parliamentary representative from the constituency established contact with the investor and discussed the contract. He then led the investors to the community and informed the chief and the landowners about the details of the contract and consensus was reached and the agreement signed."

"In the case of Kono district, the District Chief made the initial contact with the investors and started the negotiation process with them. He later brought them to the chieftdom and engaged the authorities with the proposal and what would be the benefits to the community. Later the landowners were involved and informed about the amount of money they would receive on annual basis in return for their land."

interviews, the process took these steps as highlighted in the text box:

3.2.3 Citizens participation in discussions around company taking their land

Responding to the question of citizens participation in discussions around company taking land, which should be informed by their understanding of the land policy, a significant percentage (64.3%) of the respondents from Port Loko districts said they have never participated in any land deal. In both Bombali and Pujehun districts 52.9% each responded not to have participated in such discussions. Most of the respondents who did not participate in any the meetings were female – 37 out of 58 in Bombali and 29 out of 55 in Pujehun.

Overall, majority (56.1%) of those who never attended in discussions around company taking their land say they did not participate because they were not invited. 25.9%, they were not available and 15.6% were sick.

Regarding who organized the meetings for the discussions around company taking land, it was dictated by the process employed in the acquisition of the land. For instance, in the Pujehun district where the land investment initiative was led by the Paramount Chief, 83.7% of the respondents who participated confirmed the meetings related to the company taking land were organized by the paramount chief. This fact was reiterated by every key informant or participant in the focus group discussions that were organized with their response that the discussions were organized by the Paramount Chiefs.

For the Bombali district, the initiative was led by a prominent business and an indigene of the district who is closely associated with the company. Therefore, in the case of Bombali, respondents acknowledged, approximately 33.7% that the meetings were organized by the company. The same percentage, 33.7% confirmed the meetings were organized by Talking Drum Studio. Because the Parliamentary representative is not resident in the constituency, the findings from the Port Loko district indicated that most of the meetings were either organized by Talking Drum Studio (41.8%) or the Land Owners family (32.7%). From the KII, the Paramount Chief intermittently intervened in the Port Loko district, confirmed by 23.6% each time there was a breach of the contract by the company, either by encroaching on more land that was not part of the negotiation or failure to pay the agreed dues to the citizens.

Of the 408 respondents, 212 did not attend any of the meetings due to the fact that they either were not invited (119), or were not around (55) or were sick (33). Among the 196 respondents who affirmed they had participated in discussions around the company taking land, most of them, 98% had attended at least one of the meeting, but only 13.8% attended all the meetings as indicated in table 3. Only one and two respondents from Bombali were involved in the design and signed the contract respectively. None of them was involved in

either the design or signing of the contract in the Port Loko district, while only one from Pujehun signed the contract.

Participation Mode	Bombali			Port Loko			Pujehun			Grand Total	
	F	M	Total	F	M	Total	F	M	Total	#	%
Attended some of the meetings	21	35	56	7	30	37	12	18	30	123	62.8
Attended the initial meeting	9	7	16	3	5	8	7	6	13	37	18.9
Attended all the meetings	8	9	17		5	5		5	5	27	13.8
Attended the initial/some meeting/			0	4	1	5			0	5	2.6
Design of Contracts:		2	2			0			0	2	1.0
Signed Contract	1		1			0	1		1	2	1.0
Grand Total	39	53	92	14	41	55	20	29	49	196	100

Table 3: Role of respondents in meetings around land acquisition

The finding is an indication that citizens' involvement was largely limited to listening to information about the land and asking questions, and not in the design or signatory to the contract. As indicated in table 3, the two respondents who admitted to have signed the contract were both women from Bombali and Pujehun districts were both women.

Table 4 shows that respondents, about 55.1% from the Pujehun districts did not find the information discussed of any use at all, and most of those, approximately 76.6% from the Port Loko district believed the discussion were somehow useful.

Feedback on Information Provided at Community Meetings	Bombali			Port Loko			Pujehun			Grand Total	
	Female	Male	Total	Female	Male	Total	Female	Male	Total	#	%
Not Useful	4	3	7	2	1	3	13	14	27	37	18.9
Somehow Useful	16	23	39	7	29	36	6	9	15	90	45.9
Useful	11	14	25	5	7	12		4	4	41	20.9
Very Useful	8	13	21		4	4	1	2	3	28	14.3
Grand Total	39	53	92	14	41	55	20	29	49	196	100

Table 4: Perception of Respondents about the usefulness of the meetings

Specifically, in the Pujehun district, citizens complained of being overwhelmed with meetings around land deals without any significant change towards their livelihood. In

interviews with young people, elderly men and women, they revealed their suspicion of external actors in these words in the text box below:

On the contrary, up to 92.4% of respondents from Bombali, and 94.5% in the Port Loko districts that attended the meetings described them as either very useful, useful or somehow useful.

Regarding what citizens would do if their land was taken away from them, across all the three operational districts and for both sexes and age categories, reporting to the Chief was the preferred path identified, followed by reporting to the local court (a structure within the chieftaincy) in the event that their land was taken away from them. Overall, 59.1% of the respondents would report to the chief and 16.7% to the local court as indicated in Table 5.

Firstly, the pattern explains the citizens' understanding of the legal processes involved in

"They came and asked us several questions and we tell them what obtains and after all nothing changes. Rather, conditions continue to deteriorate which is making us become suspicious of these external actors. Anytime they talk to us and visit the company, the company has a way of 'speaking to them' that make them keep their mouths shut. Even yourself talking to us, we know once you get in touch with them, our condition will remain the same or continue to get worse. In fact, in the very near future, we will stop talking to you people."

dealing with grievances over land issue, and secondly, it reiterates the level of confidence they still maintain for traditional authorities. Similarly, 128 female respondents, four more than their male counterparts would report to the chief as the custodians of land. The respondents were aware of the fact that though NGOs/CBOs could advocate on their behalf, they do not by law have the mandate to arbitrate matters of such nature.

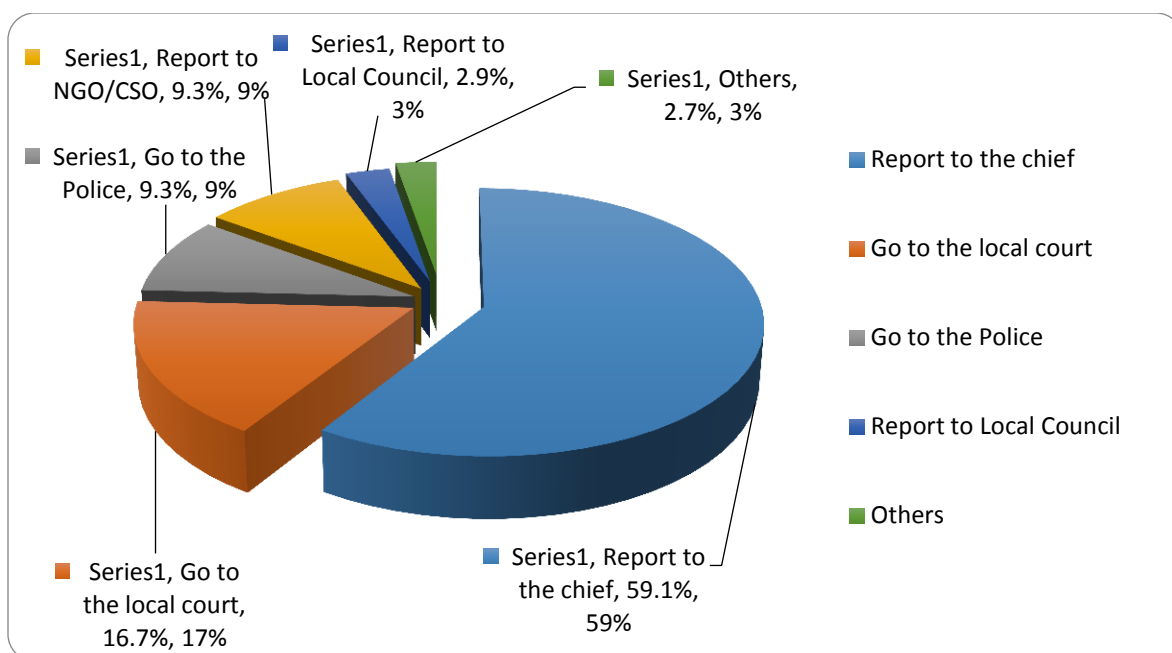


Chart 5: Action's respondents would take if their land was taken away from them

3.3 Extent to which the Relationships have Improved

Assessing the relationship between the three lead stakeholders in land investment deals – the community members, the local authorities and investment companies – is discussed under five parameters. Firstly, it discussed the extent to which citizens were mobilized to monitor land management and demand transparency; secondly, it analysed citizens engagement or participation in discussion or dialogue around land allocation and its utilization; the third parameter focused on the frequency and effectiveness of authorities-citizens platforms established to ensure citizens participation in decision making processes; another dimension is percentage of community members with improved perception of the investment companies operating in their location; and finally, the percentage of community leaders with the belief that relationships between citizens, authorities and companies had improved.

3.3.1 Level of Citizens Mobilization to Monitoring Land Management

Under this subsection, the evaluation determined stakeholders in the communities that were involved in negotiating land deals, specifically finding out the views and respect of those who owned the land during these processes. The subsection further probed the ability of the citizens to organize themselves and discuss issues around land on one hand; and on the other hand, the functionality of Land Owners Associations.

