

**PROBLEMS OF FORECASTING AND PLANNING THE USE OF LAND RESOURCES OF THE  
MUNICIPAL DISTRICT IN THE TRANSITION TO AN INNOVATIVE MODEL**

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**ABSTRACT:**

**The article focuses on forecasting the use of municipal land resources in the transition to an innovative model, development problems, assessment of the region in terms of suitability for use, identification of industrial and economic needs for land for the forecast period, development of inter-sectoral land balance, land use-analyzes issues such as development of measures, protection, restoration of land, development of measures to increase productivity or preparation for the forecast period.**

**Keywords: land resources, inter-sectoral land balance, protection, restoration of land, land policy, intersect oral land balance, and land ownership.**

**INTRODUCTION:**

Planning includes the adoption of planned decisions by authorized bodies or persons. The ultimate goal of planning is to develop a plan that defines the composition, structure, procedure for carrying out activities necessary to fulfill the tasks, including the qualitative and quantitative characteristics of the control object in the current and settlement periods.

Planning the use of land and their protection is an essential function in the land management system, which determines the prospects for rational land use. Land use

planning is an instrument for the implementation of a land policy and development of land use in the country, as well as the coordination of federal, regional and municipal priorities and interests in land management and protection, territorial organization of production and environmental management.

**MATERIALS AND METHODS:**

N. I. Ivanov proposes to consider "planning and organizing the rational use of lands and their protection as a set of technical and economic and organizational and territorial measures undertaken by the state aimed at the optimal use of the entire land fund of administrative and territorial entities on the basis of socio-economic goals and objectives of the state and regions, as well as taking into account interests in the development of land use of local self-government and business entities"[9]. A structurally functional scheme for the implementation of land use planning and protection is given in the appendix.

Forecasting is now becoming one of the most important management functions. Forecasting is one of the forms of foresight along with a hypothesis and plan, and without knowledge of prospects, future opportunities and consequences, it is impossible to imagine any modern activity.

Under the forecasting of the use of land resources, we understand the probabilistic judgment about the possible state of the

studied object in the future, as well as about the ways and timing of achieving certain goals and results.

Forecasting the use of land resources is a preplanned pre-project stage of the implementation of land cadastral works. Organization of work on forecasting the use of land resources is a set of interrelated activities aimed at optimizing the entire forecasting process.[1]

The objectives of the organization of work on forecasting the use of land resources are:

- Collection and systematization of the necessary information for forecasting;
- Training of specialists who know the basic techniques and methods of forecasting;
- The formation and organization of the functioning of the working bodies of programming integrated with existing management services.

The form of organization of the tasks in question is determined by [2]:

- Substantial issues
- Solutions;
- The composition and degree of preparedness of specialists;
- Terms of work;
- Traditions of the institution;
- Relations between researchers;
- The presence of an informal leader;
- Scientific school;
- Personal qualities of each researcher, etc.

Prediction of land use is reduced to the following stages:

1. Assessment of the territory in terms of suitability for their use.
2. Determining the needs of industries and the national economy in the land for the forecast period.
3. Development of intersectoral land balance of the territory.
4. Development of measures for the use of land of all categories.

5. Development or preparation for the forecast period of measures to protect, restore, improve the fertility of the land.

6. Determination of the required amount of investment for the implementation of projected activities.

7. Verification of forecasts [7].

Forecasting the use of land resources is comprehensive and includes:

- 1) Economic forecast - explore the prospects for the development of individual elements of productive forces and production relations: labor productivity; use and reproduction of labor resources and fixed assets; investment objects; economic growth rates; determination of the volume, composition and quality of the products;
- 2) Forecasting the use of land resources - provides an analysis of the modern use of land resources, the redistribution and development of new lands, redistribution of land between owners;
- 3) Social forecast - includes the consumption of food and non-food products by the population, retail trade, the development of non-productive sectors: general and non-vocational education, culture and art, healthcare and housing and communal services, public services for the population.
- 4) Forecasting the demographic situation - cover the population movement and reproduction of labor resources, the level of employment of the able-bodied population, its qualification and professional composition. They include indicators of the number and natural movement of the population (fertility, mortality), the ratio of sex and age composition, etc.

