

## **The Village Government's Efforts in Increasing Public Awareness of Making Land Rights Certificates in Saotanre Village, Central Sinjai District, Sinjai Regency**

**Fitrawati AB<sup>1</sup>, Mukrimah<sup>2</sup>, Muhammad Takdir<sup>3</sup>, Anisa Esti<sup>4</sup>**

Universitas Muhammadiyah Sinjai, Indonesia

E-mail: [destinystisip@gmail.com](mailto:destinystisip@gmail.com)



This is an open access article distributed under the Creative Commons Attribution License CC-BY-NC-4.0 ©2022 by author (<https://creativecommons.org/licenses/by-nc/4.0/>)

---

### **ABSTRACT**

Land is a place of welfare for the community, plays a strategic role in human life. Every legal action related to land, such as making land certificates, requires agents to take care of it, such as sub-district heads, village heads, PPAT (Land Deed Officials) and BPN (National Land Agency). This study aims to determine the efforts of the Saotanre Village government in increasing public awareness of the making of land rights certificates in Saotanre Village, Central Sinjai District, Sinjai Regency. This research is a qualitative research with the type of qualitative descriptive research. Data collection techniques used are observation, interviews and documentation. The informants in this study are Head of Saotanre Village; Saotanre Village officials; Saotanre Village Community; BPN (National Land Agency). Data analysis techniques are collecting data, reducing data, presenting data, and concluding. The research results show that The Saotanre Village Government has carried out socialization or counseling to the community regarding legal awareness of land registration. The inhibiting factor for the Village Government in increasing public awareness of making land title certificates is the lack of public knowledge about the importance of land registration, and caused by the existence of administrative costs that are considered burdensome to the community.

**Keywords:** Land certificate; socialization; Prona.

---

### **INTRODUCTION**

Land is a place of prosperity for the community, and plays a strategic role in human life (Nasrullah et al., 2020; Mirdawati et al., 2018). The relationship between land and humans is quite close to the ground, which is a fixed object and is often intact and eternal because it cannot be destroyed on the surface of the earth. Therefore, every legal action related to land, such as making land certificates, requires agents to take care of it, such as sub-district heads, village heads, PPAT (Land Deed Officials) and BPN (National Land Agency). The emergence of PP No. 24 of 1997 triggered a systematic, faster, more regular land registration, and stronger legal protection.

The number of land parcels registered or having land certificates in Sinjai Regency is around 57,698 parcels or 24% while the number of land parcels for those who do not have land title certificates is around 182,118 parcels or 76%.

Legal awareness can mean as individuals or groups of people who are aware of regulations and laws and society really needs legal awareness (Julius, 2018; Kraft & Furlong, 2013). This matter intends to create peace, justice, and peace in the association in the social environment. If there is no legal awareness in the individual or group, then that goal cannot be achieved (Boatright, 2012; Kubicek & Hagen, 2001; Brousseau et al., 2010). Factors that affect legal awareness, such as knowledge related to legal awareness. The rules of the law need to be disseminated and the public can know about it. For people who act deviate from the provisions of the law, it could be due to their lack of knowledge regarding awareness and regulations in the law (Khusrini & Kurniawan, 2020; Knoepfel et al., 2007). The next factor is the community's compliance with the law (Akib, 2011). On that basis, all the interests of the community will be related to the legal provisions. However, there is an assumption that legal compliance is often caused by fear of the law or the sanctions that will be obtained when violating the law.

Community awareness efforts in making land rights certificates using socialization indicators and data collection (Jamaluddin et al., 2018; Pratiwi et al., 2019). The government must provide counseling as socialization to the community regarding the important role of land certificates for legal purposes so that they are aware of carrying out land registration (Paris, 2016). Similar to Article 3 of PP Number 24 of 1997, land registration aims to provide legal certainty for owners of rights to land, flats, or other registered rights. In addition to socializing, what the government needs to do to increase public awareness in order to make land rights certificates is data collection on community land.

In fact, the people of Saotanre Village, Central Sinjai District, Sinjai Regency during the processing of their land title certificates, many people are still not aware that ownership of certificates is quite important, some people are also still lacking in knowledge regarding legal land certificates in the eyes of the law, and it is not uncommon for people to have who ignore legal provisions or rely on the results of ownership on the basis of trust alone, such as through inheritance or buying and selling.

Therefore, the government is demanded to provide counseling to the community regarding the importance of land certificates related to legal interests, so that people are aware of carrying out land registration. This is in accordance with the explanation contained in Article 3 of Government Regulation Number 24 of 1997, if land registration aims to provide legal certainty and protection for owners of rights to a plot of land, flats, or other rights that are registered.

