

The importance of effective land use plans
Ardhi Ni Uham - SOIL IS LIFE
Ushindi FM Radio
Script

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Host: Welcome dear listener to the Soil is Life programme broadcasting from Ushindi FM on 98.6 MHz, Mbeya, Tanzania. Today we are discussing about the importance of effective land use plan. Our programme managed to speak with Mr. Krispin Kisengo, Manyoni district urban planning officer found in Singida region.

Do you know what effects occurring, when the government does not have effect land use plan? Join us from beginning to end of this programme.

This programme is supported by the Food and Agriculture Organization of the United Nations (FAO) and the World Association of Community Radio Broadcasters (AMARC), please stay tuned to Ushindi FM Radio 98.6 Mhz. I am Halima Mwakyosa to present this programme.

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Host: Remember that you can share your opinions; write a short message to the phone number 0719970665. Let us now start our programme and it is the time for our guest to introduce.

Guest: My name is Krispin Kisengo, Manyoni District Urban Planning Officer. The district found in Singida region.

Host: Mr. Krispin can you please tell our listener what is Land Use Plans?

Guest: Effective Land Use Plans is a process of evaluating economic activities, social activities and habitat development to help land users select the best way to increase productivity and development in securing community needs.

These community needs are not for today but also next generation. This means land use plans is the way used to preserve environments including land to assure is used today and for the next generations.

In land use planning, social activities is given priorities and different areas are selected for various uses economically. For instance, cultivation, conservative, business, and other community use areas. The most important to do is to ensure all resources and land those are used today will be used by our children and grandchildren the same way we enjoy today.

We have all grown in African families and we know past cultures all family members were eating together in same plate. There are others members were satisfied and other not. So, preparing Land use plans is similar to sharing of the food in the same plate for each individual so that everyone can determine his/her own speed of eating. Sharing the land for specific use will help individuals decide the use according to the plan.

Host: Why district councils are supposed to have land use plans?

Guest: Land Act, village land act and Land use plans act requires district councils and village councils to prepare a land use plans in their areas. And reasons which attracted some laws in this sector are as follows:

Firstly, increase of land conflicts among land users. For instance we are sure of land conflicts cases reported in our country between farmers and livestock e.g in Kilosa and other parts of the country. The reason is using the same area for cultivation and livestock. The land use plans shows borders for users of each aspects and enable land users not to interfere each other.

Secondly, Land use plans is a way enables land users to get ownership of the land. When district councils prepare land use plans always they provide areas in accordance to the planned activities and users can buy and own the planned land. So when they buy the lands the government will issue ownership certificate which can be used to secure loans from bank.

Thirdly, Land use plans are planned to reduce soil erosion and contamination of water sources because all water sources areas are highly needs care. Without land use plans people will continue to use those areas for unrelated activities.

Fourthly, land use plans are prepared to combat deforestation, as most of people in urban and rural areas use charcoal burning for cooking. So having land use plans will help land users know and preserve forests in planned specific areas.

Host: What are the benefits of land use plans?

Guest: In land use plans we have the following benefits:-
Firstly, we mostly focus on sustainable development because we can use land and other natural resources for today without destruction of them for next generations use.

Secondly, using land use plans enables good selection of areas for various activities such as cultivation, livestock, and business. This will prevent land conflicts because each land user will be able to access selected or planned areas for specific activities.

Thirdly, using land use plans will increase productivity because government will select areas based on the research conducted. For example when the land is best for agricultural activities will be planned for such activities and users will benefit.

Fourthly, land use plans will reduce land conflicts because areas will be selected according to the specific use. Farmers will have their own land, livestock for their owner land.

Fifthly, Destruction of soil will be eradicated because of planned areas to be used for

specific activities. This includes preserving of our forests.

Host: Dear listeners, you are listening to Soil is life programme and today we are discussing about effective land use plans. You can give your opinion about what you have heard in this programme by write a short message on the phone number 0719 97 06 65.

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Host: Mr. Kisengo can you please tell our listener what are the effects occur when the government does not have land use plans?

Guest: If the government does not plan land uses the following will occur:

Firstly, increase of land conflicts among land users like farmers and livestock.

Secondly, poor sustainable development because without land use plans users cannot manage the proper use of the land. This includes destruction of land for the use of next generations.

Thirdly, lose of natural resources such as forests, because deforestation is increasing day by day. Land use plans can have a policy to protect forests.

Fourthly, soil erosion can increase. When people cut tress the land left will not have any protection so it is very easy to be affected by erosion.

Fifthly, without land use plans land utility interference can occur. For instance habitat and industrial areas cannot be close together. So land use plans is needed to reduce the stated points above.

Host: What general advice for government and land users could you tell them now?

Guest: What I can advice land users is to care and preserve the land you use. Land is your source of all development and likewise to the coming generations. Taking care of government and experts advises is the key to success.

Host: Land use plans is the solution to land conflicts and soil erosion if serious measures taken according to the Soil is Life programme today. We hope you have enjoyed more and ready to take the step ahead by preserving your land. For comments and advice on this program write short messages on the following phone number 0719 97 06 65. My name is Niku Mwakyosa, thank you for listening and goodbye.

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