YUKON FARM SURVEY

1991

PREPARED BY

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HIGHLIGHTS

FARM PROFILE

* 137 FARMS REPORTED ON THE YUKON FARM SURVEY *

* AVERAGE FARM SIZE IS 135 ACRES *

* AVERAGE FARM SALES IN 1991 WERE $12,500 *

* AVERAGE FARM CAPITAL IS $175,000 *

* 28% OF FARMS ARE IN THE PRIMARY DEVELOPMENT STAGE *

* 88% OF FARM OPERATORS ARE INTENDING TO FURTHER DEVELOP THEIR HOLDING IN THE NEXT 3-5 YEARS *

* 15% OF FARMS ARE FULL TIME OPERATIONS *

* 42% OF HOLDINGS HAVE A FARM BUSINESS *

* 68 FARMS REPORTED HIRING SEASONAL LABOUR *

AGRICULTURAL LAND USE

* THERE ARE 18,300 ACRES OF FARMLAND IN THE YUKON *

* 13,000 ACRES ARE IN PRODUCTION OR UNDER DEVELOPMENT *

* 8,900 ACRES ARE IN LIVESTOCK OR CROP PRODUCTION *

* 4,200 ACRES OF LAND WERE UNDER DEVELOPMENT FOR PRODUCTION IN 1991 *

* 32% OF DEVELOPED FARMLAND IS IN CROPS *

* LIVESTOCK PRODUCTION OCCURS ON 57% OF THE LAND IN PRODUCTION *

* SIXTY PERCENT OF AGRICULTURAL HOLDINGS ARE TITLED *

PRODUCTION PROFILE

* REPORTED SALES FOR 1991 WERE $1.7 MILLION *

* 71% OF AGRICULTURAL PRODUCTION OCCURS IN THE WHITEHORSE REGION *

* LIVESTOCK ACCOUNTED FOR 53% OF TOTAL SALES *

* FIELD CROPS, HORTICULTURE AND GAME FARMING EACH ACCOUNT FOR 10 - 15% OF TOTAL FARM SALES *

* ESTIMATED VALUE OF ADDITIONAL ON-FARM CONSUMPTION IS $ 600,000 *

* ESTIMATED TOTAL VALUE OF PRODUCTION IS $ 2.3 MILLION *

* EXPORT SALES OF YUKON GROWN PRODUCTS FOR 1991 WERE $100,000 *

DEVELOPMENT PROFILE

* PRODUCERS INDICATE THAT AVAILABLE TIME & FINANCING ARE THE MOST LIMITING FACTORS TO FURTHER HOLDING DEVELOPMENT *

* THE THREE MOST IMPORTANT INFRASTRUCTURE NEEDS LISTED FOR INDUSTRY DEVELOPMENT ARE: AN ABATTOIR, VETERINARY SERVICES & VEGETABLE STORAGE FACILITY *

* THE HIGH COST OF FREIGHT AND GOODS/SERVICES AND THE AVAILABILITY OF CREDIT ARE THE MOST LIMITING ECONOMIC FACTORS *

* RESPONDENTS INDICATED THE AVAILABILITY OF LAND IS THE MOST IMPORTANT GOVERNMENT POLICY & SERVICE *

* EXTENSION AND RESEARCH & DEMONSTRATION WERE INDICATED AS THE NEXT MOST IMPORTANT GOVERNMENT SERVICE *

* THE AVAILABILITY OF GRANTS WAS LISTED AS THE LEAST IMPORTANT POLICY OR SERVICE *

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INTRODUCTION

This report is the culmination of a two year process developing comprehensive statistics on the Yukon agriculture industry. It is based on data collected through the 1991 Yukon Farm Survey. Highlights from the 1986 and 1991 Statistics Canada Census of Agriculture have been included for comparative purposes.

The Yukon Farm Survey was a cooperative project initiated in 1991 by the Agriculture Branch and the Yukon Agricultural Association. It was developed in response to a need for detailed information on production levels, economic indicators and utilization of land within the agriculture industry. In addition to this information, survey respondents were asked to prioritize their needs as they relate to the development issues of the industry. Funding of $25,500 was acquired by YAA in 1991 through Economic Development for project costs. A project team was established from members of the Agriculture Branch, Bureau of Statistics and YAA to carry out the survey.

SURVEY METHODS

Questionnaire Development: The Survey was designed to capture information unavailable from Census of Agriculture statistics. Efforts were focused on collecting data that reflected both the current state of industry development and expected growth trends. A pilot survey was carried out with the assistance of 6 local farm operators.

Collection Procedures: Based on Agriculture Branch, YAA and Lands Branch sources, a listing of 260 potential survey respondents was compiled. Of this total, 140 persons were surveyed for a capture rate of 54%. Surveys were carried out by Statistics Bureau staff, by telephone or personal interview, starting December 1991 and ending May 1992. Additional responses were collected by mail-out short survey in the spring of 92. All surveys were conducted on a voluntary basis.

Data Quality: The survey team attempted to collect data from every farm operation in the territory. A total of 137 farms were reported. It is estimated that 20% of known operations were not captured due to refusals or unavailability of the producer. Summarized data was provided by the Bureau of Statistics to the Agriculture Branch and YAA team for analysis and interpretation. For comparative purposes the data was validated against Table 32: Selected Agricultural Data, Yukon and Northwest Territories 1991, (Statistics Canada, 1991).

Confidentiality: The strictest confidentiality was maintained throughout the survey. Interviews were not conducted by radio or mobile phone. Where necessary, data has been aggregated to maintain confidentiality.

