



LEGAL ASPECT

The right to housing is not enshrined in the national Constitution. However, several housing aspects are regulated by legislation. The general legal framework for housing in Romania is the housing law, Law 114/1996 with subsequent amendments. This Housing Act is the primary legislation applying to private housing stock not owned by landlords who were direct beneficiaries of the post-communist privatization (those landlords inherited the previous tenants, who were given security of tenure). The Housing Act is supplemented by Emergency Ordinance 40/1999, which concerns protection of tenants. All legislation regarding property owner and tenant in Romania is state law, and there is no legislation at local level. (read more)

Romania ratified the Revised European Social Charter on 07/05/1999 and has accepted 65 of the Revised Charter's 98 paragraphs, excluding the Article 31 on the right to housing. Romania has not ratified the Additional Protocol providing for a system of collective complaints.

Source : [FEANTSA, 2012](#)

SOCIETY CIVIL ACTORS : CERE – HABITAT FOR HUMANITY ROMANIA – THE CASA LOANA ASSOCIATION – SAMUSOCIAL DINROMÂNIA – UNAL – ZAPODIA – ...

FORCED EVICTION

The Government passed Emergency Ordinance 57/2008 which amended the Housing Law 114/1996, and modified and completed Government Emergency Ordinance 74/2007 on **establishing an insurance fund for social housing tenants about to be evicted or having been evicted from their homes because they have been returned to the former owners.** The Emergency Ordinance was approved by Law 84/2008, concerning access to social housing as a means of solving the housing situation of the social class represented by individuals and families due to be evicted or discharged from dwellings returned to former owners in the transition from communism, in the context of the prompt implementation of Government Emergency Ordinance 74/2007.

Source : [FEANTSA, 2012](#)

PUBLIC HOUSING

In Romania, the term social housing (or 'social houses') is officially defined as 'public dwellings with subsidized lease, allocated to individuals or families whose financial position would not otherwise allow them access to tenements leased on the market'. There are also other housing programmes aimed at fulfilling specific social needs (housing for young people and young specialists, necessity housing for people who are evacuated from dwelling due to seismic risk, among others) but they are not considered as social housing according to the legal definition. **The stock of social housing is entirely owned by local authorities and it represents the 2.3% of the national housing stock.**

Source : [CECODHAS 2012](#)

PROBLEMS

ROMA SITUATION

10% of the total population is Roma. 75% of them live in a state of poverty (against 24% of the total Romanian population). A recent report by Amnesty International shows that the **Roma people in Romania do not have access to housing as other Romanian citizens.** According to the report, the human right to housing is not protected or recognized as they should be in Romanian legislation, which has consequences for the most vulnerable populations including Roma. Thus, when the authorities evict Roma communities against their will, without consultation, without notice and without [expulsion](#) alternative housing, they violate international treaties that the Romanian government has ratified. (read more)

Source : Amnesty International

QUALITY OF HOUSING

According to national statistics, **35% of park homes in Romania require urgent repairs.** The shift toward a market economy has been slow and painful for the population. The real wages of workers then decreased by 40%, the poverty affecting more unemployed, farmers and housewives.

The impact of climate change since 2005, Romania has experienced severe floods, **leaving thousands of people in temporary shelters.**

Source: Habitat for Humanity Romania



HABITAT WORLDMAP

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UNDER CONSTRUCTION