From the findings, the chief land negotiators in the chiefdoms were the paramount chiefs who are suppose to initiate and lead such discussions. As indicated chart 6, the survey showed that about two-thirds of the respondents, 59.6% agreed that it was the role of the paramount chief to negotiate land deal in consultation with other traditional authorities (21%). From the perspective of the female respondents, a higher percentage, approximately 67% supported this view.

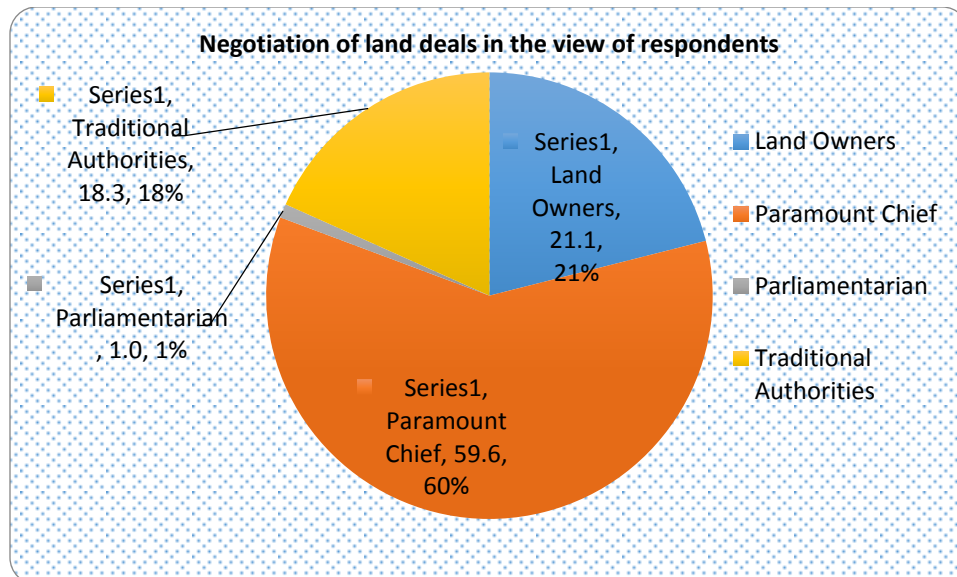


Chart 6: Respondents view on who should negotiate Land deals

The analysis showed that parliamentarians are not supposed to be part of the process.

The paramount chiefs are the custodians of land in their respective chiefdoms as the National Land Policy dictates; however, they should seek the views of the land owners, agreed by 18% of the respondents. On the contrary, both male and female respondents in the Port Loko and Pujehun districts believed the views of the Land Owners were not respected in negotiations for land deals as shown in chart 7.

Apart from Bombali district where 77.3% opined that land owners' views were respected, 44.8% of Port Loko and 63.5% of Pujehun respondents had the opposite view. Apart from the discussion with the chiefs at Sahn, the chiefdom headquarters town of Sahn Malen Chiefdom, participants in all other focus group discussions and key informant interviews expressed their resentment over the way the views of the land owners were neglected. They complained that the Company in league with the paramount chief had been grabbing their land and property that were initially not part of the initial negotiation. *"If we resist or even raise our voice, we will be arrested by the Sierra Leone Police"* they reported.

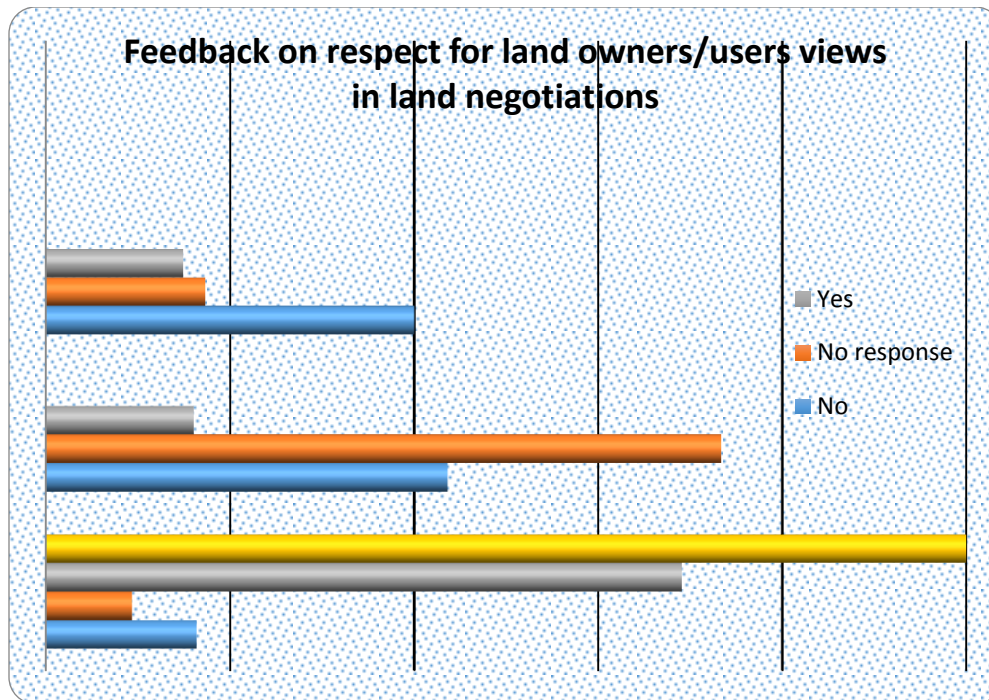


Chart 7:Repondents feedback on respect for Land owners in land negotiations

In the Port Loko district, the paramount chief placed intermittent moratorium on the operation of Sierra Leone Agriculture (SLA), the investment company each time they extended their operation beyond the initial contract.

The findings agree with the baseline survey which indicated that 59.8 % of the female respondents and 33.3 % of the male respondents stated that they were not consulted or involved in land deal

On whether citizens had called a meeting on their own, again, Table 5 exposed the level of tolerance of the authorities to allow citizens to mobilize and demand transparency in the land use in the project implementation districts. While Bombali and Port Loko scored high percentage of citizens gathering and holding meeting by themselves, 66.7% and 66.2% respectively, 73.1% denied any of such meetings organized and held in the Pujehun district.

The Chiefs at Sahn were suspicious of any gatherings of this nature based on their experience with MALOA⁶. In their initial stakeholder meetings during the implementation of this project, SFCG and its partners confirmed the presence of the Sierra Leone Police. The presence of the Sierra Leone Police only ceased when they realized the approach was to build a 'common ground' and peaceful coexistence among the stakeholders.

⁶ MALOA (Malen Land Owners Association is an association of Land Owners that had violently resisted the company from taking their land. They have been in court with the company over damage of company's property until 4th February 2016 when the verdict was rules against its members. The court levied fines in the form of cash or imprisonment.

Response	Bombali	Port Loko	Pujehun	Total	%
No	44	51	76	171	41.9
Yes	100	102	27	229	56.1
No response	6	1	1	8	2.0
Grand Total	150	154	104	408	100

Table 5: Mobilization of Citizens to hold meeting around land issues

The extent of stability in the three different project locations dictated the frequency of the meetings. In the Bombali, most of the respondents, about 30.7%, Port Loko 51.9% and Pujehun 26.9% noted the last meeting of citizens to demand the company or authorities to do the right thing about their land was one year, six months and three months ago respectively.

Most of the respondents, approximately 86.4% in Port Loko affirmed the existence of a Land Owners Association and in descending order, Bombali 60% and Pujehun district 48.1%. These groups met about a year ago in Bombali district, six months back in Port Loko district, and three months in Pujehun districts. The association in Pujehun had to meet more regularly to attend a court session, not necessarily for any new demand from authorities or company on the use of their land.

3.3.2 Level of Citizens Engagement/Participation in Land Discussions /Dialogues

Particularly, this subsection assessed citizens' engagement and participation in discussions and dialogues based on the level of women's involvement in land allocation and use.

Responding to the question of the participation of women in land discussions, 43.6% of total respondents across the three districts affirmed their participation at the time of the evaluation. Prior to the implementation of the project, in response to the same question, 39.9% agreed women participated in discussions around land issues. The achievement in the increase was primarily attributed (54.8%) to the persistent public education undertaken by TDS and its partners through radio discussions, community forums and video film screening. The public education resulted to improved relationship among the stakeholders, and increased awareness about the rights of women not just among the women but the men as well. Aside the public education, approximately 33.1% liked TDS or its partners for the public forums, Video screening or meetings which gave them the opportunity to express themselves.

Commenting on these interventions, the Community Liaison Officer of Socfin was delighted about the intervention of TDS and its partners, noting that the approach created space for all the stakeholders to express their views and clarified issues. He said, as a result of the forums, reporting for work was changed from 5 am to 6 am and clarification was made on why citizens lost jobs especially in the casual workers' cadre.

However, from observations during the evaluation, changing the behaviour of respondents about the active participation of women in discussions or dialogues around land allocation and its use would require more time. In Bombali district for instance, the women, during the focus group discussion noted, dialogue or discussions around land issues were championed by the elders, and excluded women. Similarly, in the meeting with about sixteen local authorities at Sahn, there was only one female participant, though very vibrant in contributing in the meetings held during the evaluation.