DEFINITIONS

The following definitions were developed for the Yukon Farm Survey:

Farm: a holding producing agricultural products with the intent for sale. Included were those persons involved in developing a holding for the same purpose. Backyard gardeners were not included.

Farm Operator: the owner of the holding.

Farm Type: classified by production activity.

Sector Activities:

Livestock: domestic animals for breeding or production purposes.
Animal products: eggs, wool, dairy products and hides.
Game Farming: for breeding or production purposes.
Field crops: cereals, forages, seed crops and soil improvement.
Horticulture: greenhousing and field scale vegetables & berries
Other Products: honey, sod, wild rice, topsoil, compost/manure.
Holding Development: development with the intent of making sales.

Lands in Production: includes all cropland, improved pasture, unimproved pasture, fenced areas and shelterbelts.

Land Suitable for Production: farmlands considered suitable for production by producers

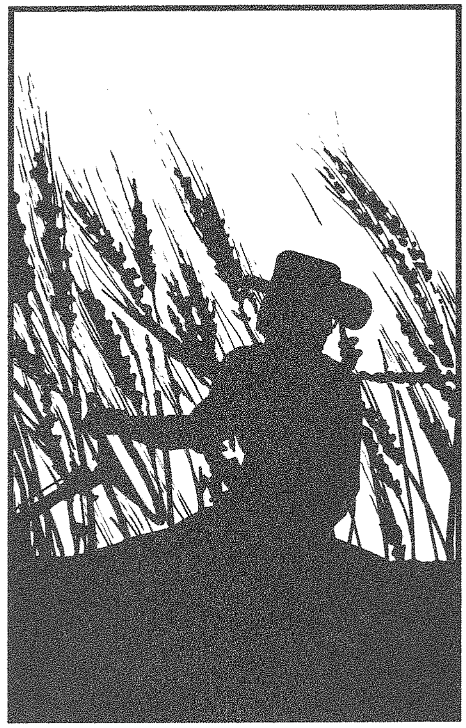
Lands Not Suitable for Production: farmlands having limitations making them unsuitable for production.

Other Lands: includes buildings, structures, penned areas, roads and right of ways.

Value of Production: a summed value comprised of total sales and estimated on-farm consumption.

Farm Receipts: farm sales reported

On-Farm Consumption: an estimated dollar value of production consumed on farm.



