Is land consolidation just a dream in Hungary?

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Historical background
Area: 93029 km²
Inhabitants: 10.2 million
Change of political regime in 1989

Changes on ownership:
Re-privatisation process in all hierarchy of the economy

Division of agricultural land by sectors in 1989:

Compensation policy, re-privatisation of the former socialist co-operatives

Over 5.1 mil. ha. of agricultural land and forest has been split up into about 2.6 mil. parcels and divided between about 1.8 mil. new owners

Impacts of compensation, re-privatization

Besides the advantages, many negative impacts:

inadequate size, shape of parcels

(ca. 3 m x 365 m)

Impacts of compensation, re-privatization
Badly situated parcels:
very fragmented
distribution of parcels belonging to one owner

one owner
Impacts of compensation, re-privatization

don’t support the viable family farming and the competitiveness

Impacts of compensation, re-privatization

don’t fulfil the requirements of the agricultural system of the EU

Land property: average size distribution

Problem solution: TAMA

• Computer-aided land consolidation project
• Launched: 1993, finished 2000
• Hungarian-German co-operation

The aim of TAMA project

Develop a method for a computer-aided land consolidation

At the beginning: exchange, concentration of parcels

Later: more elements:
• village development,
• ecological planning,
• village melioration.

Final goal: to improve the living conditions in the rural areas

Land consolidation. Definition

The Munich Statement on land consolidation: „Land consolidation is gate towards sustainable rural development."

A main objective of land consolidation is to improve the land holdings of farmers by concentrating their farms in as few parcels as possible, and to support the farms with roads and infrastructure when needed. Protecting the environment and fostering better livelihoods in rural communities have become increasingly important elements in land consolidation.

Land consolidation can be carried out in a variety of forms ranging from the simple reorganisation of farmlands to comprehensive rural development projects.

Land consolidation Definition

Two types of land consolidation: Simple, Complex

Common feature: Both types focus on the spatial restructuring of land ownership and/or user rights based on legal procedures regarding land administration.

Simple land consolidation: exchange and reallocation of parcels in order to optimize conditions in the agriculture sector.

Complex land consolidation:
• integrated method, enlarges the possibilities, adds elements
• improve the sustainability of rural livelihood
Participating villages in TAMA

Pilot:
16 settlements
1998: small region

Aspects of selection: differences in interest, localisation, natural endowments, agricultural cultivation, structure of parcels.

Preparation for the implementation

• General preparations (info, meetings)
• Analysis of the opinions (confidence, contrary opinions.)
• Establishment of working teams in the villages (connection, Questionnaires for surveying the demands)
• Meetings, open days (Interactive connection)

Preparation Data collection I.

• Land registry data (owner, properties, legal circumstances): Land Registry
• Information on land users: User’s Inventory

Preparation Data collection II.

Cadastral maps
Topographical maps 1:10 000
Topographical maps 1:100 000

Preparation Data collection III.

Database of Administrative Boundaries

Preparation Data collection IV.

Aerial photographs, high resolution satellite imageries, geological, hydrographical maps
Infrastructural and institutional framework

- Installation of the information technology infrastructure (hw/sw)
  - softwares:
    - Hungarian GIS sw (ITR)
    - German GIS sw (PIA, db_G)
    - Coreldraw
    - MSOffice (Excel, Access)
- Establishment of the institutional framework by education, training

Preparing the starting digital maps

- land cultivation,
- soil types,
- slop categories,
- subsoil water,

Draft of land consolidation plan

The thorniest step in the whole process.
Reason: the lack of the land consolidation law

The only way to realize the land consolidation plan: voluntarily, compromise.
Without compromise: failure of the process (partial land consolidation)

Summarised result of the project in the 16 pilot communities

<table>
<thead>
<tr>
<th>County</th>
<th>Village 1</th>
<th>Village 2</th>
<th>Village 3</th>
<th>Village 4</th>
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<td>Somogy</td>
<td>Partly (24/56)</td>
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Land consolidation in the “Three Brooks Small Region”

model for rural development program initiated by small regions (bottom up)
difference: primary goal
- to start the sustainable development
- to improve the quality of life via the implementation of land consolidation
- land consolidation became a tool for rural development, sustainable agricultural development, landscape and environmental protection, village development, village renewal, ecological planning.

Land consolidation in the “Three Brooks Small Region”
Results in the “Three Brook Small Region”

The land consolidation process turned into complex rural development. Some results:

- Elaboration of a strategy program for rural development
- Preparation of applications, competition for EU funds, assistance
- Farmers understand and accept the necessity of land consolidation

Bottom up initiative → complete fulfilment

Analysis of the experiences of the land consolidation project

General result:

- the TAMA project called the attention to the possibilities and benefits of land consolidation.
- need of land consolidation recognised

Why???

Analysis of the experiences of the land consolidation project

Overview and general remarks

- Political aspect: political will existed, but changes in the different governments
- Legal aspect: lack of law (Land Consolidation, National Land Fund)
- Social aspect: untimely schedule
- Financial aspect: expensive - who pays?
- Ecological aspect: need for complex rural development
- Bottom up initiative!!!

The continuation

2002: Dutch-Hungarian project: Practice of Integrated Rural Development in Hungary

Main principle: (Munich statement):

“The application of land consolidation should be seen in the framework of an overall agricultural and rural development policy, and as an essential tool within a range of instruments to achieve sustainable rural development”.

Conclusion

Is land consolidation just a dream in Hungary?

Land consolidation is a starting point for solving problems of rural development, agriculture, environmental protection, social, cultural matters.

No, it is not!

Must will: develop a suitable structure of agricultural land in the interest of the sustainable development.

Thank you for your attention!

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