3.3.3 Number of and Effectiveness of Authorities-Citizens Platforms

Determining the effectiveness of Authorities-citizens' platforms to ensure citizens participation in decision making was assessed from three main angles: community discussion organized by authority on land acquisition/use and its usefulness; dispute/conflicts between the community and the conflict and mechanism employed to resolve the conflict; and the effect of TDS's intervention in mitigating conflicts in the project implementation districts.

Chart 8 indicates percentage of respondents who agreed that authorities had organized community meetings on land acquisition in the last six months prior to the evaluation: 53.4% in Bombali, 51% Pujehun and 37.3% in Port Loko district.

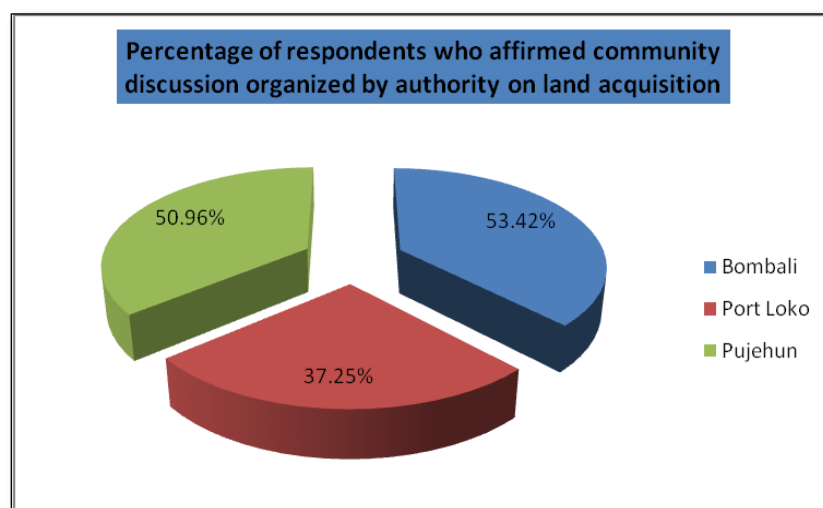


Chart 8: Respondents who confirmed Authorities organised discussion around Land acquisition

Regarding number of meetings held by authorities on land acquisition in the last six months, 30.7% in Bombali district affirmed only one meeting had been held, 42.1% in Port Loko district two meetings, and 58.5% three meetings in Pujehun district. Again, it reflects the level of volatility in the operational districts. From the evaluation findings, Pujehun had been the most volatile district in terms of issues around land, and therefore the demand for more meetings.

These meetings must have been important to all the respondents in the three districts with at least 80% of them admitting to have attended the meetings, specifically, 82.1% for Bombali, 80.7% for Port Loko and 83% for the Pujehun districts. A corresponding attendance rate of 84.1% was scored by the female respondents. To reiterate the level of importance of the meeting to the respondents, 73.1% in Bombali district either strongly agreed or agreed that meeting was useful; 64% in Port Loko district and 71.7% in the Pujehun district.

3.3.4 Land Dispute/conflict between the community and the company

Prior to the evaluation, reports of dispute or conflict between the community and the company over land issue had been very frequent especially in the Port Loko and Pujehun districts. Approximately 90.3% of respondents in Port Loko district, 77.9% in Pujehun and 47.3% in Bombali affirmed the report of conflict within the last six months. In the Port Loko district, conflict had mainly been over the failure of the company to fulfill their promise to the community followed by the company failing to pay its dues to the land owners. The main point of conflict in the Pujehun district is the lack of consultation over the acquisition of land, and secondly the failure of the company to fulfill the promise they made to the community. Conflicts or disputes in the Bombali district were either over the issue of non-employment of community members or the lack of consultation over the acquisition of land. Aside the chiefs in the Pujehun and Bombali districts, every other stakeholder registered their regret over the neglect of the companies in terms of adherence to their promises or contractual terms. Several promises, such as building schools, health facilities and many others were yet to be fulfilled. The companies were no-longer paying for the tree crops they met as they extend their plots. In fact, most of the citizens in both Port Loko and Pujehun districts repeatedly complained that the companies were extending their plots without any consultation with the land owners.

“Yes, they are constructing roads, so that they would have access to their crops. If you do not believe, drive on any road where they do not have crops, it would be as rugged as it was even before they came in. The community meeting centres they are building is for them to have a meeting place, each time they visit us. So the development they are boasting of are all in their own interest.”

As true as some of these complaints might be, indeed there was evidence of the company meeting some of the promises they had in the area of constructing roads, community meeting places, sanitary facilities and supporting the education of the children by paying salaries to community teachers. Commenting on these developments, respondents in a focus group discussion with elders in Pujehun made these statements in the text box.

The role of CSOs/ NGOs had been remarkable in the resolution of conflicts or disputes as indicated in Chart 8a. Both female and male citizens recognized the role the CSOs/ NGOs have been playing in the resolution of conflicts in these districts. A greater percentage, about 39.5% of respondents in the Pujehun districts preferred taking the conflict or dispute to the chiefs for resolution and next CSOs/NGOs by 34.6% as indicated in chart 8b. In the case of the Bombali and Pujehun, the CSOs/NGOs were the lead point of contact for resolution of conflicts. Recognition is placed in the Parliamentary representative in Port Loko district for resolution as the contact or entering point for the company in that part of the country. An appreciable level of attention was given to the grievance committee as a conflict resolution organ or structure in Port Loko and Pujehun districts.

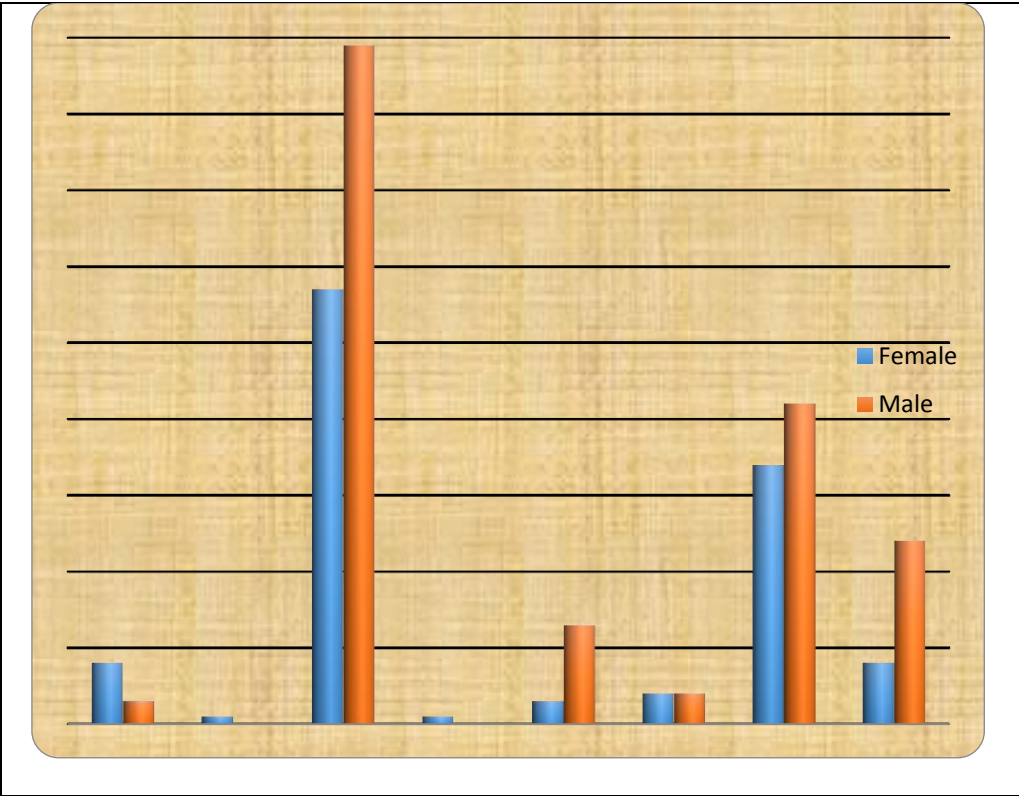


Chart 8a: Respondents' perception of role of CSOs/NGOs in conflict resolution by sex

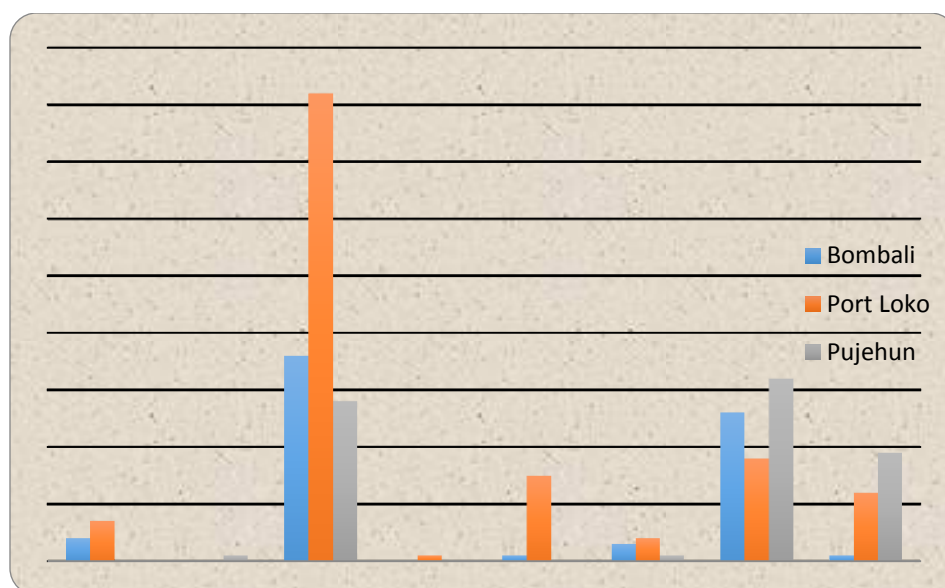


Chart 8b: Respondents' perception of role of CSOs/NGOs in conflict resolution by district

Across all three project implementation districts, and independent of the respondent's sex, there is the belief that in the absence of TDS, crises in the communities could have been worse. Approximately, 63.4% of respondents in Bombali, 23.3% in Port Loko and 50.6% in Pujehun districts strongly agreed with statement that had it not been for the valuable intervention of TDS, conflict in their respective communities could have been worse as shown in table 7. Another 25.4% of respondents in Bombali, 56.1% in Port Loko and 25.9% in Pujehun agreed with the same statement. The approach of TDS which relied on taking a neutral position and searching for common grounds could have been the magic bullet in keeping conflict at its lowest ebb.