Industry Overview

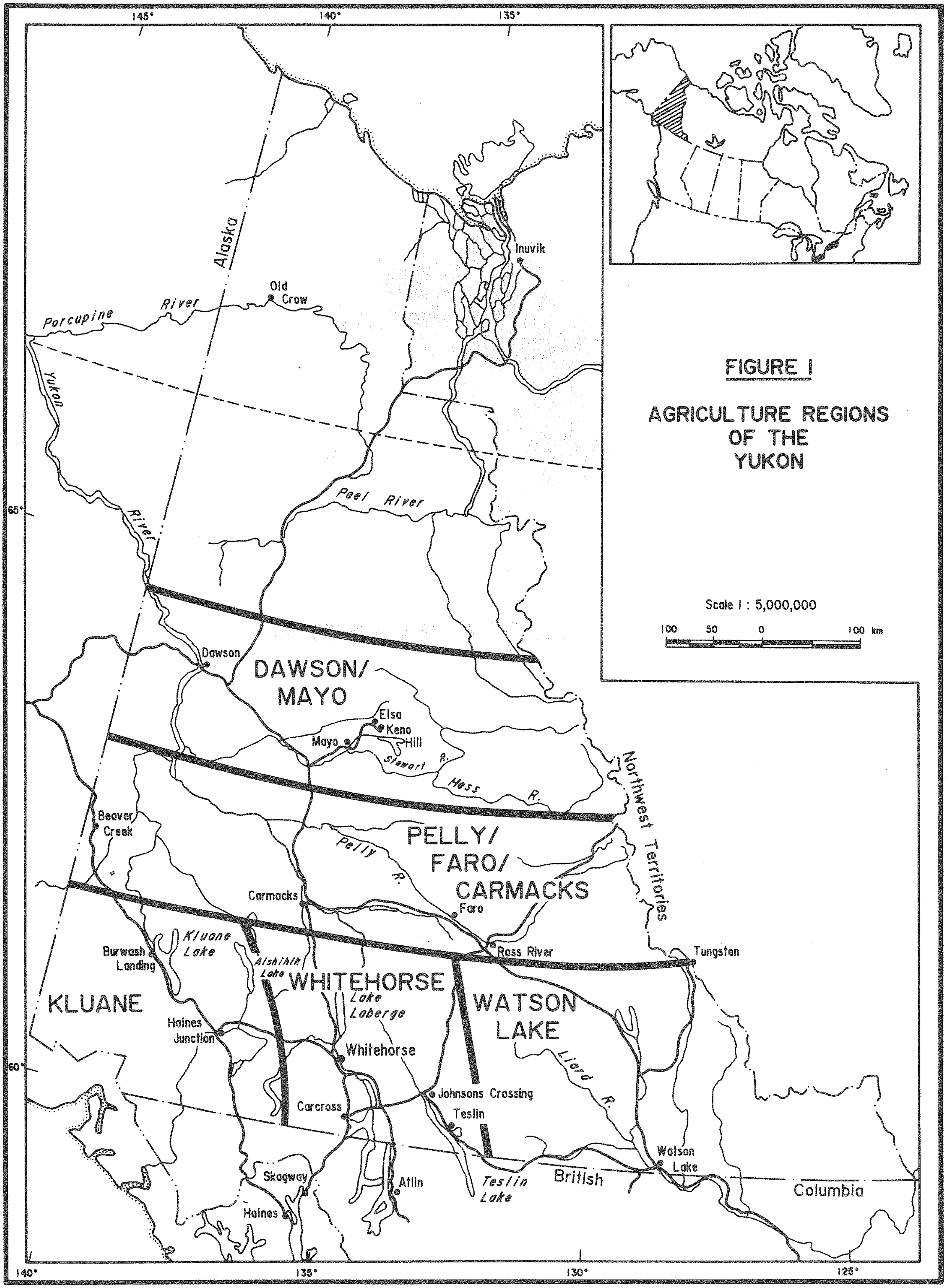


FIGURE I

AGRICULTURE REGIONS OF THE YUKON

INDUSTRY OVERVIEW

TABLE 1: YUKON FARM NUMBERS

ITEM	FARMS REPORTING	TOTAL FARMLAND ha / ac
TOTAL FARMS	137	7355 / 18387

The number of farms reporting on the Survey was 137. A total of 18,387 acres (7,355 hectares) were reported as farmland. The Whitehorse region contains 98 farms and accounts for more than 70% of operations in the territory. An additional 39 farms are located in the regions of Dawson/Mayo, Kluane, Watson Lake and Pelly/Faro/Carmacks.

TABLE 2: REGIONAL OVERVIEW OF PRODUCTION & LANDS

REGION	# OF FARMS REPORTING	AREA IN FARMLAND ha / ac	VALUE OF SALES $
WHITEHORSE	98	5261 / 13152	1,228,350
DAWSON/MAYO	15	805 / 2012	188,012
KLUANE	10	537 / 1342	125,341
PELLY/FARO/ CARMACKS	8	430 / 1075	100,273
WATSON LAKE	6	322 / 805	75,205

In 1991, agricultural sales for the Whitehorse area were $1.2 million and total farmland was 13,152 acres. The region is highly diversified with all sectors being represented. It is the focal point for transportation, suppliers, marketing, infrastructure and government services. 10% of farms in the area provide a full time income. In regions outside of Whitehorse, 25% of farms are full time operations. Dawson/Mayo is the second largest agricultural centre with 2012 acres of farmland on 15 farms.

TABLE 3: AGRICULTURAL LAND USE

ITEM	# OF FARMS REPORTING	AREA ha / ac
LAND IN CROPS	79	1114 / 2785
LIVESTOCK & GAME FARMING	58	2426 / 6065
UNDER DEVELOPMENT FOR PRODUCTION	70	1665 / 4162
SUITABLE BUT NOT IN PRODUCTION	76	1158 / 2895
NOT SUITABLE FOR PRODUCTION	52	610 / 1525
ALL OTHER LANDS	127	382 / 955
TOTAL FARMLAND	137	7355 / 18387

Total farmland in 1991 was reported as 18,387 acres. More than 70% is in production or is under development for production. To date, slightly less than half of farmland has been developed for crops (15%) or livestock (33%). The majority of lands are used in a combined livestock and feed system that involves improved pasture, bush pasture and greenfeed/hay production.

In addition to the lands in production, another 4162 acres (23%) is presently being developed for production. This is primarily limited to the clearing, breaking and seeding of lands. 39 farms reported development as a primary activity in 1991.

16% of lands are considered suitable for production but are not yet developed. 88% of all producers indicate the intention to further develop the holding in the next 3-5 years. Survey respondents reported that time and money were constraints in land development. Less than 10% of farmlands are considered unsuitable for production. An additional 955 acres are defined as other lands and include buildings, structures, roads and penned areas.

