

Roma housing and “Roma eviction”.

In order to address these cases with social housing, the Albanian legislation in the field of housing, sets the conditions and criteria for treating with social housing programs the individuals, who are in need and do not have the possibility to go directly to the housing market.

The law "On social housing programs for the inhabitants of urban areas", define the housing programs, determine the priority categories (including families in need, as well as the Roma minority families) and the criteria on how to benefit from these programs. Based on this law the beneficiary selection criteria are assessed based on: 1) housing conditions; 2) family conditions; 3) social conditions; 4) economic situation. Based on these criteria, the Municipal Councils adopt the scoring system to select the beneficiaries.

The legal framework on housing creates opportunities for families belonging to the Roma minority through specific programs, such as: 1) The housing bonus, which is approved by the Municipal Council (covering 50% of the minimum rent in the free housing market). 2) The rent subsidy for social housing rental of the dwellings owned by the municipalities, which are given in those cases when the rent of the apartment accounts for more than 25% of net family income. The subsidy rates are approved by the municipal councils. If the family income is only from the welfare, the rent will be subsidized to the extent of 100%. 3) Loan interest subsidy for families which with their income meet the requirements for ease credit. 4) "Small Grants" are programs to improve housing conditions including the Roma minority too.

The national strategy "For the improvement of the living conditions of the Roma community" and its Action Plan provide concrete objectives and measures related to the housing of the families of this community. Based on the legislation on housing and on this strategy, the State's party/Albania states that the Roma minority is the beneficiary of all social housing programs, such as: 1) the program of social housing on rent; 2) the low cost housing program including: a) facilitated lending; b) apartments purchased in the free market in cities where the cost of housing is lower.

Another step is the National Housing Strategy 2015-2025 and its action plan, which will address the problems and the need of Roma.

From 2014 is implementing the project "On improving the living conditions of the Roma minority" and several Local Governmental Units have submitted the projects.

Regarding the” case of eviction” of Roma, the legal framework provide the treatment of those families, whose facilities, being built without a permit within the borders of the road project, are affected by public investment. In these cases their treatment is arranged by covering the full payment of the rent through market rent housing.

On this issues were identified two cases: 1) families that possess a certificate of ownership of the land and / or only to house and, 2) families that do not possess ownership document. These constitute mainly those cases where the families have

built without permits within the boundaries of the project and, therefore, can not legalize them. The first group of the families underwent expropriation law in the public interest. To find solutions related the cases of the families, who do not possess ownership titles, the Government undertook, through taxpayer money, to cover the full rent of the house, for two years, based on the free market tariffs.

The Law "On legalization, urbanization and integration of illegal constructions" provides that all illegal buildings without any distinction even because of ethnicity are part of the legalization process. Due to the specifics of the Roma minority, which is complex and is combined with many other fields, their treatment and solution will be done case by case and with due attention. For faster and more stable handling and solution of the illegal constructions in the possession of the Roma minority, including the present case, the competent authorities provide all assistance necessary to complete the process of legalization, verification of illegal buildings, registration as appropriate, drafting the necessary documentation, according to the domestic legislation.