

THE ROLE OF LAND ACCOUNTING IN THE DEVELOPMENT OF REGIONS

Abstract

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In this article, the possibility of regional development through the rational use of the available land resources of the district, that is, the complete and accurate management of land accounting, is studied on the example of Orta Chirchik district of Tashkent region. In this, the focus is mainly on the existing agricultural lands in the district, and the socio-economic effect that can be achieved when the existing land fund is fully used has been studied.

Key words: Land accounting, regional development, agricultural land.

PQ-4702 "On the introduction of the system for rating the socio-economic development of regions" aimed at the development of regions in our country, "Additional measures to further improve the activities of sectors for the comprehensive socio-economic development of regions" No. PQ-4102 of the Council of Ministers, No. 121 of the Cabinet of Ministers "On effective use of available land areas and rational placement of crops for abundant harvest", the country's perspective is with the development of society, that is, the development of regions. Approaching under the slogan of state development proves that regions can be developed only by applying a scientific approach.

Based on the above-mentioned considerations, our object selected in the research work is Orta Chirchik district of Tashkent region, that is, a district within Tashkent region. In this case, the subject and specialty approach is a reasonable research. Areas occupied by agricultural lands of the district, their quality and quantity, types of use, and the extent to which land use covers the existing land

fund were studied. providing scientifically based proposals will allow to find optimal solutions for the development of the region.

Agricultural machinery available in the district

Table 1

Naming	Total number of machines	This is the period of use of the equipment				
		1-5 years	6-10 years	11-15 years	16-20 years	20 year more
Total:	649	151	123	64	33	278
In company farms	X	X	X	X	X	X
In farms	517	133	96	50	13	225
Including						
In the field of agriculture	517	133	96	50	13	225
Cotton - grain	496	124	92	47	11	222
Vegetable growing	X	X	X	X	X	X
Grain growing	X	X	X	X	X	X
Vegetable farming	X	X	X	X	X	X
Gardening and viticulture	X	X	X	X	X	X
Horticulture	X	x	X	X	X	X
Viticulture	X	x	X	X	X	X

Therefore, according to Table 2.3.1, the existing agricultural machinery in the district is used only in farms, farming and cotton-grain cultivation, vegetable-polishing, horticulture, viticulture, horticulture, viticulture and it is not used at all in horticulture. Out of the total number of machines in the whole district, the largest number corresponds to the machines used for more than 278 years. There

are only 151 contracts with a term of 1-5 years. The largest number of machinery used in agriculture, cotton-grain cultivation and farms, 225, corresponds to the number of obsolete machinery.

Provision of basic types of agricultural products to the population of Orta Chirchik District, Tashkent Region

Table 2

Product name	Unit of measure	The volume of the produced product	Fixed annual rate		District cost coverage (%)
			per soul	To the total population of the district	
Fruit	Tons	4390	73,1 kg	13691,6	3,21
Potatoes	Tons	30245	52,6 kg	9852,0	30,7
Vegetable	Tons	131306	119,2 kg	22326,2	58,81
Polise	Tons	5629	17,2 kg	3221,6	17,47
Grapes	Tons	1268	17,5 kg	3277,8	3,87
Rice	Tons	3251	9,8 kg	1835,5	17,71
Peas	Tons	-	1,4 kg	262,2	0,0
Bean	Tons	-	2,0 kg	374,6	0,0
Meat	Tons	21238,4	42,8 kg	8016,4	26,,9
Meat	Tons	48193	140 kg	26222,0	18,38
Milk	Tons	168464,0	204 piece	38209,2	44,09
Egg	Tons	19,3	1,5 kg	281,0	6,9
Fish	Tons	365,8	10,7 kg	2004,1	18,3

As can be seen from this table 2.3.2, the highest rate of compensation of the district's output is 58.81% in products grown on agricultural land. Almost all the products mentioned above are grown on agricultural land. The highest percentages of these products are shown in vegetables (58.81) and potatoes (30.7). This indicator cannot be considered high in terms of the available land fund areas intended for agriculture.

Chronically unused land in Orta Chirchik District, Tashkent Region

Table 3

№	Type of unused land areas	Land areas that have been continuously unused since 2000 (ha)	Areas of unused land since 2012 (ha)
1	Irrigated lands	55	82,9
		Now preparing for planting	The fact that crops are not being prepared at all
2	Homestead lands	68,3	2,3

Based on the figures given in Table 2.3.4 above, chronically unused land in Orta Chirchik District of Tashkent Region, 137.9 hectares of irrigated land are not being used. There is also 2.3 hectares of farm land.

Irrigated land is the most valuable part of agricultural land. Because 1 hectare of irrigated land is more productive than 10 or even 100 hectares of

remaining land if it is used productively and rationally. Irrigated land is also valuable because it is possible to grow any type of product on this land. That is, in this case, we will be able to grow exactly what kind of food product in the district is in high demand, and in case of food shortage. For example, if there is 100 hectares of vacant dry land, but there is a demand for irrigated crops in the district, i.e. if that crop is in short supply, since we have 100 hectares of unused land, we will not be able to produce this product. In terms of quantity, we have land, there is not enough opportunity.

In this case, we will determine the amount of tax that will fall if 137.9 hectares of unused land is allocated for farming using the average credit score of the district:

$$N_1=(137.9 \times 0.95 \times 1)$$

$$N_1= 131,005$$

The tax amount calculated above was the amount that would come to the State tax base in one year from the unused land area of 135 hectares, according to the data in Table 2.3.4 about the chronically unused land in Orta Chirchik district of Toshken region in 2000 55 hectares of chronically unused land since 2012, and 82.9 hectares of unused land since 2012. During the intervening years, 55 hectares and 82.9 hectares of irrigated land were not used during 12 years.

The amount of one-year land tax collected from 137.9 hectares of land, calculated on the basis of formula 2.3.1 above, is 131 million. In this case, during the years when the land is not being used, the land tax for this area is as follows:

$$N_1=(55 \times 0.95 \times 1)$$

$$N_1= 52.25 \text{ (one-year land tax amount)}$$

$$52.25 \times 22 = 1149.5 \text{ (amount of land tax in 22 years)}$$

$$N_1=(82.9 \times 0.95 \times 1)$$

$N_1 = 78,755$ (one-year land tax amount)

$78,755 \times 12 = 945,06$ (amount of land tax for 12 years)

These above figures are the amount of land tax collected from the unused amount of agricultural land in this object, especially the irrigated land. The purpose of quoting these numbers is the effect of the full use of available land based on the land account in the development of the territory, that is, the state budget when the full use of the available land areas is established, in addition to working on the basis of rational or optimal solutions. showing the economic benefits that accrue.

Conclusion:

As a result of the scientific research, the state of the existing land accounting of the district was analyzed. As a result of the analysis, there are a total of 956 houses in the district, of which 20% are in Okhunboboyev massif, 0.42% in Dostlik massif, none in Ortasaroy massif, 2.6% in Karasuv massif, 5.2% in Nyi zhela massif, 0 in New Tulkin massif. 89%, 0.6% in A. Navoi massif, 1.35% in Kim Pen-Hwa massif, 1.04% in Gulistan massif, absent in Rovatak massif, 0.80% in Istikbol massif, 1.42% in Uzbekistan massif. Not available in Kaitmas massif, 12.6% in Bakht massif, 5.34% in Chaqikat road massif, 1.62% in A. Ikramov massif, 1.72% in Pure White Gold massif, 6.84% in Tosh DAU massif, in Konchi massif It was found that 14.81% of agricultural land is in poor condition.

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