



## *PERU: INFORMAL HOUSING*



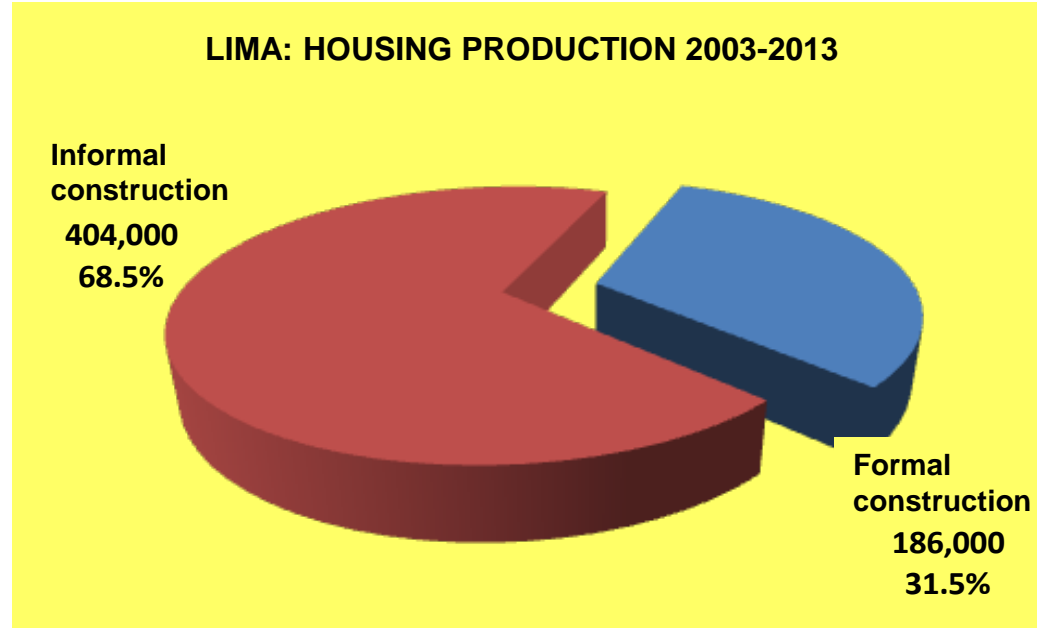
**IHA Secretariat**

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## 1- SHARE OF INFORMAL HOUSING

From 2003 to 2013, 68% of houses were built informally in Lima. In the rest of the country was almost 80%.



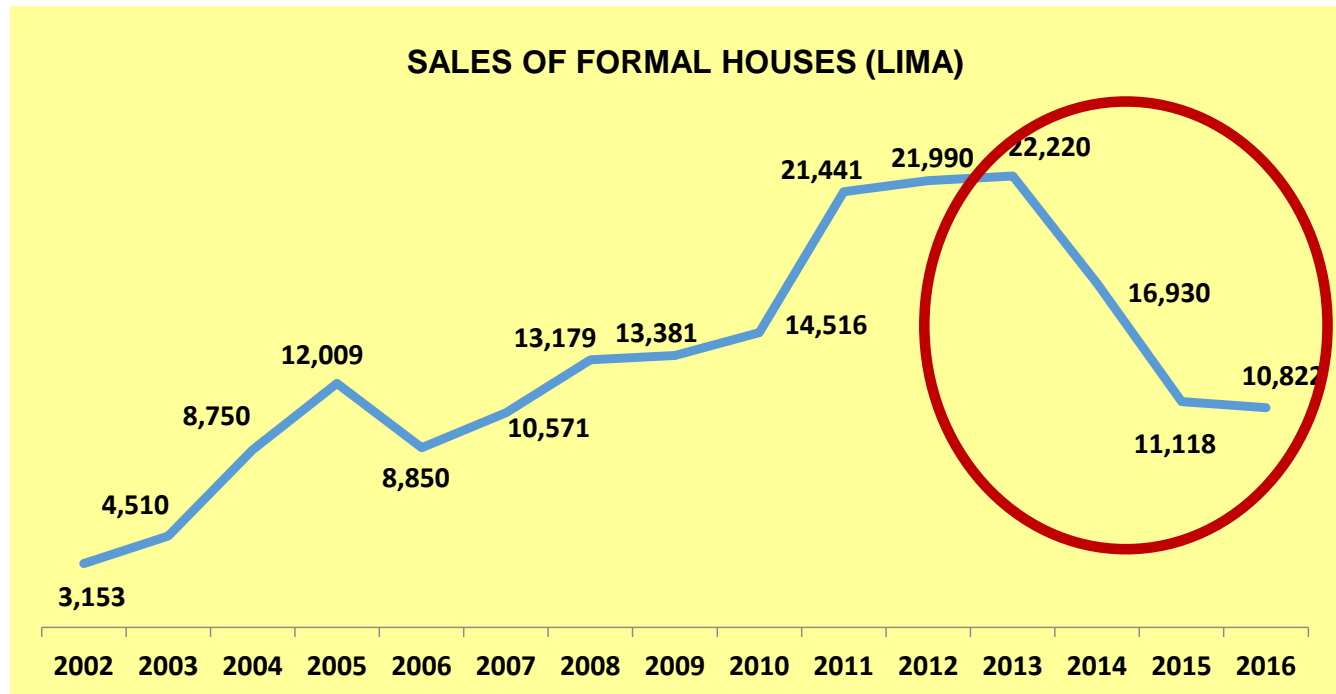
Source: *Invertir Institute*

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## 2- FORMAL HOUSING

From 2013, sales of formal houses have decreased dramatically.... It generates an incentive for informal construction.



