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ECONOMIC METHODS OF LAND RESOURCES' REPRODUCTION

The approaches to the classification of economic methods of management in land resources' reproduction are studied; the methodological apparatus of economic support for land resources reproduction in the Republic of Kazakhstan is improved.

Keywords: management of land resources reproduction; economic incentives; payment of damages, land payments.

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**ЕКОНОМІЧНІ МЕТОДИ УПРАВЛІННЯ
ВІДТВОРЕННЯМ ЗЕМЕЛЬНИХ РЕСУРСІВ**

У статті розглянуто підходи до класифікації економічних методів управління відтворенням земельних ресурсів, на основі чого удосконалено методологічний апарат економічного забезпечення відтворення земельних ресурсів у Республіці Казахстан.

Ключові слова: управління відтворенням земельних ресурсів; економічне стимулювання; відшкодування збитків; плата за землю.

Табл. 1. Літ. 11.

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**ЭКОНОМИЧЕСКИЕ МЕТОДЫ УПРАВЛЕНИЯ
ВОСПРОИЗВОДСТВОМ ЗЕМЕЛЬНЫХ РЕСУРСОВ**

В статье рассмотрены подходы к классификации экономических методов управления воспроизводством земельных ресурсов, на основе чего усовершенствован методологический аппарат экономического обеспечения воспроизводства земельных ресурсов в Республике Казахстан.

Ключевые слова: управление воспроизводством земельных ресурсов; экономическое стимулирование; возмещение убытков; плата за землю.

Problem statement and its relation to important scientific and practical tasks. The dynamic development of the agricultural sector of the economy is determined to a great extent by the nature and the potential of an area, primarily land. Studying agricultural land resources in terms of their origin, it should be noted that they are natural, subject to certain laws of economic development, and exist independently of people's will.

Therefore, the understanding of economic role and purpose of land not only for the needs on business entities, but also for the society as a whole should form the basis for the study of land resources and components, organically complementing them in agriculture. Agricultural enterprises are not always aware of the limited land resources, the need for their intended use and above all, the objective need for compliance with the laws on reproduction based on economic parameters. The topicality of land reproduction consists also in the fact that most of the currently existing theoretical, methodological and applied research on the problem insufficiently takes into account the obligations of business entities in terms of land conservation and rational use.

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Land resources in agriculture combine such features as territorial basis to place productive forces, properties of natural resources and main production means. The level of their reproduction is determined by the nature of economic impact of economic entities managing them. The motivation to study land supply in the agricultural sector of economy is often the level of development of productive forces and production relations. The nature of these relations has led to different, sometimes contradictory theories, concepts, attitudes, methods etc. Through economic methods the management of land resources' reproduction is carried out more efficiently, as they presuppose mandatory implementation of the provisions on agricultural products' pricing, preferential taxation, financing, imposing economic sanctions, taxes and compensations. Hence, the study of land resources' reproduction through economic methods is an important scientific issue.

Analysis of recent publications on the problem. Among the scientists studying the problems of management of land resources' reproduction the following ones can be singled out: K.O. Aytahanov (2011), S.P. Gilevich (2012), R.Kh. Karipov (2011), S.B. Kenenbaev (2012), V.I. Kiryushin (2011), V.M. Krasnitsky (2011), T.T. Tazabekov (2011), V.G. Shafronov (2011), M. Mann (2012), J. Oforish (2012), R. Prosteman (2012) and others. These authors present different points of view on the land resources' reproduction, justifying the need for this process.

The objectives. This paper aims at analyzing and improving economic methods of classification of land resources' reproduction management.

Findings. The current development of productive forces in the Republic of Kazakhstan leads to an increase in the volume of nature management. In recent years, there has been a tendency to the deterioration of quality and ecological condition of agricultural lands (Gilevich, 2012). Management of land resources' reproduction should result not only in the increase of their productivity, but above all in preservation, improvement and protection of land as a living organism that needs adequate human activity.

Theory and practice of land management has a set of methods through which implementation of land ownership, land use, and restoration of soil properties is provided. Among these methods there are legal, technological, information and advisory, administrative, economic ones (Krasnitsky, 2011; Tazabekov, 2011; Shafronov, 2011). But in literature there is no single approach to the classification of these methods.

Economic methods of management of land tracts' reproduction under modern conditions are the most effective means of influencing the subjects of land management, because their use allows creating economic conditions encouraging landowners and land managers carry out their activity being useful for society, to solve certain issues in accordance with national and personal interests. The use of a particular method of management of land reproduction is determined by the nature of regulated relations, specifics of regulation objects, competence of regulation subject, importance of the issue regulated, relation between subject and object (Krasnitsky, 2011). It should be determined not by subjective desire of the regulation subject, but preconditioned by scientific principles of the activity on the land relations regulation, prescribed or permitted by legal rules.

Economic methods of management of land resources' reproduction are the means of achieving economic management objectives through the implementation of

economic laws. In other words, economic methods in the contemporary sense are economic calculations based on the conscious use of the entire system of economic laws and categories of market economy (Karipov, 2011).