FIGURE 2: PERCENT FARMLAND USE

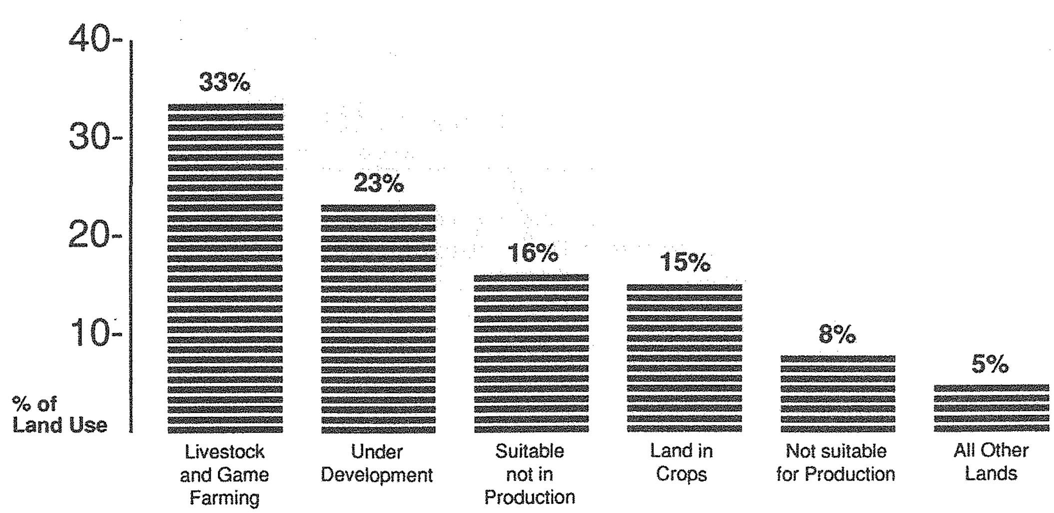


TABLE 4: 1991 FARM RECEIPTS

ITEM	# OF FARMS REPORTING	$
TOTAL GROSS FARM RECEIPTS	106	1,717,184

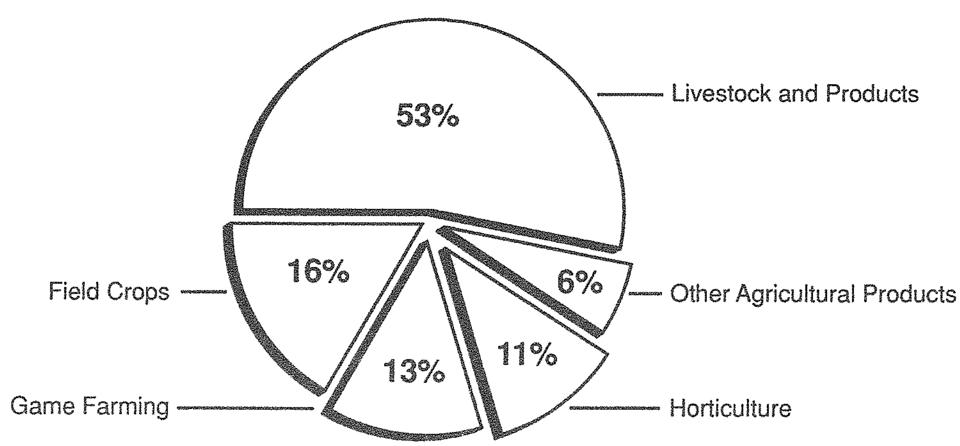
Total gross farm receipts for 1991 were 1.71 million dollars reported on 106 farms. Over 1/2 of sales were from the livestock and animal product sector. Field crops, game farming and horticulture each accounted for an additional 10-15% of total farm sales. Other agricultural products account for 6% of receipts.

TABLE 5: FARM RECEIPTS BY SECTOR

		$
LIVESTOCK & PRODUCTS	28	914,945
FIELD CROPS	30	279,054
GAME FARMING	9	228,500
HORTICULTURE	27	188,535
OTHER AGRIC. PRODUCTS	12	106,150

The average value of sales was highest for livestock and game farming as was the percentage of producers making sales. Average sales across all sectors were $12,534 and included the 39 farms still in the primary development stage (no sales). Excluding these farms, the average value of sales was $17,522. Statistics Canada data indicates that farm sales grew from $487,000 to $1.98 million between 1986 and 1991.

FIGURE 3: PERCENT OF RECEIPTS BY SECTOR



Profile of Agricultural Lands

TABLE 6: FARMLAND TENURE

ITEM	# OF FARMS REPORTING
TITLED LAND	68
YTG AGRICULTURAL AGREEMENT FOR SALE	24
YTG AGRICULTURAL LEASE	12
FEDERAL LEASE	4
YTG RESIDENTIAL AGREEMENT FOR SALE	3
RENTED FROM INDIVIDUALS	2
TOTAL PARCELS REPORTED	113

Based on 113 farms reporting, the figures indicate that 60% of agriculture parcels are titled and 40% are held under government lease or agreement. 32% of the parcels are held under a Yukon Government Agricultural Agreement For Sale or lease.

FIGURE 4: PERCENT FARMLAND TENURE

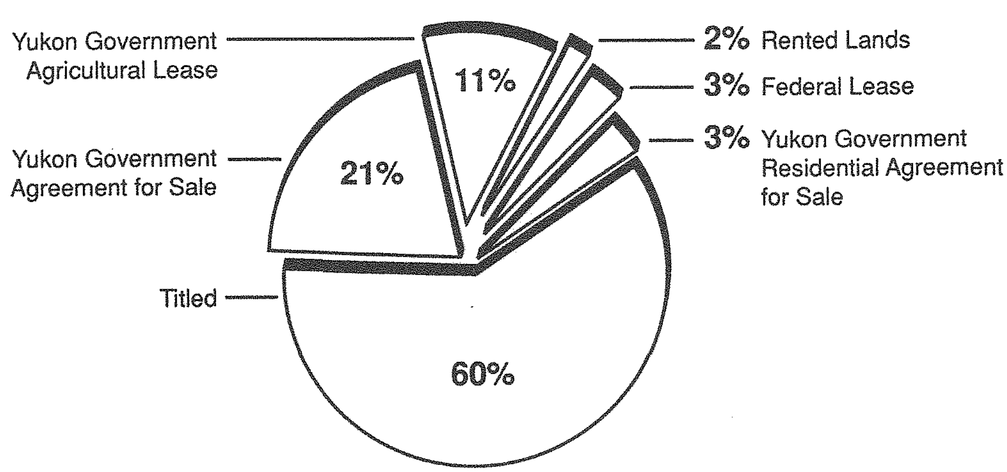


TABLE 7: FARMLAND INVENTORY

ITEM	AREA IN PRODUCTION ha / ac	% OF FARMLAND
FORAGES	702 / 1755	
CEREALS	287 / 718	
OTHER AGRIC. PRODUCTS	69 / 172	
SEED CROPS	38 / 95	
VEGETABLES	16 / 40	
BERRIES	2 / 5	
TOTAL LAND IN CROPS	1114 / 2785	15.1
LIVESTOCK & PRODUCTS	2038 / 5095	27.7
GAME FARMING	388 / 970	5.3
TOTAL LAND IN PRODUCTION	3540 / 8850	48.1
UNDER DEVELOPMENT	1665 / 4162	22.6
SUITABLE BUT NOT IN PRODUCTION	1158 / 2895	15.7
NOT SUITABLE FOR PRODUCTION	610 / 1525	8.4
ALL OTHER LANDS	382 / 955	5.2
TOTAL FARMLAND	7355 / 18387	100

Of total farmland, 28 % is used for livestock, 15% is used for crop production, 5% is in game farming and an additional 23% is under development. The majority of lands are rotated in a combination of pasture, hay and greenfeed production for small livestock herds. The amount of land used for other types of production including vegetables, berries, seed and other products is less than 2%. Of the remaining 29% of Yukon farmland, 2895 acres are suitable for production.