If it was not for the intervention of TDS, in the community, land conflict could have gone worse than it is today	No Response	Agree with the statement	Disagree with the statement	Strongly agree with the statement	Strongly disagree	Total
Bombali	3	18	3	45	2	71
Port Loko		78	28	31	2	139
Pujehun		21	6	41	13	81
Grand Total	3	117	37	117	17	291

Table 7: Respondents acknowledgement of the role of the TDS

3.3.5 Community Members with Improved Perception of Companies Who Leased Land

The section on citizens' perception of the company was measured based on their views of the company prior to the inception of the "Equitable Land Rights Promotion project". That perception at the inception of the project is compared with what has changed at the time of the evaluation, if any.

In 2014, when the project started, most of the respondents perceived the company as agents imposed by the authorities to take their land. More than half, about 52% of the total respondents to the household survey held this view as indicated in chart 9.

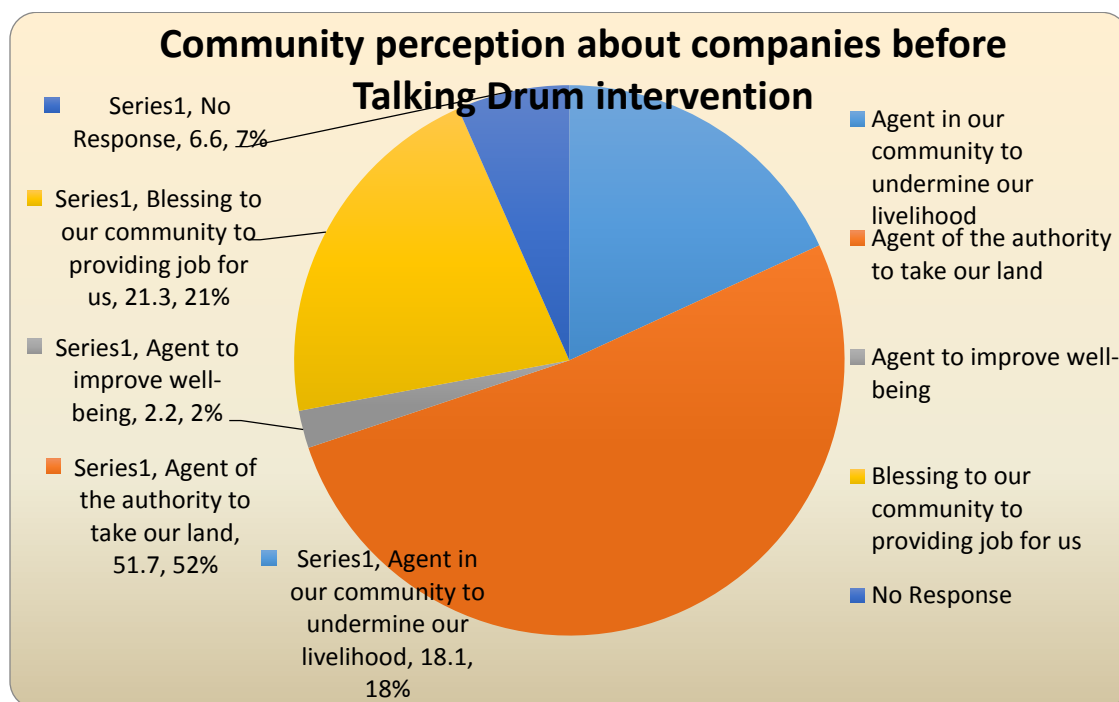


Chart 9: Respondents' perception of companies prior to the project

In table 8, while the companies were seen as agents imposed by the authorities to take their land by 59.7% of respondents of Port Loko District, and 58.7% of those in Pujehun, citizens of Bombali, about 46.7% saw the company as a blessing through which employment would be created for the inhabitants. This hope of job creation was a major reason for the Government of Sierra Leone's promotion of land investment strategy even before the project as indicated in National Poverty Reduction Strategy, the Agenda for Change.

Community perception about companies before Talking Drum intervention	Bombali (%)	Port Loko (%)	Pujehun (%)
Agent in our community to undermine our livelihood	0.7	37.7	14.4
Agent of the authority to take our land	38.7	59.7	58.6
Agent to improve well-being	2	0	5.8
Blessing to our community to providing job for us	46.6	1.9	13.5
No Response	12	0.7	7.7
Grand Total	100	100	100

Table 8: Respondents perception of Companies (%) prior to the project by district

For most of respondents, the perception they held two years back had not changed at all. Nearly 52.7% of female respondents and 61.8% of the men had not changed their position. Similarly, almost all the respondents from Port Loko district (90.9%) and more than half (59.6%) did not change the view. When probed further, 78.6% of the respondents from Port Loko district responded that the company either did not have respect for their concerns leading to poor working relationship between the company and the citizens. 95% of the Bombali respondents changed their perception for one of the following reasons: level of engagement with the citizens had improved (33%); the company was responding to the concerns of the citizens (28%); there was good working relationship between the company and the citizens (24%); and the company was no-longer taking land from the citizens (19%). While the majority of the respondents in Pujehun district believed there had not been any change in their perception of the company up to date, 82.9% of those who agreed there had been changed attributed their perception to the increased engagement with the citizens.

The issue of employment was echoed in all discussions held individually and collectively with the stakeholders and community members. In the discussions, they complained that the company was not employing inhabitants of the investing communities for skilled/technical positions and even in the labour force. The labour force was laid off at the prerogative of the company without any benefit. They noted the conditions were very poor and unattractive and they were only hanging on because they had no alternative, as land for farming had been taken over by the company. Justifying the employment issue, a local authority responded that the tasks in the company were seasonal with peak and low period. Explaining further, the local authority noted that the peak period is during the cleaning of the plantation, mostly during the raining season, between June and October. Thus, that the company could not retain a large workforce when there was no task and therefore the need for them to lay off personnel. During focus group discussions and key informant interviews, citizens explained that remuneration at the end of the month is hardly up to Five Hundred Thousand Leones (Le 500,000.00), equivalent to US\$ 90, which is the minimum wage stipulated by the GoSL.

In summary as indicated in table 9, the majority of the respondents (64.7%) either disagreed or strongly disagreed that there had been an improvement in the operation of the company. It means employees conditions of service or relationships with the citizens in terms of consultations have not significantly improved.

The company operating in this community has improved its operation	Bombali	Port Loko	Pujehun	Total	%
Agree with the statement	36	5	17	58	14.2
Disagree with the statement	44	94	11	149	36.5
Strongly agree with the statement	44		42	86	21.1
Strongly disagree	26	55	34	115	28.2
Grand Total	150	154	104	408	100

Table 9: Respondents' perception on whether the company's operation had improved

3.3.6 Community Leaders with the Belief that Relationships have improved

Depending on the location of the community leader, views regarding the relationships between citizens, authorities and companies varied. At the chieftdom level, chiefs acknowledged, there had been significant improvement in the relationship between citizens, authorities and companies. This view is based on the fact that a separate department headed by Community Liaison Officers had been established by the company to manage relationship between the company and the communities. Through this department, issues are channeled to the management of the company for their consideration. Another structure established to improve relationship is the 'Grievance Committee' comprising of community elders and other members of the community to listen to petitions from the community and make attempts to manage them. Within the community, leadership for specific stakeholder groups were established to ensure their common voice was channel through a constructive path.

Certainly, these initiatives had impacted on the relationships between the company, the authorities and the community. Concrete evidence had been the decrease or mitigation in the incidence of violent conflicts in the operational districts. Before the project, land owners in the Pujehun district, for instance, had embarked on the destruction of tree crops to vent out their anger. Similarly, in the Port Loko district, young people had allegedly embarked on burning crops on several occasions when they felt aggrieved by the company. Through these mechanisms, reports of such incidences has minimized to almost a zero level.

