

## **ABSTRACT**

### **Specifics of Landownership in Specially Protected Areas**

The thesis deals with specifics of landownership in specially protected areas. The objective is to describe and analyze institutes that a landowner is presumably to encounter in specially protected areas. The thesis also presents the specifics related to the state as landowner in specially protected areas.

First chapter as an introduction to the issue presents groundings of specially protected areas in legislation of the Czech Republic.

Second chapter firstly provides a definition of landowner in specially protected areas. In connection with the state as landowner in specially protected areas, the rest of the second chapter is dedicated to latter mentioned issue. Followed by an introduction of fundamental institutes that the state implements in terms of achieving the aim of the state being the majority landowner of selected specially protected areas due to its uniqueness.

The legal regulation of specially protected areas imposes significant restrictions on ownership rights in real property, more significantly on landownership. After briefly introducing the issue of restrictions on ownership, the third chapter deals with restrictions on ownership (landownership) in part six of Act no. 114/1992 Coll., on Nature and landscape protection. Some of the restrictions mentioned in the third chapter are deemed to provide a landowner an opportunity to participate in the nature and landscape protection. Final part of the chapter deals with the rights to use the land in specially protected areas.

The fourth chapter focuses on economic aspects of landownership or the rights to use the land in specially protected areas. The fourth part addresses two economic instruments, compensation for owners of forest and agricultural land, and subsidies.

The fifth chapter provides with an overview of the legal regulation of specially protected areas in the legislation of the Czech Republic. A brief introduction is followed by a more detailed analysis of instruments that aim to protect specially protected areas. The rest of the chapter focuses on description and comparison of all six categories of specially protected areas with the emphasis on restrictions imposed on landowner.

**Key words: specially protected areas, ownership right, nature and landscape protection**