Profile of Sectoral Production

SECTOR OVERVIEW

TABLE 8: FARMS BY PRODUCTION TYPE

ITEM	# OF FARMS REPORTING BY TYPE	# OF FARMS REPORTING PRODUCTION	# OF FARMS REPORTING SALES
LIVESTOCK	15	55	33
ANIMAL PRODUCTS	13	41	28
GAME FARMING	3	9	7
FIELD CROPS	30	36	15
HORTICULTURE	27	30	14
OTHER AGRIC PRODUCTS	3	12	9
HOLDING DEVELOPMENT	39		

The Yukon agriculture industry is highly diverse and is characterized by small, mixed farms. Most farms reported a variety of production with 1/2 to 2/3 of producers in each sector making sales. Approximately 2/3 of farms carry out 2 or more activities.

FIGURE 5: PERCENT OF FARMS BY PRODUCTION TYPE

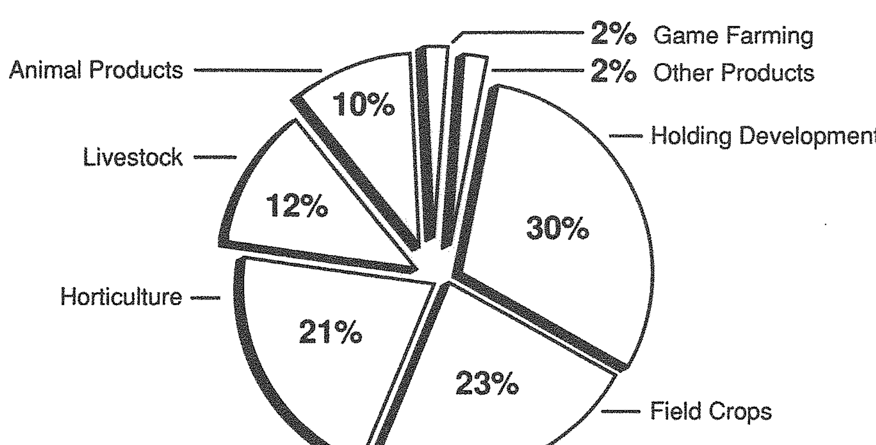


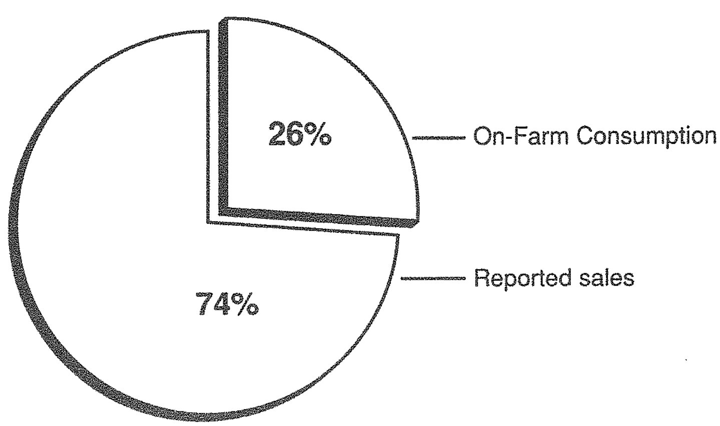
TABLE 9: VALUE OF PRODUCTION

ITEM	VALUE OF SALES $	ESTIMATED ON FARM CONSUMPTION $	VALUE OF PRODUCTION $
LIVESTOCK	494,970	164,990	659,960
ANIMAL PRODUCTS	419,974	97,493	517,467
GAME FARMING	228,500	65,285	293,785
FORAGES	192,050	134,435	326,485
GREENHOUSING	129,920	60,629	190,549
OTHER PRODUCTS	106,150	17,691	123,841
CEREALS	87,004	21,751	108,755
VEGETABLES	58,125	33,214	91,339
TOTAL	1,717,184	595,488	2,312,181

The total value of production was $ 2.3 million and is based on the reported value of sales and an estimate of on farm consumption. 1/4 of total production is used on the farm and its value is approximately $600,000. These values are derived by assigning farms reporting no sales, a value equivalent to 1/2 of average sales in that sector. On farm consumption is highest for the livestock and forage sector. Between 40 and 65% of producers reported on farm consumption dependent on sector.

It is projected that production levels will rise as markets and infrastructure are developed and that sales will increase. If the 39 farms reported in the development stage, attain average levels of production and sales, it can be projected that an additional $683,000 in annual sales will be reached in the next 3-5 years.