Source: CAPECO

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## 3- CONSEQUENCES OF INFORMALITY

In 79 largest cities there are 8 900 slums where live almost 8 million people: 40% of urban population. Living conditions are precarious and vulnerable.



*Settlement's beginning*



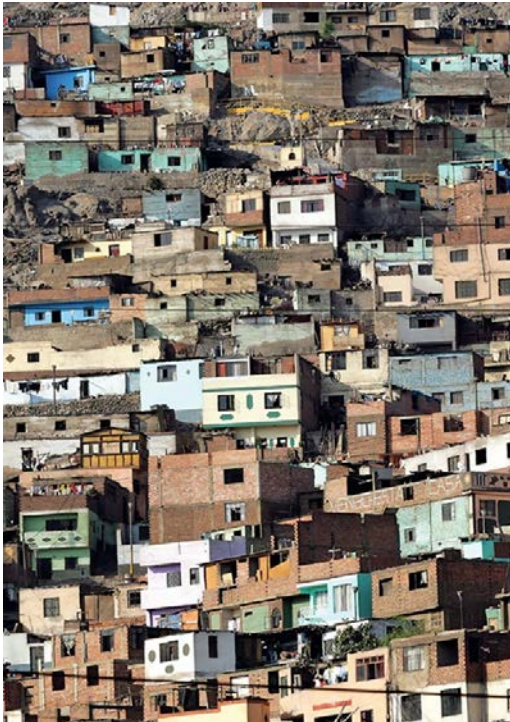
*Neighborhood's consolidation*

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## 3- CONSEQUENCES OF INFORMALITY

Social Conflict : Two completely different faces in the same city....



*Cerro San Cosme - Lima*



*San Isidro - Lima*



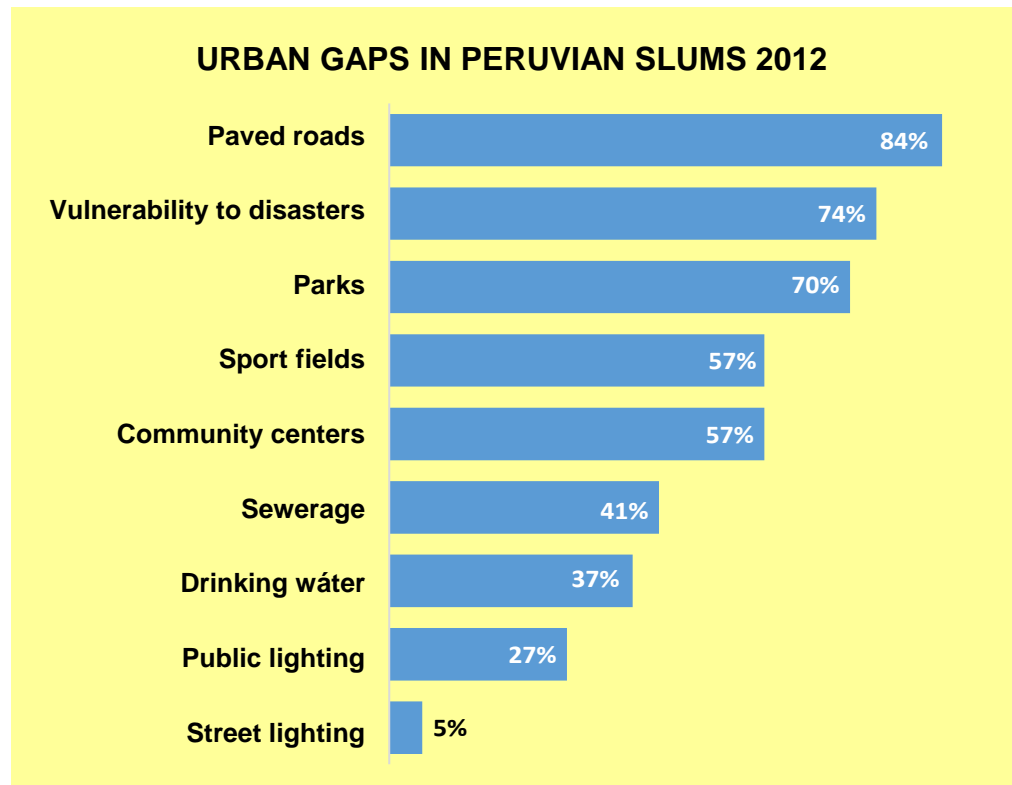
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## 3- CONSEQUENCES OF INFORMALITY

Slums don't have urban facilities, public services, green areas and have poor transportation facilities.

