объектілердің нарықтық құнын анықтауды қамтиды. Бағалау - сұрау салу бойынша бағалау туралы есепті ұсынған кезде және бағалау мақсаттарына сәйкес жүргізіледі.

Кілт сөздер: Жер-мүліктік кешен, бағалау, кадастрлық құн, нарықтық құн, объект.

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IMPROVEMENT OF METHODOLOGICAL APPROACHES TO THE VALUE ASSESSMENT OF OBJECTS OF THE LAND-PROPERTY COMPLEX

Annotation

Evaluation of the land-property complex involves determining the market value of all the objects that are on the balance of the analyzed land-property complex, which includes the assessment of buildings and structures, the valuation of machinery and equipment, land and land valuation, valuation of vehicles and other assets. The valuation is made on request and in accordance with the purpose of the assessment, at the time of the submission of the evaluation report.

Key words: Land-property complex, valuation, cadastral value, market value, object.

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FOREST TAXATION INDICATORS OF *QUERCUS ROBUR L.* IN THE ZHAYIK RIVER FLOODPLAIN OF WEST-KAZAKHSTAN REGION

Abstract

The article presents the materials on the current state of oak plantations in the floodplain of Zhayik river in the West Kazakhstan region. Forest taxation indicators point to the unsatisfactory condition of oak groves.

Key words: oak, Zhayik river, oak forests, floodplain forests, age group.

Introduction

West - Kazakhstan region occupies the north-western part of Kazakhstan and is located on the border of two continents: Europe and Asia. The State Forest Fund of West Kazakhstan region under the authority of the regional akimat is 210,3 hectares, including forest-covered area is 99,8 thousand hectares, floodplain forests along the river Zhaiyk (formerly Ural) occupy 80,5 hectares [1].

The surface of the region naturally decreases in the direction from the north-east to the south-west and is quite clearly divided into five major geomorphological regions: the western part of the Poduralskoye plateau, the southern part of Common Szyrt hill, the Predszyrt ledge, the northern part of the Caspian lowland and the valley of the middle reaches of Zhayik river [2].

Materials and methods

The climate of the region is formed under the influence of Arctic, Iranian and Turanian air masses. In the cold period of the year is dominated by air masses coming from the western spur of the Siberian anticyclone, in the warm season they are replaced by overheated tropical masses

from the deserts of Central Asia and Iran. Thus, continental and extremely arid type of climate is formed, the feature of which is the instability of atmospheric precipitation, low relative air humidity, intense evaporation, abundance and duration of solar radiation during the summer period and the presence of severe frosts in winter.

The average annual air temperature is positive and is 3.9-4.4°. Summer is hot and long, winter is moderately cold. The absolute minimum temperature reaches - 35°C, and the absolute maximum - + 41° C, that is, the absolute amplitude is 76°C.

The total area of the floodplain forests of Kazakhstan is about 160 thousand hectares, and 80.5 thousand hectares of it is growing on Zhayik. These forests are characterized by one important feature: they are dependent on the flood pattern and often die with a lack of moisture or, conversely, the excess of it [3].

All the floodplain oaks of Zhaik are repeatedly cut down and represent coppice plantations of no more than 80 years, whose height, as a rule, does not exceed 20-25 m, and the diameter is 40-50 cm [4].

Results and discussion

In past auditing periods the composition of plantations was significantly better, where the share of hardwood in 1950 was 44%, in 1962 37%, in 1972 26%, and in 2013 - 10.3%. The composition of hardwood plants decreased by 33.7%, and softwood increased by 32.3%. Significant changes occurred in the average taxation indicators - stock, density and age. The stock of petiolate oak decreased by 2.3%, and the density by 23.8% compared to the previous forest inventory. A similar pattern is observed in other species. This indicates that during this period there is a process of plantation destruction caused by climate change, the irrigation planning by the forest management organization is negatively affected by the use of fellings. In this regard, large reserves of ripe and over-mature forest are created, which die from year to year, lose their technical qualities and are subsequently cut down by sanitary felling and released to the local population [1].

In West Kazakhstan Oblast there are 8 state forest institutions for forests and fauna protection and only 3 of them have petiolate oak plantations (Table 1).

The total area of oak groves in the floodplain of the Zhaiyk River is 2475 hectares, the average age of the plantations is 50 years. Distribution of oak plantations by age groups revealed that saplings (1 and 2 age class) occupy about 5%, about 24% of the total area occupied by middle-aged stands, maturing forest extended to 393 m, or 16%, the largest area occupied by mature and overripe plantings -55%. The above material indicates an unreliable state of the floodplain oak groves, the economy is maintained at overmatured stand.

Table 1 - Distribution of oak plantations in West Kazakhstan region

State Forest Institutions for forests and fauna protection	The total area of oak forests, hectares	Middle age, years	Area of oak groves by age group, hectares			
			saplings of 1 and 2 classes	middle-aged	maturing	mature and overripe
Burlinsk	1383	53	74	317	242	750
Uralsk	150	43	10	96	15	29
Yanvartsevo	942	53	39	174	136	593
Total:	2475	50	123	587	393	1372

Burlinsky State Institution accounts for about 56% of all oak forests in Zhayik river. Of all The main forest-forming species are such forest-forming species like petiolate oak, poplar black and white, dwarf elm, willow tree.

The last forest management is allocated 4 - categories of forests: forestry, forbidden, field protective and protective.

