STATUTORY INSTRUMENTS

1984 No. 1309

LANDLORD AND TENANT

AGRICULTURAL HOLDINGS

The Agriculture (Miscellaneous Provisions) Act 1976 (Units of Production) Order 1984

Made - - - -	*15th August* 1984
Laid before Parliament	*22nd August* 1984
Coming into Operation	*12th September* 1984

The Minister of Agriculture, Fisheries and Food in relation to England and the Secretary of State in relation to Wales, in exercise of the powers conferred on them by section 18(3B) of the Agriculture (Miscellaneous Provisions) Act 1976(**a**), and of all other powers enabling them in that behalf, hereby make the following Order:—

Citation, commencement and interpretation

1.—(1) This Order may be cited as the Agriculture (Miscellaneous Provisions) Act 1976 (Units of Production) Order 1984 and shall come into operation on 12th September 1984.

(2) Any reference in this Order to "the Schedule" shall be construed as a reference to the Schedule to this Order.

Prescribed units of production

2. There is hereby prescribed in relation to each agricultural enterprise relating to agricultural land specified in column 1 of the Schedule the unit of production specified opposite that enterprise in column 2 of the Schedule, being a unit designed for the assessment of the productive capacity of such land.

Amount of net annual income from prescribed units of production

3. In relation to any unit of production prescribed in this Order the amount which is to be regarded for the purposes of section 18(3A) of the Agriculture (Miscellaneous Provisions) Act 1976 (definition of "commercial unit of agricultural land") as the net annual income from that unit for the period 12th September 1984 to 11th September 1985 inclusive shall be the sum specified opposite that unit of production in column 3 of the Schedule.

(**a**) 1976 c. 55; section 18(3A) and (3B) was inserted by the Agricultural Holdings Act 1984 (c. 41), section 3(3); the definition of "the Minister" in section 94(1) of the Agricultural Holdings Act 1948 (c. 63), which applies by virtue of section 18(7) of the said Act of 1976, was amended by the said Act of 1984, Schedule 3, paragraph 23(*b*).

In Witness whereof the Official Seal of the Minister of Agriculture, Fisheries and Food is hereunto affixed on 2nd August 1984.

L.S.

Michael Jopling,
Minister of Agriculture, Fisheries and Food.

Nicholas Edwards,
Secretary of State for Wales.

15th August 1984.

Articles 1(2), 2 and 3

SCHEDULE

PRESCRIBED UNITS OF PRODUCTION AND DETERMINATION OF NET ANNUAL INCOME

Column 1	Column 2	Column 3
Enterprise	Unit of production	Net annual income from unit of production
		£
1. *Livestock*		
Dairy cows:		
Channel Islands breeds	cow	110.50
Other breeds	cow	153.54
Beef breeding cows:		
On eligible land as defined in the Hill Livestock (Compensatory Allowances) Regulations 1979(a)	cow	102.66
On other land	cow	57.77
Beef fattening cattle:		
Fed under an intensive cereal system	average head(1)	49.24
Fed in any other way	average head(1)	41.15
Dairy replacements	average head(1)	35.23

(a) S.I. 1979/1748; the relevant amending instrument is S.I. 1982/1886.

Column 1	Column 2	Column 3
Enterprise	Unit of production	Net annual income from unit of production
		£
Calves fattened for veal	head sold	19.30
Ewes:		
On eligible land as defined in the Hill Livestock (Compensatory Allowances) Regulations 1979	ewe	11.20
On other land	ewe	7.30
Store lambs (including ewe lambs sold as shearlings)	head sold	5.90
Goats	goat	75.21
Pigs:		
Sows and gilts in pig	sow or gilt	69.43
Pork	head sold	2.71
Cutter	head sold	4.20
Bacon	head sold	5.01
Heavy hogs	head sold	6.71
Poultry:		
Laying hens	hen	0.93
Broilers	chick purchased	0.12
Capons	chick purchased	0.35
Point-of-lay pullets	chick purchased	0.22
Turkeys	chick purchased	0.46
Ducks	chick purchased	0.23
Rabbits	doe	9.97
2. *Farm arable crops*		
Barley	hectare	120.46
Beans or peas—stockfeed	hectare	120.52
Grain maize	hectare	276.54
Herbage seed	hectare	149.73
Linseed	hectare	121.65
Mixed corn	hectare	90.57
Oats	hectare	115.20
Oilseed rape	hectare	183.98
Peas:		
Dried	hectare	140.59
Vining	hectare	159.08
Potatoes:		
First early	hectare	659.13
Maincrop	hectare	682.70
Seed (including those sold as ware)	hectare	785.89