Violence and lack of opportunities contribute to poverty and lack of hope.



*Source: Ministry of Housing*

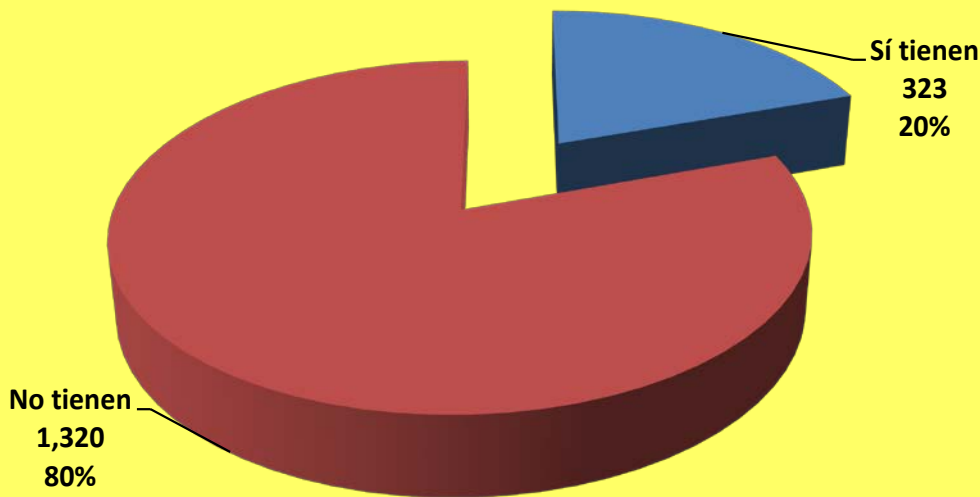
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## 4- URBAN IMPACT OF INFORMALITY

Municipalities don't have capacity to manage urban development... so cities grow without planning, generating social and spatial segregation

PERÚ: DISTRITOS QUE CUENTAN CON PLAN DE DESARROLLO URBANO



Source: National Institute of Statistics



Las Casuarinas and Pamplona Alta

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"Would you tell me, please, which way I ought to go from here?"

"That depends a good deal on where you want to get to."

"I don't much care where —"

"Then it doesn't matter which way you go."

If you don't know where you are going any road can take you there

— [Lewis Carroll](#), [Alice in Wonderland](#)

Source: Walt Disney Co.

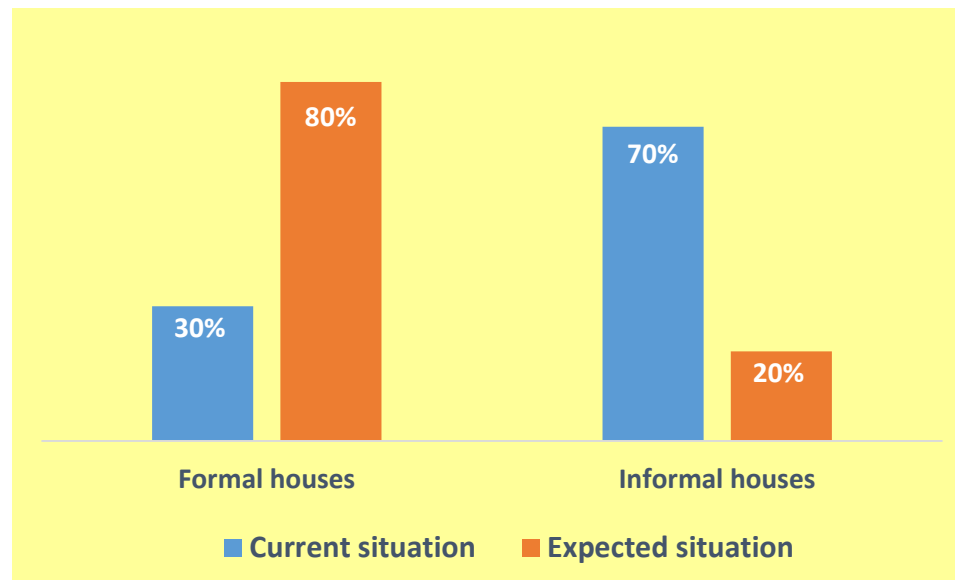


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## 5- LONG-TERM CHALLENGES

There is a need to increase formal housing production, strengthening national policy and programs: state/country policy.



25 mil new formal  
houses per year



140 mil new formal  
houses per year

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## 6- NATIONAL HOUSING POLICY

There are national programs working to overcome urban and housing problems, but it's necessary to prioritize and to give sustainability to the system.



*Slums upgrading program*



*Construction on formalized lots*



*Purchase of new houses*



*THANK YOU.*



**IHA Secretariat**