The current state of forests is characterized by the predominance of poplar and sedge plantations.

In the last revision periods the plantations included more oak and elm. The share of hardwood in the 1950s was 44%, in 1962 - 37%, in 1972 - 26%, and now less than 10.3%.

Thus, there is a systematic decrease of hardwood and increase of softwood species.

Significant changes occurred in the average taxation indicators of stock and density, which decreased in oak by 2.3 and 23.8%, and in elm by 2.5 and 46.5% compared to the last forest inventory.

In Burlinsky and Yanvartsevsky state institutions the largest areas are occupied by oak plantations of 4-7 age classes. Here their areas are respectively 88.3 and 96.6%. And the predominant are in both cases 6-7 classes of age [1].

Conclusion

Thus, from the above material it is clear that the oak plantings of the floodplain of Zhaiyk River are in a depressed state: an insufficient number of undergrowth is noted, ripe and overmature species predominate in the plantations, the number of saplings is 10 times smaller, which will result in undesirable succession of species in the future.

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БАТЫС ҚАЗАҚСТАН ОБЛЫСЫНДАҒЫ ЖАЙЫК ӨЗЕНІНІҢ ЖАЙЫЛМАСЫНДАҒЫ *QUERCUS ROBUR L.* ОРМАН ТАКСАЦИЯЛЫҚ КӨРСЕТКІШТЕРІ

Аңдатпа

Мақалада Батыс Қазақстан облысындағы Жайық өзенінің алқабындағы емен алқаптарының қазіргі жағдайы туралы материалдар келтірілген. Орман таксациялық көрсеткіштері емен ағаштарының қанағаттанарлықсыз екендігін көрсетеді.

Кілт сөздер: емен, Жайық өзені, емен ормандары, жайылмалы ормандар, жас тобы.

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ЛЕСОТАКСАЦИОННЫЕ ПОКАЗАТЕЛИ *QUERCUS ROBUR L.* В ПОЙМЕ РЕКИ ЖАЙЫК ЗАПАДНО-КАЗАХСТАНСКОЙ ОБЛАСТИ

Аннотация

В статье приведены материалы по современному состоянию дубовых насаждений в пойме реки Жайык Западно-Казахстанской области. Лесотаксационные показатели указывают на неудовлетворительное состояние дубрав.

Ключевые слова: дуб, река Жайык, дубовые леса, пойменные леса, возрастная группа.

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ЭКОЛОГИЧЕСКИЙ МОНИТОРИНГ ЗЕМЕЛЬНЫХ УГОДИЙ ЛОКАЛЬНОГО УРОВНЯ НА ПРИМЕРЕ ПАСТБИЩ, ПРИЛЕГАЮЩИХ К ПОСЕЛКУ БАЙМЫРЗА ЕНБЕКШИЛЬДЕРСКОГО РАЙОНА, АКМОЛИНСКОЙ ОБЛАСТИ

Аннотация

В статье приведены результаты экологического мониторинга пастбищ, прилегающих к поселку Баймырза, Енбекшильдерского района, Акмолинской области – проведено агрохимическое обследование почвы, изучены густота стеблестоя, ботанический состав и урожайность травостоя пастбищ и определена корреляционная зависимость между ними. Установлено, что почвы пастбищ обладают низким содержанием нитратного азота, низким содержанием фосфора и гумуса, угодья определены как очень низкопродуктивные пастбища с большой долей плохопоедаемых видов растений.

***Ключевые слова*:** экологический мониторинг, плодородие почвы, густота стеблестоя, ботанический состав, пастбищная масса.

Введение

Протяженность территории Казахстана с севера на юг составляет 1650 км, с запада на восток 3000 км. При этом пастбища занимают 188 млн.га или 70% территории страны и расположены во всех четырех природно-климатических зонах и двух горных областях. Согласно Закону о пастбищах Республики Казахстан [1], улучшение состояния пастбищ на такой огромной территории и предотвращение процессов их деградации невозможно без проведения геоботанического обследования пастбищ на уровне местного исполнительного органа района. Геоботаническое обследование пастбищ, проведенное в комплексе с почвенными исследованиями, является, по сути, экологическим мониторингом пастбищ.

Экологический мониторинг пастбищ – система наблюдений и контроля их состояния с целью своевременного выявления происходящих на них изменений для разработки соответствующих мероприятий и принятия управленческих решений.

Экологический мониторинг является многоуровневой системой. Выделяют системы детального, локального, регионального, национального и глобального уровней [2]. Однако только на уровне поселков, с учетом конкретных обстоятельств естественного состояния пастбищ, видов и интенсивности хозяйственных нагрузок на них, можно разработать научную концепцию экологического мониторинга и решить вопросы ее практического осуществления [3]. Кроме того, актуальность проведения экологического мониторинга пастбищ вблизи населенных пунктов обуславливается высокой степенью их деградации в результате чрезмерного выпаса. По данным Управления земельных отношений, площадь пастбищ Акмолинской области составляет 6,7 млн. га, из них деградированных – 1,4 млн. га (20%), причем их продуктивность в степной зоне не превышает 3-5 ц/га, в сухостепной зоне – 2-3 ц/га сена [4].

В связи с этим, целью исследований было проведение детальных наземных исследований пастбищ на локальном уровне возле поселка Баймырза Енбекшильдерского района, Акмолинской области в 2013-2016 годах.