Column 1	Column 2	Column 3
Enterprise	Unit of production	Net annual income from unit of production
		£
Rye	hectare	95.59
Sugar beet	hectare	293.82
Sunflowers	hectare	122.07
Wheat	hectare	169.89
Other arable crops	hectare	316.60
3. *Outdoor horticultural crops*		
Asparagus	hectare	985.43
Beans:		
Broad	hectare	303.99
French	hectare	325.52
Runner	hectare	1815.17
Beetroot	hectare	876.42
Brussels sprouts	hectare	723.03
Cabbage, Savoys and sprouting broccoli	hectare	866.26
Carrots	hectare	1094.74
Cauliflower and winter broccoli	hectare	981.18
Celery	hectare	2876.08
Leeks	hectare	1750.47
Lettuce	hectare	1670.91
Nursery stock:		
Container grown	hectare	18576.20
Field grown	hectare	3491.50
Onions:		
Dry bulb	hectare	813.32
Salad	hectare	3117.90
Outdoor bulbs	hectare	1045.17
Parsnips	hectare	661.26
Rhubarb—natural	hectare	1959.49
Turnips and swedes	hectare	368.28
Watercress	hectare	10965.68
Other outdoor horticultural crops	hectare	1268.00
4. *Protected crops*		
Single crop cycle:		
Heated ornamentals	1000 square metres	3396.00
Fully heated vegetable (approximately 22°C lift in temperature)	1000 square metres	2429.07
Forced narcissus	1000 square metres	1950.00 per cycle
Forced tulips	1000 square metres	3040.00 per cycle
Mushrooms	1000 square metres	3911.47 per cycle

Column 1	Column 2	Column 3
Enterprise	Unit of production	Net annual income from unit of production
		£
Other single crops	1000 square metres	3452.00
Crop sequences:		
Heated (approximately 18°C lift in temperature)	1000 square metres	1664.40
Heat assisted (approximately 8°C lift in temperature)	1000 square metres	1313.73
Unheated	1000 square metres	924.93
5. *Orchard fruit*		
Apples:		
Cider	hectare	254.26
Cooking	hectare	921.82
Dessert	hectare	921.82
Cherries	hectare	754.44
Pears	hectare	824.26
Plums	hectare	474.05
Other orchard fruit	hectare	838.00
6. *Soft fruit*		
Blackcurrants	hectare	666.38
Gooseberries	hectare	867.67
Raspberries	hectare	1701.26
Strawberries	hectare	2183.79
Other soft fruit	hectare	2928.47
7. *Miscellaneous*		
Bees	colony	9.96
Deer	breeding hind	16.87
Hops	hectare	994.37
Trout-for table	tonne sold	325.00
Vines	hectare	227.93

(1) An average head represents one animal (irrespective of age) kept for 12 months. In the case of an animal kept for less than 12 months, a pro rata adjustment of the net annual income should be made.

EXPLANATORY NOTE

(This Note is not part of the Order.)

This Order prescribes units of production for various enterprises relating to agricultural land and sets out the amount which is to be regarded as the net annual income from each such unit for the year 12th September 1984 to 11th September 1985 inclusive. (These units of production, so far as relevant to the assessment of the productive capacity of a unit of agricultural land, are to be used, in conjunction with the net annual income ascribed to those units of production, in calculating the net annual income of the unit of land when assessing whether that unit of land is a commercial unit of agricultural land for the purposes of the succession provisions in Part II of the Agriculture (Miscellaneous Provisions) Act 1976, as amended. A commercial unit of agricultural land is defined in section 18(3A) of the 1976 Act by reference to the production of a net annual income from the unit of not less than the average annual earnings of two full-time, male agricultural workers aged 20 or over. Figures are published by the Ministry of Agriculture, Fisheries and Food as representing the average annual earnings for one such worker.)

By virtue of paragraph 1(4)(*a*) of Schedule 2 to the Agricultural Holdings Act 1984 the provisions of this Order also apply when ascertaining whether for the purposes of the succession provisions in that Schedule a person nominated by the retiring tenant is the occupier of a commercial unit of agricultural land.

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