FIGURE 6: PERCENT TOTAL VALUE OF PRODUCTION



LIVESTOCK & GAME FARMING SECTOR

Table 10: PRODUCTION OVERVIEW

ITEM	# OF FARMS REPORTING	AREA ha / ac	# OF FARMS WITH SALES	VALUE OF SALES $	ESTIMATED ON FARM CONSUMPTION $
LIVESTOCK	55	1526 / 3815	33	494,970	164,990
ANIMAL PRODUCTS	41	512 / 1280	28	419,974	97,493
GAME FARMING	9	388 / 970	7	228,500	65,285
TOTAL		2426 / 6065		1,143,444	327,768

Livestock is the largest sector in Yukon agriculture in terms of sales, land use and the number of operators reporting production. The sector has been split into two categories; domestic livestock for breeding and meat sales or livestock for production of eggs, wool, dairy and hides. 1991 sales from all activities were $915,000 with 65% of livestock producers reporting sales. Game farming accounted for $228,000 with 3/4 of farms reporting sales. On farm consumption in the livestock sector is significant in terms of additional value of production.

Reported area in use was 5095 acres for livestock/products and 970 acres for game farming. 65% of this acreage is in pasture with 1562 acres improved through clearing & seeding. Unimproved or bush pasture of 2390 acres includes uncultivated areas such as natural meadows, shelterbelts, fenced areas and other areas providing browse or shelter.

A comparison of Farm Survey data with the abattoir report (Agriteam, 1991), shows that 1991 livestock production met the following consumption requirements: cattle (3.0 %), hogs (1.3 %), sheep (10.6 %), poultry (.3 %). In summary, production of all species of livestock except for sheep were below 5% of consumption levels. This assumes that all animals would be available for market.

TABLE 11:	LIVESTOCK INVENTORY	
ITEM	# OF FARMS REPORTING	AVERAGE HERD/FLOCK SIZE
BEEF CATTLE	9	10-20
DAIRY CATTLE	8	1-5
HOGS	12	10-20
POULTRY - LAYERS	28	75-150
POULTRY - BROILERS	16	50-100
POULTRY - TURKEYS	12	10-15
POULTRY - GAME BIRDS	7	25-50
GOATS	4	1-5
RABBITS	5	50-75
HORSES	29	1-10

The inventory of livestock revealed that animal numbers are slowly increasing. The fastest growing sector is egg production where animal numbers have doubled since this survey was carried out. At the present time, meat sales from cattle, hogs, broilers, turkeys and rabbits are carried out at the farm gate and dairy production is limited to on farm consumption.

TABLE 12:	GAME ANIMAL INVENTORY	
ITEM	# OF FARMS	TOTAL ANIMALS
ELK	9	202

The information collected on game farming was limited to elk raised for breeding stock and/or antler sales. In 1991, 9 producers were involved in this sector with 7 reporting sales. Total land used was 970 acres for 202 animals. No meat sales were reported.

FIELD CROP SECTOR

TABLE 13: PRODUCTION OVERVIEW

ITEM	# FARMS REPORTING	AREA ha / ac	# OF FARMS WITH SALES	VALUE OF SALES $	ESTIMATED ON FARM CONSUMPTION $
FORAGE CROPS	36	703 / 1757	15	192,050	134,435
CEREAL CROPS	18	287 / 718	12	87,004	21,751
SEED PRODUCTION	4	38 / 95			
SOIL IMPROVEMENT	20	125 / 312			
TOTAL		1153 / 2882		279,054	156,186

The field crop sector is primarily based on the production of grass hay and greenfeed oats. More than 60% of land in crops is used for hay, 25% is used for greenfeed oats, 10% is in soil improvement crops and 5% is in grains or legumes. Total value of sales reported for all field crops was $279,000.

Livestock producers report buying 75% of their feed from local sources. Approximately $50,000 of hay was exported to Alaska in 1991. The most common method of marketing field crops is through direct sales or farm gate. 20 producers grew soil improvement crops on 312 acres.

The production of forages in 1991 was sufficient to meet 14% of requirements for the livestock sector. The land in cereals had the potential to meet 4.2% of grain requirements. Statistics Canada reported 49 acres of barley seeded in 1991.

HORTICULTURE SECTOR

TABLE 14: GREENHOUSE PRODUCTION

ITEM	# OF FARMS REPORTING	# OF FARMS WITH SALES	VALUE OF SALES $	ESTIMATED ON-FARM CONSUMPTION $
TOTAL PRODUCTION	29	15	129,920	60,629

70% of sales in horticulture are from greenhousing with the majority of greenhouse sales coming from bedding plants. The commercial production of greenhouse vegetables is increasing. A total of 39 greenhouses were recorded with 40,000 square feet under glass or plastic. Produce is marketed through local retail outlets, farmers market and farm gate. Common off farm storage and marketing facilities are limiting factors to development of the sector.

