

Reports on land use planning in Scotland

by Henry Stanley
Halton Agric. Rep.

During my three week tour of Scotland, June 1 to 21, along with the six Ontario Junior Farmer members, I had an opportunity to look at some of the land use planning taking place in that country.

As of May 1975, Scotland switched from 32 County Councils to nine regional authorities taking in 49 districts. Each region is now preparing a regional report, to be completed by next May, assessing priorities in their region, etc. After the regional structural planning, each district will do its own planning in five to seven years, development controls are expected in key areas of that country.

Soil surveys and land inventories maps are now being prepared for all of Scotland. A new Community Land Bill empowers each municipality to purchase land required for future development from the owners at the agricultural value. No development in the future is to be permitted except on land purchased from the local authorities. This bill is designed to cut out competition for the agricultural land from specu-

lators. Profits from the sale of development land will go to the municipality to be used by the community.

For several years, no new housing is permitted in the countryside of Scotland. After the last war, several small holdings of approximately 12 acres were provided to soldiers and others wishing to get into farming. As these are no longer large enough, several are being amalgamated into one farm unit. Excess houses in many cases are being torn down in an attempt to keep the rural areas free from non-farm encroachment. There is a preference among the planners for the grouping of agricultural dwellings for farm employees in small villages or towns, rather than out in the rural areas. Council houses, owned by the local municipality are found in large numbers throughout Scotland. These often rent for \$10 to \$20 per week depending upon the income of the tenant.

New buildings must be located at least 80 feet from a main roadway. In some areas there are height controls and controls over the color of the buildings—light asbestos

roofs are forbidden in some cases in favor of green to blend into the landscape. Buildings only are assessed for municipal taxes, while land is free from taxes.

Wildlife preservation is much more evident throughout Scotland than here in Ontario. Pockets of woods or streams are often managed by the owner or the government to encourage wildlife, in many cases for hunting purposes.

Rented farms
Scotland has some six per cent of the population employed in agriculture—very similar to Ontario. However, about one-half of the farmers are farming on rented land. The tenure system gives just about as much security as ownership. If the tenant is doing a good job of farming the land, it is almost impossible to remove him from the property unless the owner can prove real hardship. Thus, many tenant farmers remain in farming until they die and then the farm is taken over by one of the children.

The target of agriculture in Scotland for the next five to 10 years is to increase annual food production by two and a half per cent per year. It is

hoped that by doing this the country can eventually become self-sufficient.

At the moment the farmers in Scotland appear to be in the same position as Ontario farmers found themselves about five years ago. They have death taxes, wealth tax which is an annual tax based upon their net worth and capital transfer tax. The National Farmers Union, the strong farm voice in Scotland is fighting hard to have some of these taxes removed or lowered but success is questionable.

Phase down subsidies
The farmer in Scotland receives considerably more subsidies than his coun-

terpart in Canada. New buildings have been subsidized at 40 per cent regardless of cost. However, now that Scotland is part of the European Economic Community, these subsidies are being phased down.

I was most impressed with the quality of farming in Scotland with yields of hay, grain and grass considerably above those in Canada. However, we in Ontario can boast of considerably higher milk yields from our Holsteins than is obtained from their Friesians. Milk prices in Ontario are also approximately \$1.50 per cwt. higher than in Scotland.

Silver seekers

Five 4-H Dairy Calf Club members from Halton are participating in the Silver Dollar Competition sponsored by the United Breeders Inc. Each member must be at least 15 years of age and have a dairy calf as a 4-H project.

Representing Halton are Holly Hurren, Campbellville; Bruce McGee, Norval; Bill Robinson, Georgetown;

Lynne Stewart, Hornby; and Joseph Weeden, Oakville. These members are scored on a written quiz, an essay, showmanship and on their calf.

Quiz and essay night is Friday, August 15 at the United Breeders headquarters in Guelph. Show day is Saturday, August 16 at the Orangeville fair grounds.

Federation offers two \$100 scholarships

Halton Federation of Agriculture offers two annual scholarships of \$100 each to assist worthy students from the Region of Halton beginning agricultural or family and consumer studies at the University of Guelph or similar studies at one of the Colleges of Agricultural Technology in Ontario (Ridgetown, Kemptonville, Centralia or New Liskeard).

These awards will be made on the basis of agricultural background and academic standing as well as participation and achievements in 4-H, Junior Farmer and other community activities.

In the event that no first year student applied for one of these scholarships, applications from second year students would be considered.

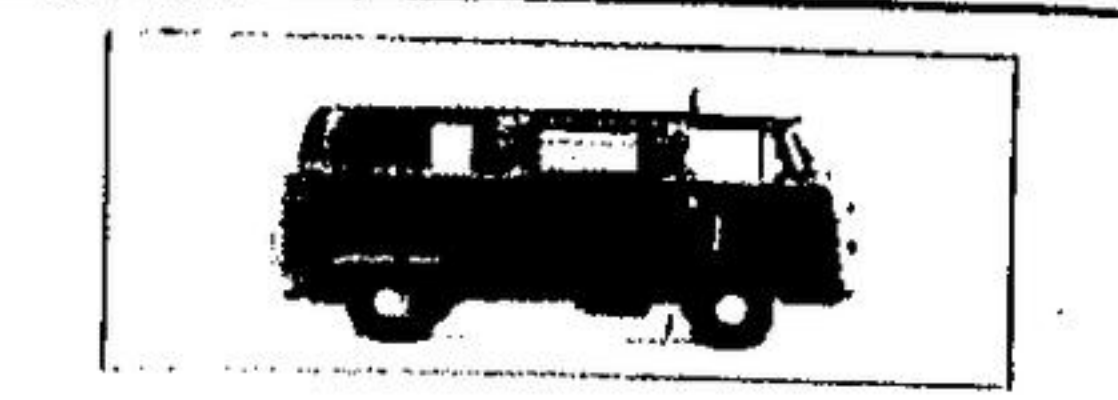
Application forms are available at the Agricultural Office in Milton and should be returned by Sept. 1 to the attention of Henry Stanley.

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