In the process of implementing the cycle of regulation of activities on the use of land resources, planning activities are preceded by the following actions in the framework of forecasting:

- Definition of planning boundaries;

- Providing the authorities authorized to conduct planning, baseline indicators necessary for the preparation of the plan;
- Providing planning authorities with the opportunity to choose the path to achieve the goal;
- Warning authorities authorized to conduct planning about the possible consequences of the development and implementation of the plan.

This shows the unity and interaction of planning and forecasting [9].

### **RESULT AND DISCUSSION:**

Planning for the rational use and protection of rural lands in developed European countries is based on the Unified Agricultural Policy of the European Union (CAP), which was adopted in 1957 and is still being gradually adjusted and improved. Taking into account the deep differences existing both in the rural territories themselves and in general in the development of the agricultural sector of each of the countries of the European Union, the CAP provides for the distribution of the identified strategic priorities through a four-stage planning system: planning at the EU level, national planning at the level of EU countries; planning of regions, municipalities – within states [8].

The organizational schemes for developing forecasts abroad and in our country have fundamental differences. Abroad, specialized agencies are involved in the development of forecasts. These include REND Corporation, the Hudson Institute, the Institute for the Future and others in the United States; The International Institute for Strategic Studies, the Association for Program Analysis, the Center for Predictive Research and others in the UK; the Tyubengend Institute. Wikert, problems of marketing, public opinion and economic forecasting, the Society for the Promotion of Future Research and World

Problems, and others in Germany, etc. It should be noted that along with government agencies are developing private-sector forecasts. When organizing work on forecasting the use of land resources in foreign countries, special attention is paid to practical activities, applied methods of forecasting, quantitative assessments of various phenomena are highlighted. The development of theoretical principles is carried out at a much lower level.

In Russia, the development of forecasts is carried out by separate departments of various research institutes, as well as problem laboratories and departments of various universities. Disadvantages in the organization of work on forecasting the use of land resources in our country:

- Weak involvement in the work of specialists directly related to forecasting;
- Lack of clear tasks and functions of individual departments;
- The fuzziness of structural and organizational construction.

In addition, the problems of financing and technical support significantly reduce the quality of work and impede the implementation of forecasting developments in practice.

The ideal organization of work on forecasting the use of land resources includes only the customer and the contractor, since it allows to reduce time losses, which positively affects the effectiveness of the entire forecasting process. This pattern is typical mainly for foreign countries.

The customer must solve the following tasks assigned to him:

- Develop generalized forecast materials for the development of the object;
- To form a bank of problems in the field of development of a research subject;
- Coordinate the work of all organizations involved in the development of forecasting documents;

- Participate in the formation of long-term research and development plans in the field of land ownership (land use) of the region;
- Develop requirements for forward-looking documents;
- Develop methodological and regulatory documents (materials) for predicting the development of an object.

The functions of the customer include:

- Development of tasks for performers and coordination plan agreed with performers;
- Coordination of work in the field of forecasting the investigated tax object;
- Preparation and improvement of methodological materials for the development of forecast documentation;
- Generalization of forecasts made by contractors;
- Analysis of the development options of the object in question;
- The formation of a bank of problems in the field of land ownership (land use) of the region;
- Coordination, examination and approval of forecast documents. The functions of the executors of work on forecasting the use of land resources include:
  - Clarification of the goals and objectives of the development of the forecast;
  - Definition of subsystems and elements, the forecasting of which should be made in this organization;
  - Development of forecasts;
  - Socio-environmental and economic assessment of forecast proposals;
  - The formation of a bank of problems in the field of improvement and development of the object.

#### **CONCLUSION:**

The planning process is a stage prior to making a management decision about what and how to do. Since you always have to make a decision under the existing restrictions (financial, material, labor, level of organization

of activity) and selected priorities (appropriateness based on existing situations, circumstances), the main goal of planning is to determine the optimal proportions, including between necessary and possible, as close as possible to a more complete satisfaction of needs.

With regard to environmental management planning, this process is carried out in order to satisfy the needs for properties, qualities, the amount of natural resources with known limitations (environmental, economic, and social) and, accordingly, the criteria. The validity of these proportions determines the effectiveness of the subsequent decision, so the planning process itself should be systematic in time, space and creative, designed to design the desired future, and not create short-term calm.

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