TABLE 15: VEGETABLE & BERRY FIELD PRODUCTION

ITEM	# OF FARMS REPORTING	AREA ha / ac	# OF FARMS WITH SALES	VALUE OF SALES $	ESTIMATED ON FARM CONSUMPTION $
VEGETABLES	30	16 / 40	14	58,125	33,214
BERRIES	5	2 / 5			

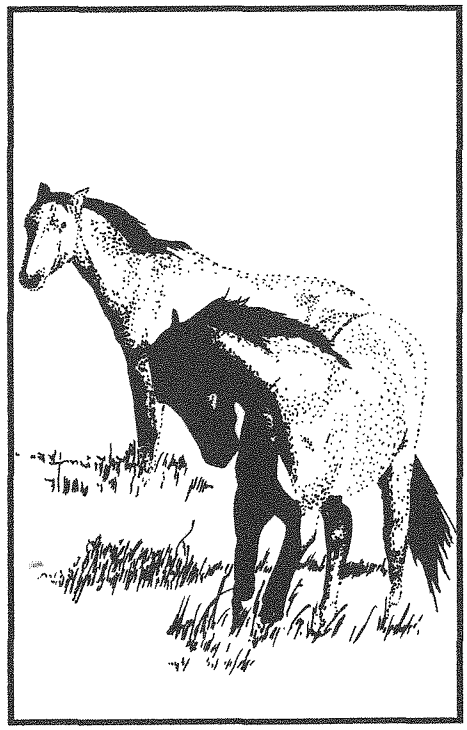
Vegetable production occurs on small acreages with 14 farms reporting sales. 20 acres were planted to root crops. The most common crops grown were potatoes, carrots, radishes, brassicas and lettuce. Most produce is marketed fresh through retail outlets, farmers market and direct sales. No sales were reported in berry production although acreages are increasing. Crops are primarily raspberries and saskatoons.

OTHER AGRICULTURAL PRODUCTS

TABLE 16: OVERVIEW

ITEM	# OF FARMS REPORTING	AREA ha / ac	# OF FARMS WITH SALES	VALUE OF SALES $	ESTIMATED ON FARM CONSUMPTION $
TOTAL PRODUCTION	12	69 / 172	9	106,150	17,691

This sector includes honey, mushrooms, wild rice, sod, manure, compost and topsoil. 12 farms reported $106,150 in sales on 172 acres. Three quarters of the farms reported sales. Several farms within this sector are specialized in one activity.



Farm Profile

FARM EMPLOYMENT

Table 17: OPERATIONS

ITEM	# OF FARMS REPORTING
FULL TIME	19
PART TIME	79
HOLDING DEVELOPMENT	39
FARM BUSINESS	56
FARM AS PRIMARY RESIDENCE	84

Of the full time farms reporting, 10 are in the Whitehorse region and 9 are in the outlying regions. 79 producers reported a part time income from the farm. There were 56 businesses associated with farms and 60% reported the farm as a primary residence.

TABLE 18: OFF FARM EMPLOYMENT

EMPLOYED OFF HOLDING < 25% TIME	6
EMPLOYED OFF HOLDING 26-50% TIME	29
EMPLOYED OFF HOLDING 51-75% TIME	22
EMPLOYED OFF HOLDING 75-99% TIME	43

TABLE 19: FARM LABOUR

LABOUR HIRED IN SPRING	7
LABOUR HIRED IN SUMMER	43
LABOUR HIRED IN FALL	16
LABOUR HIRED IN WINTER	2

Almost 60% of operators reported spending more than 1/4 of their employment time on the farm. 68 farms reported hiring labour on a part time or full time basis. Several of the larger operations employ workers full time.

FARM FINANCES

TABLE 20: FARM OPERATING EXPENSES & CAPITAL

ITEM	$	$ AVERAGE
TOTAL FARM CAPITAL	23,875,000	175,000
TOTAL OPERATING EXPENSES	1,830,000	13,357

Farm capital is the producers estimate of the value of the holding. It includes all land, improvements and equipment. Census data reported a growth in farm capital from $ 5.7 million in 1986 to $23.2 million in 1991. Operating expenses were $ 1.8 million and included development costs.

TABLE 21: FARM FINANCING

ITEM	YES
IS A PORTION OF THE HOLDING FINANCED ?	80.7%
THROUGH FARM CREDIT CORPORATION ?	14.8%
THROUGH CHARTERED BANKS ?	59.3%
THROUGH PERSONAL OR FAMILY INVESTMENTS ?	22.2%
THROUGH OTHER METHODS ?	7.4%

The majority of farms are financed through a combination of personal investments and chartered banks. 15% of farms have been financed through Farm Credit Corporation. Other methods of financing include private investment and federal and territorial business development programs.

FARM MANAGEMENT

TABLE 22: LIVESTOCK/GAME FARMING PRACTICES

ITEM	LIVESTOCK YES	GAME FARMING YES
DO YOU USE IMPROVED PASTURE?	43%	72%
DO YOU USE UNIMPROVED PASTURE?	63%	72%
DO YOU USE MOSTLY LOCAL FEEDS?	78%	66%

The livestock and game farming sectors use a combination of improved and unimproved pasture along with forage production. A majority of farms purchase their feeds locally. Imported feeds tend to be grains, commercial feeds and alfalfa. On farm consumption of forages and cereals is significant.

Table 23: CROP PRACTICES

ITEM	FORAGES/CEREALS YES	VEGETABLES YES
DID YOU GROW ORGANICALLY?	37%	63%
DID YOU FERTILIZE	47%	37%
DID YOU IRRIGATE?	47%	48%

There is a strong interest on the part of Yukon producers to farm with minimal use of pesticides and herbicides. A majority of vegetable growers are producing organically. Approximately half of crop producers use irrigation. 80% of producers reported having soil tests completed and fertilizing to recommendations.