The factors that hinder the increase in public awareness of the making of land rights certificates in Saotanre Village are the lack of public understanding of the making of land rights certificates, so that many people are still ignorant of land registration due to the administrative costs of land registration which burden the community.

Based on the background described, the formulation of the problem in this study is how the village government's efforts in optimizing public awareness of making land rights certificates in Saotanre Village; and what factors are faced by the Village Government while optimizing public awareness of making land title certificates in Saotanre Village.

## METHOD

The location of this research is in Saotanre Village, Central Sinjai District, Sinjai Regency. The objects in this research are village government, community and BPN (National Defense Agency). This research approach is qualitative research with qualitative descriptive research type. The data collection techniques are in the form of observation, interviews, and documentation (Sugiyono, 2017). The informants in this study were the Village Head of Saotanre; Saotanre Village officials; Saotanre Village community; and BPN (National Land Agency).

Sources of data in this study are primary data (directly) obtained by a researcher directly from the object and secondary data (indirectly) obtained by researchers indirectly from the object, but from other sources that can be in the form of oral or written. The data analysis was carried out with the stages of data collection, data reduction, and presentation and finally drawing conclusions (Miles et al., 2014).

## **RESULTS AND DISCUSSION**

### **Result**

#### **1. Community Awareness Level of Making Land Rights Certificates in Saotanre Village, Central Sinjai District, Sinjai Regency**

The results of an interview conducted with Mr. Zainal Abidin, S.Kom.I as Secretary of Saotanre Village on April 29, 2021 explained that the level of public awareness of making land title certificates in Saotanre Village is still lacking, there are still many people who have not applied for certificates because many people who do not understand about the registration of land certificates. Meanwhile, the results of an interview conducted with Mr. Sulaeman as the Head of Saotanre Village on April 29, 2021, explained that the community had begun to realize the importance of land ownership by taking care of administration starting from grant letters, inheritance letters, to land certificates.

According to A. Suriani, one of the residents of Saotanre Village who was interviewed on April 29, 2021, explained that obtaining land certificates tends to be difficult and difficult and the process takes a long time. Meanwhile, according to the Head of the National Land Agency of Sinjai Regency who was interviewed on May 31, 2021, he explained that the people of Sinjai Regency still lacked awareness of the importance of land ownership certificates where in Saotanre Village there were only 133 land parcels that had been certified.

#### **2. Community Awareness Efforts in Making Land Rights Certificates in Saotanre Village using Indicators**

### **Socialization**

The results of the interview conducted with Mr. Sulaeman as the Head of Saotanre Village on April 29, 2021 explained that the village government's efforts to increase public awareness of making land title certificates in Saotanre Village were by conducting socialization about the importance of letters and land administration or land legality for the community and to provide understanding and awareness of the importance of having land legality. Meanwhile, the results of the interview conducted with Mr. Zaenal Abidin, S.Kom.I as the secretary of Saotanre Village on April 29, 2021, related to the village government's efforts to conduct socialization at the office, then invite the community to provide an understanding of the process of making land rights certificates.

### **Data collection**

The results of an interview conducted with Mr. Zainal Abidin, S.Kom.I as Secretary of Saotanre Village on 29 April 2021 explained that the village government's efforts to increase public awareness of the issuance of land rights certificates in Saotanre Village were the holding

of the National Program (Prona) on 2015. The National Program (Prona) was held to collect data on all communities according to their location, but so far no further realization has been carried out.

The results of the interview conducted with Mr. Sulaeman as the Head of Saotanre Village on April 29, 2021 explained that the National Program (Prona) as a government program had been carried out, then made an application and waited for the continuation process. While the results of my interview with the Head of the National Land Agency of Sinjai Regency on May 31, 2021 explained that the data collection carried out by the National Land Agency was called a program called the National Program (Prona), such as land redistribution, PTSL, complete systematic land registration and then IP4T. but until now Prona has never been carried out, especially in Saotanre Village.

### **3. Inhibiting Factors in Raising Public Awareness of Making Land Title Certificates in Saotanre Village**

The results of an interview conducted with Mr. Sulaeman as the Head of Saotanre Village on April 29, 2021 said that the inhibiting factor in increasing public awareness of making land title certificates in Saotanre Village was "there are many obstacles, the first obstacle is the budget to take care of the legality of the land. , then the second is of course also related to people's understanding, there are several factors, namely cultural factors, there are still a few percent that are attached because of culture, people's habits assume that this is the land of my father, so there will be no problem".

The results of an interview conducted with Mr. Zainal Abidin, S.Kom.I as Secretary of Saotanre Village on April 29, 2021, was "that's all because many residents don't understand, especially because of the cost, the management in the city is a bit complicated so that's what makes them indifferent to the management of land certificates, and if there is a standard fee from the BPN, which is 300 thousand per field, specifically for the measurement fee, so whether it is large or small it is still 300 thousand the measurement price, then for land above 1000 square meters there is also a standardization of 700 thousand but that starts from the administration until the certificate is issued". While the results of an interview conducted with the Head of the National Land Agency of Sinjai Regency on May 31, 2021 explained that "actually the problem is that the community often relates to village politics, or the awareness of the people who think that this is my land, I want to certify it or not it will not change ownership".