While lauding these great achievements, not every community leader had been satisfied with the relationship as revealed during key informant interviews. Outside the chieftdom headquarter town, feedback from the community leaders had not been very positive, especially in the Port Loko and Pujehun districts. In Port Loko district, findings indicated that relationship had been cordial up till the point the company reduced incentives to the

chiefs, and ultimately ceased payment of these financial rewards. In a KII discussion with one of the counselors from that district, it was revealed the company had repeatedly refused to listen to any advice from them. An example was cited as thus:

In one of the discussions with the local chiefs in the Pujehun district, they expressed their views in these words: *"The relationship can be likened to someone holding your finger and dipping it in a plate of honey. Rather putting the finger into your mouth, the person holding your finger taste the honey with your own finger, and in turn asked you how sweet the honey was. This is the situation we are going through as land owners". In fact, in that meeting they coined the word 'SOCFIN to mean 'SUFFERING'*

"We advise them to recruit guards to protect their plantation from wide fire but they have refused to do so. They keep blaming us when their crops are set on fire and we can't watch over their crops on their behalf. Also in focus group discussion with men at Cymbeck, the relation between the community and the company was described as "Di baykigbon", a temne phrase describing how strenuous or how bad a particular

3.3.7 Youth and Women's Specific Perceptions of the Effectiveness of Platforms

On the question of whether women and youth participated in any of the community forums organized, 45.7% of youth and 54.2% of women affirmed they attended the meetings. Beyond that, more than half of the youth, approximately, 50.9% attended not just the initial but some of the subsequent meetings. Though only 10.9% attended the initial meetings, up to 60.9% of them attended some of the subsequent meetings. It meant, the initial meeting must have served as a forum for them to express their views which encouraged more of them to participate in the subsequent meetings. In fact, on the question of the usefulness of the meetings, 63.5% of the women and 73.3% of the youth perceived the meetings to be useful.

In practical terms, without them expressing their views and receiving satisfactory responses from the stakeholders, TDS or its partners, or the company, the occurrence of violent conflict could have been rampant. Apart from the violent conflict that occurred in the Pujehun axis of the project prior to the intervention of TDS, there was no report of another violent case over the project period. Therefore, it could be said that the community forums must have played a significant role to ensure peace in the project implementation communities.

When asked about their final comments, the few that made final remarks yearned for TDS and its partners to continue to stay in the community with their interventions to ensure sanity prevailed in land deals.

3.3.8 Response to Issues Raised by Citizens /Communities during Dialogue Sessions

From the findings, the companies made effort to address some of the concerns of the citizens/communities. Within their limit, the companies built schools and health facilities, sanitary facilities, constructed roads, supported in the payment of community teachers, reduced workload assigned to unskilled laborers. However, the concerns were many and diverse and it was realistically impossible for them to meet all the issues within a two-year period. The companies are business entities investing in agriculture project with the aim of making profit at some point in their life span. Certainly, they do not have the capacity to create jobs for the thousands of unemployed people in the project communities. According to key informant interviews with one company representative, spending more than they could earn would be a recipe for collapse and bankruptcy as it is the case for ADDAX in the Bombali district. To date, they were yet at an infant stage for the production and marketing which would ignite the needed generation of substantial income to pay back the loan they must have incurred and continue meeting their corporate social responsibility.

3.3.9 Project Activities that Influenced the Relationships

In the implementation of the Equitable Land Rights Promotion, key activities included: production of Bush Wahala episodes, broadcast on Independent Radio Network member stations; screening of SFCG's film containing land related issues informing and educating communities; and community forums bringing together citizens, traditional authorities, media and land investment companies to express views on land issues.

The thrust of the intervention was to provide the appropriate information the citizens, the authorities and the investment companies required to ensure they coexist in spite of their differences. The radio disseminated the right information on the rights of the citizens in relation to land issues, the role of the investment companies and authority of the authorities in land negotiations and deals. It increased the understanding of the various stakeholders and emphasized the responsibilities of the citizens as they shared during the FGDs and KIIs across the districts and stakeholder groups. For example, while the radio programme educated them about their rights, it also cautioned them about taking issues in their own hands and the consequences of violent conflict.

The radio information dissemination activities were reinforced by the film screening. The screening shared life case situation where the community heard and saw life actors discussing and managing issues on land. Viewing scenario similar to their situation

enabled them to associate and appreciate best practices in the handling of issue around land.

The community forums which brought together citizens, authorities, and the investment companies and the media added value to the process. It created the space for dialogue with actors listening to issues and responding to them. Questions were raised and issues clarified creating a common ground for all the stakeholders to live side by side. The community forums broke the ice and allowed the stakeholders to better understand themselves. To most of the youth and women, the community forums organized by the TDS and its partners had been a useful point for them to express their grievance over issues around land in their respective communities.

As part of responding to issues raised by citizens/communities, the establishment of structures like the Community liaison department, grievance committees and other committees is an indication that the willingness existed to respond to the issues raised. However, it remained the responsibility of the companies to continue to engage the communities. It should be a process of constructive and consultative and continuous engagement to skillfully manage the expectation of the citizens/ communities.

Though not directly under the 'Equitable Land Rights Promotion project, the intervention of NAMATI which was mentioned by local partners in the project implementation districts unfolded the legal implications around land issues. Land being a sensitive issue, the legal support defined boundaries and limitations within the law for each stakeholder.

Undoubtedly, the combination of these approaches significantly contributed to improving relationship between the company and the communities on one hand, and between the authorities and their subjects on the other. Of course, it is obvious that these relationships could be further improved.

3.4 Lessons Learned and Best Practices

The evaluation defined six key lessons and best practices that could be useful for future interventions of this kind that could be replicated in the country and elsewhere to ensure the mitigation of violent conflicts in land deals. Sierra Leone is still a virgin country for investment especially in agro-business and in the years ahead will most probably see more investors in the sector. Indicated are the lessons learnt and best practices:

1. Recognising and maintaining the respect of traditional leaders

Generally, the Sierra Leonean population still hold their traditional and customary values in high esteem. The traditional authorities are the symbols of these values and one of their roles is the protection of these values. Ignoring this fact could throw spanner in projects with very genuine intentions and consequently keep interventions off track. In the delivery of the project, this element of the Sierra

Leonean society was recognized and respected which resulted to the traditional authorities opening the door as entering point for subsequent interventions.

2. Stay neutral and do not visibly take sides

In the true sense, the primary interest of the project was to promote the interest of the citizens to secure their rights in land deals, and proportionately gain the equivalent benefits in return for their land, which is the most valuable asset they had depended on over generations past and even for future generations. Taking their land is a threat to their livelihood. Nevertheless, SFCG and its partners, visibly taking their sides could have created rifts in the delivery of the project and ultimately derail the process. Because the project created a level platform for all the stakeholders, it encouraged and increased the participation of all of them which carefully and cautiously managed the tensions between and among the stakeholders. This evident by the fact that when the community forum started, the companies demanded the presence of police in the entire forum to guarantee their participation. As time went by, the need for police became unnecessary for their safety

3. Searching for common grounds

The emergence of diverse interest and benefits in land deals is eminent, especially in a country where corruption remains to be a challenge. For example, the company is interested in making exorbitant profits, the traditional authorities see the operations of the company as a major source of income generation to gather riches, the citizens to get equitable rewards for giving up their land, and the government a means to fulfill their development agenda, in this case job creation. The project searched for common ground as the key focus which kept antagonists working together.

4. Confidence building especially from the perspective of the company

The investment companies are always wary of external actors, especially with media flavor interfering in their relationship with communities. This fear was well managed in the implementation of this project by constructively engaging the companies but maintaining the neutrality of the organisation. It was important that SFCG accepted the demand of the company for inviting police to the first set of forums to guarantee their staff safety.

5. Public education through community radios, forums and video screening

This approach served as a powerful tool to keep all stakeholders informed about their rights and responsibility. The approached encouraged the companies to **comply with their CSR policies to the communities**. The companies undertook some community development interventions and established channels for resolving conflicts and responding to the grievances of the citizens. Though theses interventions might not have met all the demands of the communities, for which the citizens expressed their dissatisfaction, it cooled down tempers and to some extent improved relationships.

6. Legal

support

Land deal is a sensitive investment that hinges on livelihood of citizens and has legal implications. The reality had been that the communities had signed contracts without the legal knowledge and implications. With the involvement of a legal entity, the citizens benefited from appropriate legal advice and the local partner organisations were kept safe from infringement of the law in their press releases and their reports. This is a lesson that could keep the organisation to operate within the laws of the land.

4.0 Recommendations

In many respects, the project 'Equitable Land Rights Promotion' worked towards accomplishing its two main objectives: It Increased popular understanding of land rights in communities affected by corporate land concessions; and established problem-solving dialogue platforms between community members, local government and investing companies. From the findings including the lessons learnt, these recommendations could be an added value:

- There is need for Talking Drum Studio and its partners to explore and exploit mechanism to engage duty bearers, especially GoSL's line Ministries, Departments and Agencies on concrete action to address issues that do emerge from the relationships in land deals by investment companies. For example, there were reports of violations of labour laws in the operations of the company. Issues of this nature should be channeled to the relevant state actors for redress.
- The radio episodes and film were all in Krio, the country's common language, however, not everyone in the land investment communities can sufficiently understand the language. Where feasible, translating these episodes could increase the citizens' interest and consequently better appreciate the programme.
- The status quo as shown by the survey finding would continue to keep the citizens in the disadvantage position without adequate knowledge on the National Land Policy. SFCG and its partners must continue to make effort to popularise the content of the policy in communities
- The intervention contains a considerable level of advocacy which requires the building of a strong constituency to achieve the desired impact. The need to increase partnerships with organisations with similar approach and interest could make a difference
- From the findings, the citizens, including local authorities had difficulty in identifying organisations involved in the implementation of the project. Often they provided the names of personnel of the organisations and not the organisation itself. Talking Drum Studio would need to think of innovative ways to increase their visibility in operational communities.
- It was evident that the land investment in all the project communities had had far reaching effect on the livelihood of communities. Tangible support to fill some of the gaps especially in relation to livelihood should be given consideration.
- Women's participation is a challenge in national development due to traditional and cultural norms. Changing this scenario requires behavioural change which requires more time and more efforts. This is important as the new land policy provides window of opportunity for women land rights and access

Annexes

Annex 1 – Sample Selection Procedure

1 Respondents for the Focus Group Discussion

Three in each of the Project District – Targeted respondents: Elderly men, youth and female groups

2. Key In-depth Interview

Targeted respondents: Local Council Authorities, Paramount Chief/Speaker to the Paramount Chief, Other Traditional Authorities, and Parliamentary Representatives; IRN Radio Representative, Search for Common Ground Partners; Land Owners Association.