A set of economic methods is conditioned by the ownership of basic means of production. Economic methods of land resources' reproduction management aim at creating economic conditions triggering the rational use and protection of land without the impact of administrative measures. In terms of paid use of land a group of economic methods covers financial, marketing and fiscal tools. Their implementation is carried out by public financing of certain types of land use, creating reserve budgets for the development of territories, creating favorable and burdened conditions to use land, payment of damages, valuation of land and real assets, formation of a developed market, land taxation and so forth.

Economic methods of management of land resources' reproduction are realized through regulating the economic parameters contributing, on the one hand, to the employees' achievements of better results in their work, and on the other hand, to economic regulation of rational use and protection of lands. The tools within economic methods of management of topsoil reproduction are financial stimulation of workers as subjects of land management, which is expressed primarily in basic wage (Kiryushin, 2011).

Economic methods of regulation of the rational use and protection of lands within their reproduction presuppose: 1) economic stimulus; 2) compensation paid to business entities; 3) payment for land.

Economic incentive is a method of control, based on economic interests of land users; it makes the foundation for land use rationalization. The system of economic incentives is a combination of developed and implemented measures aimed at strengthening the interest of land users to gain high profit. Economic incentives for land reproduction include (Prosterman, 2012):

- provision of tax and credit incentives to individuals and legal entities carrying out at their own expense the measures provided by national and regional programs of land reproduction;
- appropriating funds for state or local budgets to citizens and legal entities to recover the previous state of lands made unusable;
- exemption from payments for land plots being in the process of agricultural development or improvement of their condition in accordance with state and regional programs;
- compensation payment from budgetary funds for income reduction of land owners and land users resulted from temporary preservation of degraded and unproductive lands.

Compensation paid to entities is singled out among economic methods of management. Public policy should be aimed not only at promoting the reproduction of land, but also at recovering damages caused by withdrawal (redemption) or temporary reoccupation of land. Besides, compensation should be paid as a result of restrictions on the rights of land owners and land users, including tenants; land degradation, or becoming unusable for its intended purpose resulted from negative impact caused by the activities of enterprises, institutions, organizations and citizens. In cases of damages and destruction of land caused by land owners and land users, the latter shall

be subject to economic sanctions in the form of appropriate penalties adequate to the damage caused.

Payment for the use of land takes an important place in the system of economic regulation of the rational use and protection of land, as well as the reproductive activity. Article 9 of the Land Code of the Republic of Kazakhstan (June 20, 2003) states that the payment for land in the country is carried out in the form of land tax and rent. The abovementioned types of payment for land have the following purpose (Kiryushin, 2011):

- formation of funds to finance measures on rational use and protection of lands;
- improvement of soil fertility;
- reimbursement to land owners and land users for management and production on the lands of inferior quality;
- keeping records of land cadastre;
- land management and land monitoring;
- land reform and development of human settlements' infrastructure.

Analyzing the research of scientists, one can find other approaches to the classification of economic methods of management of land resources' reproduction based on the suggestions to develop investment mechanisms of reproduction, to use innovative technologies in land management, to establish a system of financial funds formation for reproduction and conservation of land resources. Possible economic methods of management of land resources' reproduction in the current market conditions are systematized in Table 1.

Table 1. Methodological Approaches to Economic Support for Management of Land Resources Reproduction in the Republic of Kazakhstan

	Management activities for land resources' reproduction	Necessary prerequisites for successful reproductive measures
1	Creating a system of investment support of land relations' development	Formation of an investment-attractive land use
2	Development and implementation of the mechanism of economic incentives for rational land use	Elimination of the negative trend of sharp reduction of humus layer in the soil of the country and preservation of natural values of landscapes
3	Formation of an automated system for monitoring the state and efficiency of land use	Introduction of effective state control over land use and protection
4	Promote the use of innovative technologies in the field of agricultural land use	Introduction of resource-saving technologies in the processes of economic management of land
5	Creating a system for formation of financial funds for reproduction and conservation of land resources	Improving the financial provision in the field of land resources and increasing environmental resistance of areas
6	Establishing a land bank	Improving financial and credit support for landowners and land users
7	Improving methods of monetary valuation of land and tax base in terms of market factors	Improving the system of payment for land and increasing public revenues
8	Creating new market system of land taxation	Ecologically oriented differentiation of taxation of income from the sale of land of different purpose

Developed by the authors basing on (Aytahanov, 2011; Mann, 2012).

The use of the proposed economic methods of land resources' reproduction management will enable the production to react in a more flexible and faster way to changing social needs. Subjects of management will get more rights, will carry out the functions being previously a part of the responsibilities of government agencies. In this case, the latter get the possibility to focus on strategic issues of predicting and planning economy development as a whole. It is economic management methods that allow achieving the most harmonious combination of public, collective and individual interests, to ensure the effective land reproduction for various applications.

Conclusions. The analysis carried out in this paper shows that the most common classification of economic methods consist of economic incentives, compensation paid to economic entities, payment for the land in the form of land tax and rent. Improving the list of management methods in land reproduction provides for creating a system of investment support of land relations' development, formation of an automated system for monitoring the state and efficiency of land use, creation of the system of formation of financial funds for reproduction and protection of land resources and other measures. Successful testing of the suggestions will allow for improving the quality of management of land resources' reproduction in the current market environment.

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