



SCOTTISH LAND COMMISSION
COIMISEAN FEARAINN NA H-ALBA

Making More of Scotland's Land Our Programme of Work 2018 to 2021



The Programme of Work¹ sets out the main workstreams the Scottish Land Commission will undertake in delivering against the Strategic Plan 2018-21. The Commission's role combines leadership and non-regulatory culture change with statutory functions to review and advise on legislative and policy change. Our Strategic Plan sets out how our work contributes to the Scottish Government's purpose and national outcomes, in particular the role of land reform in delivering sustainable and inclusive economic growth.

Our work will combine:

- **Engagement and communications**
stimulating awareness, collaboration and change on the ground;
- **Research and evidence**
commissioning and collating the research and evidence necessary;
- **Guidance and codes**
developing guidance and codes of practice to help shape good practice;
- **Making recommendations**
for change in legislation, policy and practice.

The Programme sets out the major activities we currently intend to undertake, though is not a comprehensive list of all our expected or on-going work. The full scope of activity, associated resources and performance measures are set out in our annual business plans for each financial year.

This is intended to be a rolling Programme of Work which the Commissioners will keep under review. We will publish an updated programme on an annual basis.

The Programme of Work is structured around the four strategic priorities set out in our [Strategic Plan](#).

We expect our workstreams to focus on both policy and practice. While some will necessarily lead to recommendations for longer term legislative or policy change, we are also working more immediately with partners to identify changes in practice that can be implemented in the short term, leading to change and improvement on the ground.

We take a collaborative approach to scoping and delivering the work identified here, actively seeking opportunities to support changes in practice. We meet regularly with stakeholders wherever we can help improve practice and resolve issues, and to ensure the ongoing relevance of our Programme of Work.

We also continue to build on the high level of public engagement established in the first year of the Commission, through public meetings, participation at relevant events and open communication.

¹ The Programme of Work is required under section 9 of the Land Reform (Scotland) Act 2016

Programme of Work as at April 2018:

1. Land for Housing and Development

	Workstream	Activity	2018-19	2019-20	2020-21
1.1	Improve redevelopment of vacant and derelict land	a) Work with local authorities to develop a more ambitious approach to tackling vacant and derelict land, underpinned by research on causes and consequences.			
		b) Develop detailed proposals for a Compulsory Sales Order mechanism.			
1.2	Address constraints to land assembly for development and effective place-making	a) Identify options to encourage more public interest led development.			
		b) Assess options to address constraints to land assembly for development.			
1.3	Review of land value and ownership in the current operation of the housing land market	a) Evaluate the extent to which the treatment of land ownership and value in the current operation of the housing land market is effective in serving the public interest.			
		b) Evaluate the impacts of land banking practices.			
		c) Assess options for more effective land value capture.			
		d) Identify options for addressing current lack of robust data on land values in Scotland.			

2. Land Ownership

	Workstream	Activity	2018-19	2019-20	2020-21
2.1	Address issues arising from scale and/or concentration of land ownership	a) Review international experience in managing issues of scale and concentration in patterns of land ownership.			
		b) Assess the implications and identify options to address impacts of scale and/or concentration of land ownership including localised monopoly situations.			
2.2	Review of the role of charitable and trust status in land ownership	a) Review the implications of charitable and trust status land ownership in relation to the public interest.			
		b) Publish good practice guidance for charitable land owners.			
2.3	Delivering greater community benefit through Common Good Land	a) Assess options for greater community benefit from Common Good Land including potential for community management and ownership.			
2.4	Review the effectiveness of community right to buy mechanisms	a) Assess the effectiveness of current mechanisms.			
		b) Identify improvements to make it easier for communities to buy land where it is in the public interest.			
2.5	Use of Land Value Taxation	a) Review international experience of land value taxation and identify potential policy options of relevance to Scotland.			

3. Land Use Decision Making

	Workstream	Activity	2018-19	2019-20	2020-21
3.1	Community involvement in land management decision-making	a) Baseline research to establish appropriate measures/indicators of community involvement in land management decision making.			
		b) Advise on implementation of Scottish Government guidance on community involvement.			
		c) Monitoring to assess progress.			
3.2	Good Practice Codes and Guidance	a) Develop a programme of good practice codes and guidance to provide further clarity on implementing the Land Rights and Responsibilities Statement.			
3.3	Review of the costs and impacts of fiscal policy in relation to diversity of ownership and land use decision making	a) Identify how current tax exemptions and reliefs affect decision making in relation to land ownership and use in relation to the public interest.			
3.4	Realisation of human rights	a) Assess the opportunities provided by land reform for further realisation of economic, social and cultural human rights.			

4. Agricultural Holdings

	Workstream	Activity	2018-19	2019-20	2020-21
4.1	Implement, promote and monitor Codes of Practice	a) Improve the relationships and efficiency of agricultural lease and joint venture mechanisms, through the use of Tenant Farming Codes of Practice.			
		b) Identify where further codes may be helpful.			
		c) Investigate inquiries into alleged breaches of codes of practice.			
4.2	Guidance notes on legislation	a) As new legislation comes into force, issue guidance for landlords and tenants to understand the implications of new legislation.			
4.3	Review of the operation of agents	a) Conduct a survey on the views of landlords and tenants, consult with agents and make recommendations to Ministers.			
4.4	Review barriers to entry into agriculture	a) Assess options for new or adjusted letting, joint venture and other models that would increase the availability of land to new entrants.			
4.5	Tenant Farming Advisory Forum	a) Facilitate a Tenant Farming Advisory Forum to identify and discuss issues relevant to the maintaining and developing the tenant farming sector and guide relevant research.			

***Note on Timescale**

Many of the workstreams will involve on going phases of work including scoping, review and recommendations. This is a rolling Programme of Work and we expect new elements of work to come into the Programme as these workstreams develop.