3. For the HH survey

- a. 50% each of male and female respondents
- b. 32 Questionnaire in each selected Village
- c. In a situation where there are fewer households than the required quota, enumerators should continue in the next selected village within a five-mile radius
- d. Upon Entering a Village, enumerators identify the nearest street or line: and
 - i. On the right hand side, interview the household head or the eldest person that will be available of the 1st, 3rd, 5th, 7th, dwelling houses, and continue with the subsequent odd numbers
 - ii. On the left hand side, Interview the household head or the eldest person that will be available of the 2nd, 4th, 6th, 8th, dwelling houses and continue with the subsequent even numbers
 - iii. Target on respondents that are 18 years and above

Selected communities in the respective districts

- a) **Pujehun District:** Kortumahun, Sinjo and Bassaleh villages
- b) **Port Loko District:** Cimbeck, Masimra, Mamanka, Bantoron and Mayorsor villages
- c) **Bombali District:** Makoth, Wareyema, Romara, Lungi Acre and Yenkasa villages

Annex 2 – Survey Instruments

|

Household Survey Instrument

Interview Code: Citizen:

**Final Evaluation of the project - Equitable Land Rights Promotion in Sierra Leone
Implemented by Search for Common Grounds and its local partners - OSIWA Funded**

Date: Interviewer's Initial:

Beneficiary's Location District Chiefdom Town/Village

SECTION A: Respondent Background

1. Sex: Male ☐ Female ☐

2. Age: Less than 18 years ☐ 18 -35 years ☐ 36-65 years ☐ ☐
above 65 years ☐ don't know ☐

3. Education: No School ☐ Primary Sch ☐ Secondary Sch ☐
University/College ☐ Koranic ☐ Apprenticeship ☐ Tech/Voc ☐
Other, specify:

4. Marital Status: Married living together ☐ Married not living together ☐
Not married ☐ Not married, living together ☐ Divorced/Separated ☐
Widowed ☐

SECTION B 1: Level of access to information on land issues in selected districts

5. Have you ever heard or participated in any land discussion in your community?

Yes ☐ No ☐

6. From which source did you get the information?

Video Screening ☐ Family Member ☐ Radio station ☐ Government ☐
Traditional Authority ☐ Local Council ☐ Others (Please specify):
No Response ☐

(Do not prompt and multiple options is allowed)

7. Do you know about any town hall/community meeting that has taken place here Yes ☐
No ☐

8. If Yes, Have you ever participated in any of these meetings? Yes ☐ No ☐

9. Do you know who organised these meetings?

Investment Company ☐ Local Authorities ☐ Government ☐ NGOs/CBOs ☐
Local Council ☐ TDS ☐ Others (specify.....)

10. What are some of the issues discussed in the meetings?

Access to land rights ☐ others (specify)

Negotiations for land rights ☐

Company responsibility ☐

Role of Chiefs in land negotiation ☐

11. Have you listen to Talking Drum Studio Radio Program

Yes ☐ No ☐

12. If yes, what is the name of the radio program?

Bush Wahala ☐ Atunda Ayenda ☐ Salone me Land ☐
Accountability Now ☐

13. How often do you listen to the Radio program?

Daily ☐ Weekly ☐ Monthly ☐

14. At which time of the day do you normally listen? Morning ☐ Afternoon ☐
Evening ☐ Night ☐

15. What are the issues that the radio program discusses? (Tick all that apply)

Land Issue ☐ Women's rights ☐ Citizens access to land ☐
Citizen's participation in land negotiation ☐

16. Is the radio program useful for the people of this community? Yes ☐ No ☐

17. If yes, How? (Tick all that apply)

It provides education on Land issue ☐

It enables us to know our rights about land ☐

It promotes peace ☐ Others (Please specify)

It talks about women land rights ☐

SECTION B 2: Level of understanding of land legislation and rights by citizens (including knowledge of local protection mechanisms)

18. Have you ever heard about the Land policy prepared by the Ministry of Land?

Yes ☐ No ☐

19. Have you participated in any community discussion about company taking land in this community Yes ☐ No ☐

20. If no, why did you not participate? Was not invited ☐ was not around ☐
was sick ☐ others (Please specify)

21. If yes, who organized it?

Paramount Chief ☐ Company ☐ Land Owners Association ☐
Talking Drum Studio ☐ Others (Please specify)

22. In what way(s), did you participate in the discussion around the acquisition of land?

Attended the initial meeting ☐ Attended some of the meetings ☐
Attended all the meetings ☐ Design of Contracts: ☐ Signed Contract ☐
Others (Please specify)

23. The information provided at that discussion was:

Not Useful ☐ Useful ☐ Somehow Useful ☐ Very Useful ☐

24. What would you do if your land is taken from you?

Go to the local court ☐ Go to the Police ☐ Report to the chief ☐
Report to NGO/CSO ☐ Report to Local Council ☐ Others (Please specify ())

25. Which of these mechanisms do you trust to address your concern?

Local court ☐ Police ☐ chief ☐
Report to NGO/CSO ☐ Report to Local Council ☐ others (Please specify)

SECTION B: 3% of radio listeners who say Bush Wahala contributed to an increased understanding of land rights issues with specific reference to any gender specific difference

26. Do you listen to any of Talking Drum Studio Radio Programme? Yes ☐ No ☐

27. If yes, which ones? Bush Wahala ☐ Atunda/Ayenda ☐

Salone me land ☐ Accountability ☐

28. Did the Talking Drum programme help you in any way to understand land rights issues? Yes ☐ No ☐

29. If yes, what have you learnt or understood?

My rights in land discussion ☐ Companies responsibilities ☐
 Participation of women in land deals ☐ Holding our leader's responsible ☐
 Community participation in Land discussion ☐ Others (Please specify)

SECTION C 1: Level of citizens' mobilization to monitoring land management and demand transparency in select districts (to be compared with baseline data)

30. Who negotiates land deals in this chiefdom/district?

Land Owners ☐ Traditional Authorities ☐ Paramount Chief ☐
 Local Council ☐ Parliamentarian ☐ Government ☐
 Others (Please specify).....

31. Do you feel that land owners/users views are respected in land negotiations?

Yes ☐ No ☐ No Response ☐

32. Has there been a time where citizens have called a meeting on their own to discuss land issue? Yes ☐ No ☐

33. When was the last time citizens got together to demand the company or authority to do the right thing about land?

Three months ago ☐ Six Months ago ☐ Nine months ago ☐ One year ago ☐

34. Is there a land owners association in this community? Yes ☐ No ☐

35. When was the last time they intervene in land issues with authorities and companies?

Three months ago ☐ Six Months ago ☐ Nine months ago ☐ One year ago ☐

SECTION C 2: Level of citizen's engagement/participation in dialogues or discussion around land allocation and use

36. Do women participate in discussion on land issues here?

Yes ☐ No ☐

37. Do you know if women participated in land discussion before the intervention of Talking Drum Studio?

Yes ☐ No ☐

38. What do you think is responsible for their participation now?

Public Education ☐
 Improved relationships ☐
 Women now know their rights ☐

My rights in land discussion ☐ Companies responsibilities ☐
 Participation of women in land deals ☐ Holding our leader's responsible ☐
 Community participation in Land discussion ☐ Others (Please specify)

SECTION C 1: Level of citizens' mobilization to monitoring land management and demand transparency in select districts (to be compared with baseline data)

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 Others (Please specify).....

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Yes ☐ No ☐

38. What do you think is responsible for their participation now?

Public Education ☐

Improved relationships ☐

Women now know their rights ☐

Women are now mobilized ☐

39. Do you know about organisations that organize advocacy on land issue in this Chiefdom/District

Yes ☐ No ☐

40. What are the names of some of the organisations?

Talking Drum Studio ☐ Namati ☐ SiLNoF ☐ RACAP ☐ UPHR ☐
Others (specify)

41. What do you like about the organization's activities?

Educate people about their rights ☐
Bring people together to talk about issues ☐
Provide platform for people to express themselves ☐
Produce educative radio programs ☐
Support Community dialogue ☐

SECTION C 3: Number and effectiveness of Authorities-Citizens platforms established to ensure citizens participation in decision making process in select districts

42. Over the last six months, has there been community discussion organized by authority on land acquisition/use in this community?