Based on the results of observations and interviews related to the inhibiting factors in increasing public awareness of the making of land rights certificates in Saotanre Village, namely the lack of understanding of the community regarding the making of land rights certificates so that land registration is still neglected and felt unimportant, as well as due to the administrative cost factor when conducting land registration that must be issued by the community.

## **Discussion**

### **1. Community Awareness Level of Making Land Rights Certificates in Saotanre Village, Central Sinjai District, Sinjai Regency**

Public awareness of the importance of making title certificates in Saotanre Village, Central Sinjai District, Sinjai Regency needs to be increased again. Based on the results of interviews related to the level of public awareness of the registration of land rights certificates, it is still very low in Saotanre Village, Central Sinjai District because until now only about 133 land parcels

have been certified. This is due to the lack of public knowledge of the rules for registering land certificates so that there are still many community lands that do not have land rights certificates.

The level of public awareness in Saotanre Village is still very low, it can be seen from the number of land parcels that have been certified, namely 133 land parcels or equivalent to 21% while the number of land parcels that have not been certified is 509 land parcels or equivalent to 79%.

## **2. Community Awareness Efforts in Making Land Rights Certificates in Saotanre Village using Indicators**

### **Socialization**

The community of Saotanre Village, Central Sinjai District, Sinjai Regency regarding the management of certificates of property rights on the land they own, most of the people still do not have awareness of the importance of certificate ownership. In addition, most of the community still has minimal knowledge related to making legal land certificates from legal entities and the community also tends to ignore legal provisions and rely on ownership results based on trust due to buying and selling or inheritance. This can be seen from the fact that some people in Saotanre Village have not managed and have certificates of land ownership rights. With the ownership of land rights certificates, it is clearer who owns the land, so as to minimize the potential for land disputes.

Based on the results of observations and interviews related to socialization or providing understanding and awareness of the people of Saotanre Village, Central Sinjai District, it can be concluded that the Village Government has carried out socialization in the form of counseling to the community about land registration rules, this was carried out in the Saotanre Village Office Hall, precisely on April 20, 2021. by inviting the residents of Saotanre Village to attend the counseling organized by the Saotanre Village Government in collaboration with IAIM Sinjai KKN students.

### **Data collection**

Things that need to be done by the government to increase public awareness of the making of land rights certificates in addition to socialization or counseling are data collection on community land. Appropriate socialization is used to provide information to the public as a whole and directly (Wilson, 2020; Perry, 2018; Smith & Akib, 2015). After the socialization was carried out, the government created a program called the National Program (Prona) where this program carried out a comprehensive data collection of the community according to its location for making land rights certificates.

Based on the results of observations and interviews that have been carried out related to data collection, it shows that the Saotanre Village Government has conducted data collection, but only once conducted data collection through the National Program or Prona in 2015. However, from 2016 to 2021 it has never again conducted data collection either. from national programs or other programs.

## **3. Inhibiting Factors in Raising Public Awareness of Making Land Title Certificates in Saotanre Village**

In an effort to encourage and provide understanding to the community about the importance of ownership of land rights certificates, many inhibiting factors or obstacles were found.

Based on the results of observations and interviews that have been carried out related to the inhibiting factor in increasing public awareness of making land title certificates in Saotanre Village, Sinjai Tengah District, Sinjai Regency, the lack of public understanding related to the process of making land title certificates so that land certificate registration is still neglected and felt unimportant to society. In addition, the administrative cost factor is quite expensive which must be incurred by the community when registering a certificate of ownership of land rights.

#### 4. Increased Public Awareness of Making Land Title Certificates in Saotanre . Village

Judging from the efforts of the Saotanre Village government in increasing public awareness of making land title certificates in Saotanre Village, Central Sinjai District, Sinjai Regency, namely conducting socialization to the public about land registration rules, but until 2021 there has been no increase in public awareness of land certificate registration because seen from the number of land parcels that already have land certificates in Saotanre Village is still very low, namely only 133 land parcels or equivalent to 21% while the number that does not have land certificates is 509 land parcels or equivalent to 79%. Therefore, the Saotanre Village government needs to increase efforts in terms of increasing public awareness of making land title certificates at least once a month to increase public awareness of registration of land rights certificates, especially in Saotanre Village.

