

## ORGANIZATION OF EFFECTIVELY BALANCED LAND USE

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The article is devoted to the topical issues of organization of effectively balanced land use in Ukraine. This paper analyses the economic, environmental and social aspects of land management. The aspects of land reform are studied.

It is emphasized that the land use in the general sense is an activity with land use and protection and implementation of other organizational and administrative functions in the land delimited territory.

In market conditions, an important place in the land use is discharged to cadastral evaluation. Cadastral land valuation on a scientific basis and in strict compliance with technology evaluation work will provide all kinds of forms of land use by most accurate information that will establish the real value of a land tax and rents and other payments.

In evaluating the spatial placement of land use, the main components must be ecological, natural and economic characteristics. For an efficient and sustainable land use in agricultural production, the important principles are the land use sustainability and targeted land use. The analysis of sustainable

land use shows that the stable and proper land use generally provides effective and balanced land use.

Exploring the productive land potential as an economic category, it may be noted that the comprehensive valuation of the productive land potential reflects its quantitative and qualitative characteristics; determines the degree of rationality of its use; provides the economic valuation and identifies the dominant factors affecting the land use efficiency.

The solving of the problem of balanced land use level depends on how a balanced land use will be generated, and potential natural, social, economic, ecological conditions and land opportunities will be considered.

The implementation of the proposed model of the process of organizing balanced land use in a market economy provides forming the effectively balanced land use. Organizing effective sustainable land use – is not just a set of balanced and coordinated resources for time management. Its content is the implementation of a programmed system of public and internal control that provides full and efficient land use.