Yes ☐ No ☐

43. If yes, how many times? Ones ☐ Twice ☐ Thrice ☐ Four times ☐
Five times ☐ Six times ☐

44. Have you attended any of the Meetings Yes ☐ No ☐

45. The community meetings organized by the authorities are very useful for citizens concern to be addressed: (Please tick one option)

Strongly disagree ☐
Disagree with the statement ☐
Strongly agree with the statement ☐
Agree with the statement ☐

46. Has there been any dispute/conflict between the community and the company over land issue in the last six months? Yes ☐ No ☐

47. If yes, what was the conflict about?

Lack of consultation of acquiring land ☐ Failure to pay dues to land owners ☐
 not employing people from here ☐ Failure to fulfill the promise they made to us ☐
 Expanding on more land ☐ Others (Please specify) ☐

48. How was the conflict resolved or managed?

Resolved by Grievance Committee ☐ Reported to the Chief ☐
 CSO/NGO's intervened ☐ Reported to Human Rights Committee ☐
 Our Parliamentarian talked to us ☐ Court ☐
 Others (Please specify) ☐

49. If it was not for the intervention of Talking Drum Studio in the community, land conflict could have gone worse than it is today (Please read the statements)

Strongly disagree ☐
 Disagree with the statement ☐
 Strongly agree with the statement ☐
 Agree with the statement ☐

50. How do you express your grievance over land issues? (Tick all that apply)

Report to Traditional Authority ☐ Report to Parliamentarian ☐
 Report to Paramount Chief ☐ NGO/CBO ☐ Report to Local Council ☐
 Embark on Non-Violent Protest ☐ Embark on Violent Demonstration ☐
 Engage the Radio station ☐ Others (Please specify) ☐

51. Who arbitrates land conflicts in your community?

Magistrates ☐ Local Courts ☐ Traditional Courts ☐
 Human Rights Commission ☐ Others (Please specify) ☐

SECTION C 4: % of community members surveyed who say they have an improved perception of companies who leased land in their community

52. How did you see the company before Talking Drum came with their program?

Agent of the authority to take our land ☐
 Blessing to our community to providing job for us ☐
 Agent in our community to undermine our livelihood ☐
 Agent to improve well-being ☐

53. Have you change the way you saw the company before Talking Drum came?

Yes ☐ ~~No~~ ☐

54. If Yes, Why?

- a) *Improve the level of engagement with the citizens* ☐
- b) *Responding to our concerns* ☐
- c) *Good working relationship* ☐
- d) *Not taking land again* ☐

55. If No, Why?

- a) *No engagement with citizens* ☐
- b) *No respect for concerns* ☐
- c) *No good working relationship* ☐
- d) *Still expanding their operations* ☐

56. The company operating in this community has improved its operation.

- Strongly disagree* ☐
- Disagree with the statement* ☐
- Strongly agree with the statement* ☐
- Agree with the statement* ☐

57. Do you have any final comments about Talking Drum activities in your community you will want to mention to me?

Thank you very much for your time and response. This interview is to enable us ensure that your rights are respected when dealing with investors during land transactions

My rights in land discussion ☐ Companies responsibilities ☐
 Participation of women in land deals ☐ Holding our leader's responsible ☐
 Community participation in Land discussion ☐ Others (Please specify)

SECTION C 1: Level of citizens' mobilization to monitoring land management and demand transparency in select districts (to be compared with baseline data)

30. Who negotiates land deals in this chiefdom/district?

Land Owners ☐ Traditional Authorities ☐ Paramount Chief ☐
 Local Council ☐ Parliamentarian ☐ Government ☐
 Others (Please specify).....

31. Do you feel that land owners/users views are respected in land negotiations?

Yes ☐ No ☐ No Response ☐

32. Has there been a time where citizens have called a meeting on their own to discuss land issue? Yes ☐ No ☐

33. When was the last time citizens got together to demand the company or authority to do the right thing about land?

Three months ago ☐ Six Months ago ☐ Nine months ago ☐ One year ago ☐

34. Is there a land owners association in this community? Yes ☐ No ☐

35. When was the last time they intervene in land issues with authorities and companies?

Three months ago ☐ Six Months ago ☐ Nine months ago ☐ One year ago ☐

SECTION C 2: Level of citizen's engagement/participation in dialogues or discussion around land allocation and use

36. Do women participate in discussion on land issues here?

Yes ☐ No ☐

37. Do you know if women participated in land discussion before the intervention of Talking Drum Studio?

Yes ☐ No ☐

38. What do you think is responsible for their participation now?

Public Education ☐

Improved relationships ☐

Women now know their rights ☐

Final Evaluation of the project:

“Equitable Land Rights Promotion in Sierra Leone implemented by Search for Common Ground and its partners in the Port Loko, Bombali and Pujehun Districts, and funded by OSIWA

Interview guide for Focus Group Discussions Women’s Youth and Men’s Groups

1. Welcome and Introduction

Explain who you are, what we are trying to do and introduce yourself by name;

Purpose for Focus Group Discussion

- *To find out about your role and experience in implementing the project.*

SEEK CONSENT FOR THE DISCUSSION

Thank RESPONDENTS for consenting to take part. EXPLAIN

- Explain what will be done with this information

2. Explain the steps for a discussion -

- Will write down respondent particulars
- Will write down as participant talks and also
- Record interview (Explain WHY)

3. Ask whether Volunteer would like to ask you any questions before the start of discussion?

4. Questions

- Start by collecting data on respondents’ particulars and fill the information in the cover sheet

Pose each question, one at a time

- Allow for silent thinking time (some people do better when they think first)
- Discussions begins

At the start of the discussion fill in the information requested on the next page.

A. Background Information

1. Title of Interviewee: _____

2. Date (dd/mm/yy): _____

3. Start Time:..... End
time:.....

I	Determine the extent to which there has been increased understanding of land rights including knowledge of local protection mechanisms
1	How people in this community are getting information about land issues and what are they doing with the information?
2	Please explain to us your knowledge of the Land Policy and what it means to you as a community?
3	Have you listen to any of Talking Drum Radio Programs? If so, please explain to me what the programme is about and the things you like or do not like about it?
II	To determine the extent to which the relationships between community members, local government and investing companies have improved as a result of project activities
4	How can you describe the relationship between the people and the company operating here? What has change over the last 12 months and why?
5	What do you know about land discussions in this community? Who are the people that are involved and how are they involved?
6	Please explain to me about forum organised in this community to discuss land issues between communities and the authorities and who organize them?
7	Please describe the participation of women and youth in land discussion?
8	In those meetings, communities do raise concerns about different issues, how would you describe the response of the company to those issues raised? Please give me reasons for your response.
9	If you are asked to describe the company in this community, what would say about it and why?
III	As a cross-cutting objective, the evaluation will aim to identify lessons learned and best practices that will be applied if the project were to be replicated
10	Finally, if SFCG/TDS was to continue implementing this project in this community or another community, what do you think they should a) continue doing; b) Stop doing or modify; c) do that which they did not do? Would you like to share with me examples of things that you appreciate that are happening in this community now as a result of the project?

Say thank you to the groups and explain to them what you will do with discussions that you have done with them – Wish them pleasant Christmas celebration!

Final Evaluation of the project:

“Equitable Land Rights Promotion in Sierra Leone implemented by Search for Common Ground and its partners in the Port Loko, Bombali and Pujehun Districts, and funded by OSIWA

Key In-depth Interview Guide Investment Companies

1. Welcome and Introduction

Explain who you are, what we are trying to do and introduce yourself by name;

Purpose for In-depth Interviews

- *To find out about your role and experience in implementing the project.*

SEEK CONSENT FOR THE INTERVIEW

Thank RESPONDENT for consenting to take part. EXPLAIN

- Explain what will be done with this information

5. Explain the process steps for an Interview-

- Will write down respondent's particulars but will be kept confidential
- Will write down as respondent talks and also
- Record interview (Explain WHY)

6. Ask whether respondent would like to ask you any questions before the start of interview?

7. Questions

- Start by collecting data on respondent's particulars and fill the information in the cover sheet

Pose each question, one at a time

- Allow for silent thinking time (some people do better when they think first)
- Discussions begins

At the start of the interview fill in the information requested on the next page.

A. Background Information

4. Title of Interviewee: _____

5. Date (dd/mm/yy): _____

6. Start time..... End
time.....

I	Determine the extent to which there has been increased understanding of land rights including knowledge of local protection mechanisms
1	Please describe the processes your company undertook in negotiating for the land at both national and at community level?
2	Which mechanisms do you know that are in place for communities/people to get information about land deal negotiations?
3	Do you know of any group that organize community forums/meetings around land rights and negotiations? Please name them and tell me about their work.
4	Please describe the importance of their activities and how it is helping to improve citizen's perception about your company and helping to build relationship between the company and the community people
5	Do you know of any organization that is running radio programs to promote citizens' understanding of the land tenure system? Please tell me more about the program.
II	To determine the extent to which the relationships between community members, local government and investing companies have improved as a result of project activities
6	Beside authorities, can you describe the ways NGOs and other actors are providing forums for citizens to participate in dialogues and discussions around land?
7	How does your company perceive NGOs working on land issue here? Why?
III	As a cross-cutting objective, the evaluation will aim to identify lessons learned and best practices that will be applied if the project were to be replicated
8	SFCG has been here for almost two years before and after Ebola organizing activities to influence the relationship between Community and your company on the one hand and authorities on the other. Please describe the effect of those activities
9	<i>Do you have any concrete example of the impact of the activities you described</i>

Say thank you to him/her and explain to them what you will do with discussions that you have done with them – Wish them pleasant Christmas celebration!!