## CONCLUSION

In relation to the socialization, the Saotanre Village Government has conducted socialization or counseling to the community regarding legal awareness of land registration by inviting Saotanre Village residents to attend the counseling organized by the Saotanre Village Government in collaboration with KKL IAIM Sinjai students. Regarding data collection, the Saotanre Village Government has conducted data collection, but only once through the National Program (Prona), namely in 2015. The inhibiting factor for the village government in increasing public awareness of making land title certificates in Saotanre Village, the first is the lack of public knowledge about the importance of land registration. Second, there are administrative costs that are considered burdensome to the community.

## REFERENCES

- Akib, H. (2011). Mencermati heuristik transformasi organisasi: Mereaktualisasi perilaku kreatif manusia melalui pendekatan knowledge management. *Jurnal Manajemen Usahawan Indonesia*, 40(3), 225–244.
- Boatright, J. R. (2012). Corporate Governance. In *Encyclopedia of Applied Ethics*. <https://doi.org/10.1016/B978-0-12-373932-2.00098-3>
- Brousseau, E., Schemeil, Y., & Sgard, J. (2010). Bargaining on law and bureaucracies: A constitutional theory of development. *Journal of Comparative Economics*, 38(3), 253–266. <https://doi.org/https://doi.org/10.1016/j.jce.2010.07.004>
- Jamaluddin, J., Mirdawati, Niswaty, R., Darwis, M., & Salam, R. (2018). *Keefektifan Pelayanan IMB Pada Kantor Dinas Penanaman Modal dan Pelayanan Terpadu Satu Pintu Kota Makassar The effectiveness of IMB Services at the Makassar City Investment Office and One Door Integrated Services at Makassar City*.

- Julius, A. (2018). Dedications. *Current Legal Problems*. <https://doi.org/10.1093/clp/cuy007>
- Khusrini, A., & Kurniawan, T. (2020). Analysis of Implementation of E-Legislation Based on Public Participation at the National Law Development Agency. *Jurnal Ilmiah Ilmu Administrasi Publik*, 9(2), 125–136.
- Knoepfel, P., Larrue, C., Varone, F., & Hill, M. (2007). Public policy analysis. In *Public Policy Analysis*. <https://doi.org/10.2307/3324749>
- Kraft, M. E., & Furlong, S. R. (2013). Public Policy: Politics, Analysis, and Alternatives. In *Journal of Chemical Information and Modeling*. <https://doi.org/10.1017/CBO9781107415324.004>
- Kubicek, H., & Hagen, M. (2001). Integrating e-commerce and e-government. The case of Bremen Online Services. *LAW AND ELECTRONIC COMMERCE*, 12, 177–196.
- Miles, M. B., Huberman, A. M., & Saldana, J. (2014). *Qualitative Data Analysis: A Methods Sourcebook* (3rd ed). Sage Publications.
- Mirdawati, M., Jamaluddin, J., Niswaty, R., Darwis, M., & Salam, R. (2018). The effectiveness of IMB Services at the Makassar City Investment Office and One Door Integrated Services at Makassar City. *Jurnal Ilmiah Ilmu Administrasi Publik*, 8(1), 37–44.
- Nasrullah, M., Siraj, M. L., & Arhas, S. H. (2020). Intensification of Land and Building Tax Collection in The Barru Regency Revenue Service. *3rd International Conference on Social Sciences (ICSS 2020)*, 570–573.
- Paris, Y. (2016). Pengaruh Pelayanan Bidang Penerbitan Sertifikat Tanah Terhadap Kepuasan Masyarakat Pada Kantor Badan Pertanahan Nasional Kota Makassar. *Jurnal Ilmiah Ilmu Administrasi Publik: Jurnal Pemikiran dan Penelitian Administrasi Publik*, 4(1), 65–83.
- Perry, J. L. (2018). Antecedents of public service motivation. In *Public Service: Callings, Commitments and Contributions*. <https://doi.org/10.4324/9780429497957>
- Pratiwi, N. J., Jamaluddin, J., Niswaty, R., & Salam, R. (2019). The Influence of Work Facilities on Employee Performance at the Regional Financial Management Agency Secretariat Section of South Sulawesi Province. *Jurnal Ad'ministrare*, 6(1), 35–44.
- Smith, A., & Akib, H. (2015). The implementation effectiveness of trash management in Ambon, Maluku: The influence of socialization, coordination and control to the effectiveness of trash management. *International Journal of Public Administration*, 38(10), 683–688.
- Sugiyono. (2017). *Pendekatan Kuantitatif, Kualitatif, Kombinasi, R&D dan Penelitian Evaluasi*. Alfa Beta.
- Wilson, C. (2020). The socialization of civic participation norms in government?: Assessing the effect of the Open Government Partnership on countries' e-participation. *Government Information Quarterly*, 37(4), 101476. <https://doi.org/https://doi.org/10.1016/j.giq.2020.101476>