Final Evaluation of the project:

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Key In-depth Interview Guide IRN

1. Welcome and Introduction

Explain who you are, what we are trying to do and introduce yourself by name;

Purpose for In-depth Interviews

- *To find out about your role and experience in implementing the project.*

SEEK CONSENT FOR THE INTERVIEW

Thank RESPONDENT for consenting to take part. EXPLAIN

- Explain what will be done with this information

8. Explain the process steps for an Interview-

- Will write down respondent's particulars but will be kept confidential
- Will write down as respondent talks and also
- Record interview (Explain WHY)

9. Ask whether respondent would like to ask you any questions before the start of interview?

10. Questions

- Start by collecting data on respondent's particulars and fill the information in the cover sheet

Pose each question, one at a time

- Allow for silent thinking time (some people do better when they think first)
- Discussions begins

At the start of the interview fill in the information requested on the next page.

A. Background Information

7. Title of Interviewee: _____

8. Date (dd/mm/yy): _____

9. Start time..... End
time.....

I	Determine the extent to which there has been increased understanding of land rights including knowledge of local protection mechanisms
1	As a representative of IRN, what do you think has been the effect of the radio programme “Bush Wahala and what do you think could be improved for the programme to yield its desired results
II	To determine the extent to which the relationships between community members, local government and investing companies have improved as a result of project activities
2	What do you think has changed in the relationships between the communities and investment companies on one hand and the authorities on the other as a result of Bush Wahala?
3.	Is there anything about the radio program “Bush Wahala” that your station likes as well as the community? Give me concrete examples if any Do you think women and youth participation in land discussion has improve and why?
4.	What has changed about your perception of land investment companies, especially in relation to the fulfilment of their obligations to the community relating it to SFCG/TDS work?
5.	Do you think community people perception about the company has improved? Why
III	As a cross-cutting objective, the evaluation will aim to identify lessons learned and best practices that will be applied if the project were to be replicated
6	Finally, if we are to implement this project in this community or another community, what do you think should be a) continued; b? Stop doing or modify; c) do that we did not do?

Say thank you to him/her and explain to them what you will do with discussions that you have done with them – Wish them pleasant Christmas celebration!!

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Key In-depth Interview Guide Land Owners Association

1. Welcome and Introduction

Explain who you are, what we are trying to do and introduce yourself by name;

Purpose for In-depth Interviews

- *To find out about your role and experience in implementing the project.*

SEEK CONSENT FOR THE INTERVIEW

Thank RESPONDENT for consenting to take part. EXPLAIN

- Explain what will be done with this information

11. Explain the steps for an Interview-

- Will write down respondent's particulars but will be kept confidential
- Will write down as respondent talks and also
- Record interview (Explain WHY)

12. Ask whether respondent would like to ask you any questions before the start of interview?

13. Questions

- Start by collecting data on respondent's particulars and fill the information in the cover sheet

Pose each question, one at a time

- Allow for silent thinking time (some people do better when they think first)
- Discussions begins

At the start of the interview fill in the information requested on the next page.

A. Background Information

10. Title of Interviewee: _____

11. Date (dd/mm/yy): _____

12. Start time..... End
time.....

I	Determine the extent to which there has been increased understanding of land rights including knowledge of local protection mechanisms
1	What are your understandings of issues around land here, especially in relation to transaction and acquisition by investment companies?
2	What is your understanding of the radio programme “Bush Wahala”, and in what ways has it helped the community to understand land issues?
3	Who are those involved in negotiating land deals and what has been the role of the association or participation in this process?
4	Which forums exist between the communities and the authorities to discuss issues around land, and what are the common issues that are discussed.
II	To determine the extent to which the relationships between community members, local government and investing companies have improved as a result of project activities
5	What do you think has changed in the relationship between you and the company on one hand, and between you and the authorities over land issues, and what do you think has been responsible for improvements in these relationships, if any?
6	What has changed about your perception of the land investment company and what would say is responsible for change of your perception?
7	Describe the participation of women and youth in land discussion?
8	When you reflect on agreement between you and the companies, to what extent has the company fulfilled its obligations? Why?
III	As a cross-cutting objective, the evaluation will aim to identify lessons learned and best practices that will be applied if the project were to be replicated
9	SFCG has been here for almost two years before and after Ebola organizing activities to influence the relationship between Community and companies on the one hand and authorities on the other for harmonious society. How would describe those activities and how important are they to you as an owner of land
10	If you were to ask Talking Drum to continue, which aspect of their activities would you like them to continue? - Do you have any concrete example you would like to share? <i>Which lessons did you learn from the Project?</i>

**Say thank you to him/her and explain to them what you will do with discussions
that you have done with them – Wish them pleasant Christmas
celebration!!**

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Key In-depth Interview Guide Local Authorities/Parliamentarians/Local Councils

1. Welcome and Introduction

Explain who you are, what we are trying to do and introduce yourself by name;

Purpose for In-depth Interviews

- *To find out about your role and experience in implementing the project.*

SEEK CONSENT FOR THE INTERVIEW

Thank RESPONDENT for consenting to take part. EXPLAIN

- Explain what will be done with this information

14. Explain the process steps for an Interview-

- Will write down respondent's particulars but will be kept confidential
- Will write down as respondent talks and also
- Record interview (Explain WHY)

15. Ask whether respondent would like to ask you any questions before the start of interview?

16. Questions

- Start by collecting data on respondent's particulars and fill the information in the cover sheet

Pose each question, one at a time

- Allow for silent thinking time (some people do better when they think first)
- Discussions begins

At the start of the interview fill in the information requested on the next page.

A. Background Information

13. Title of Interviewee: _____

14. Date (dd/mm/yy): _____

15. Start time..... End
time.....

I	Determine the extent to which there has been increased understanding of land rights including knowledge of local protection mechanisms
1	What are the processes involved in land negotiation at community level?
2	Which mechanisms are in place for communities/people to get information about land deal negotiations?
3	Do you know of any group that organize activities around land rights and negotiations? Please name them and tell me about their role.
4	Please describe the importance of their activities and how it is helping to improve citizen's access to information on local land protection mechanism
5	Do you know of any organization that is running radio programs to promote citizens' understanding of their land rights? Please tell me more about the program.
II	To determine the extent to which the relationships between community members, local government and investing companies have improved as a result of project activities
6	Describe the role of women and youth in land discussion?
7	Beside authorities, can you describe the ways NGOs and other actors are providing forums for citizens to participate in dialogues and discussion around land?
8	How often do authorities invite citizens to participate in discussion around land transactions? What would you say about the inclusiveness of citizens in these processes, for example, women and youth issues relating to land?
III	As a cross-cutting objective, the evaluation will aim to identify lessons learned and best practices that will be applied if the project were to be replicated
9	SFCG has been here for almost two years before and after Ebola organizing activities to influence the relationship between Community and companies on the one hand and authorities on the other for harmonious society. How would describe those activities and how important are they to you as an authority
10	If you were to ask Talking Drum to continue, which aspect of their activities would you like them to continue? • Do you have any concrete example you would like to share? • Which lessons did you learn from the Project?

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Key In-depth Interview Guide SFCG and its Partners

1. Welcome and Introduction

Explain who you are, what we are trying to do and introduce yourself by name;

Purpose for In-depth Interviews

- *To find out about your role and experience in implementing the project.*

SEEK CONSENT FOR THE INTERVIEW

Thank RESPONDENT for consenting to take part. EXPLAIN

- Explain what will be done with this information

17. Explain the process steps for an Interview-

- Will write down respondent's particulars but will be kept confidential
- Will write down as respondent talks and also
- Record interview (Explain WHY)

18. Ask whether respondent would like to ask you any questions before the start of interview?

19. Questions

- Start by collecting data on respondent's particulars and fill the information in the cover sheet

Pose each question, one at a time

- Allow for silent thinking time (some people do better when they think first)
- Discussions begins

At the start of the interview fill in the information requested on the next page.

A. *Background Information*

16. Title of Interviewee: _____

17. Date (dd/mm/yy): _____

18. Start time..... End
time.....

I	Determine the extent to which there has been increased understanding of land rights including knowledge of local protection mechanisms
1	<i>Please describe the strategies you have utilised in this project to enable citizens access information on land issues</i>
2	<i>In your opinion, to what extent have these strategies enhanced citizens understanding about land legislation and rights including local protection mechanisms</i>
3	In what ways have these interventions improved land deals negotiations in operational communities?
4	In your opinion, what role has Bush Wahala played in promoting increase understanding of land rights and why?
II	To determine the extent to which the relationships between community members, local government and investing companies have improved as a result of project activities
5	What role are you playing in strengthening the mobilization of citizens to monitor land management and demand transparency in land deal negotiations?
6	Similarly, what role did you play to improve citizens engagement/participation in discussions around the allocation of land and its utilisation
7	To what extent has these interventions improved relationship between community members and investment companies?
8	Describe the participation of women and youth in Land deals
	How could you describe the role of chiefs in the land deals and why?
III	As a cross-cutting objective, the evaluation will aim to identify lessons learned and best practices that will be applied if the project were to be replicated
9	What lessons did you learn from the implementation of this project that could be replicated if this project is to be implemented in those communities or a new community?
10	Describe your relationship with SFCG and how has improve your capacity to continue this intervention with SFCG
11	Have things changed from bad to good since SFCG/TDS started the implementation of activities in the districts? How?
12	If you were to ask Talking Drum to continue, which aspect of their activities would you like them to continue? - Do you have any concrete example you would like to share? - Which lessons did you learn from the Project?

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