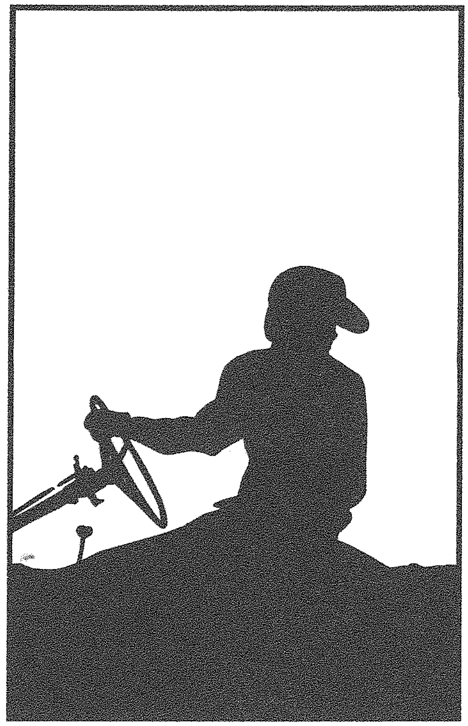
MARKETING

TABLE 24: PRACTICES

ITEM	YES
DO YOU SELL THROUGH THE FARMERS MARKET ?	6.1%
DO YOU SELL THROUGH FARM GATE ?	28.8%
DO YOU SELL THROUGH A WHOLESALER	10.6%
DO YOU SELL THROUGH A RETAIL OUTLET ?	15.2%
DO YOU MAKE DIRECT SALES ?	66.7%

The most common method of marketing produce is through direct sales to wholesale food distributors, restaurants, retail outlets and individuals. The next most common marketing method was at the farm gate. For the livestock sector, farm gate and direct sales to individuals are the only marketing methods available.The Farmers Market is primarily used for fresh vegetable marketing. A number of retail outlets are associated with farms.

The symbol below is the Yukon Agricultural Association Farmers Market logo.



Development Survey

THE INDUSTRY

Table 25: INDUSTRY DEVELOPMENT

OF THE FOLLOWING INFRASTRUCTURE ITEMS WHICH DO YOU FEEL ARE IMPORTANT TO FURTHER DEVELOPMENT OF THE YUKON AGRICULTURE INDUSTRY ?

	IMPORTANT
ABATTOIR	91 %
VETERINARY SERVICES	85 %
VEGETABLE STORAGE FACILITIES	83 %
WHOLESALE SUPPLIERS	64 %
PROCESSING FACILITIES	58 %

OF THE FOLLOWING ECONOMIC CONCERNS WHICH DO YOU FEEL ARE IMPORTANT TO FURTHER DEVELOPMENT OF THE AGRICULTURE INDUSTRY ?

COST OF FREIGHT	86 %
COST OF GOODS AND SERVICES	86 %
AVAILABILITY OF CAPITAL OR CREDIT	83 %

WHICH OF THE FOLLOWING GOVERNMENT POLICY & SERVICES ARE IMPORTANT TO THE DEVELOPMENT OF THE AGRICULTURE INDUSTRY ?

AVAILABILITY OF LAND	93 %
EXTENSION SERVICES	83 %
RESEARCH & DEMONSTRATION PROJECTS	82 %
AGRICULTURAL & GRAZING POLICIES	82 %
REGULATIONS AND INSPECTIONS	76 %
DEVELOPMENT STRATEGIES	69 %
AVAILABILITY OF GOVERNMENT GRANTS	44 %

For this portion of the survey, respondents were asked for their comments on the importance of various development issues facing the industry. In summary, the construction of an abattoir, veterinary services and a vegetable storage facility were listed as the most important infrastructure items. The majority of respondents indicate that the cost of goods, freight/ services and the availability of capital/credit are important. The availability of land was viewed as the most important government service and the availability of government grants was rated least important.

THE HOLDING

Table 26: HOLDING DEVELOPMENT

ARE ANY OF THE FOLLOWING INFRASTRUCTURE ITEMS IMPORTANT TO THE FURTHER DEVELOPMENT OF YOUR HOLDING ?

	YES
VETERINARY SERVICES	60 %
ABATTOIR	43 %
WHOLESALE SUPPLIERS	34 %
VEGETABLE STORAGE	32 %
PROCESSING FACILITIES	25 %

ARE ANY OF THE FOLLOWING ECONOMIC CONCERNS IMPORTANT TO THE FURTHER DEVELOPMENT OF YOUR HOLDING ?

COST OF GOODS AND SERVICES	80 %
COST OF FREIGHT	72 %
AVAILABILITY OF CAPITAL OR CREDIT	51 %

ARE ANY OF THE FOLLOWING GOVERNMENT PROGRAMS OR SERVICES IMPORTANT TO THE FURTHER DEVELOPMENT OF YOUR HOLDING ?

EXTENSION SERVICES	66 %
RESEARCH & DEMONSTRATION	60 %
AVAILABILITY OF LAND	60 %
INDUSTRY DEVELOPMENT STRATEGIES	56 %
AGRICULTURE & GRAZING POLICIES	55 %
REGULATIONS & INSPECTIONS	54 %
AVAILABILITY OF GRANTS	27 %

DO YOU FEEL THAT ANY OF THE FOLLOWING ARE CONSTRAINTS TO FURTHER DEVELOPMENT OF YOUR HOLDING ?

AVAILABLE TIME	58.6%
FINANCING	43.7%
REQUIREMENTS FOR LAND AGREEMENT	26.4%
GOVERNMENT PROGRAMS	12.6%
EXPERIENCE/EDUCATION/TRAINING	11.5%

These responses relate the importance of these issues to the further development of the respondents farm. Veterinary services and an abattoir are the most important infrastructure items listed for further development of individual holdings. The high cost of goods, services and freight are the most important financial concerns. Extension services, research/demonstration and land disposition were rated as the most important government services offered. The availability of government grants was rated least important.

Census Highlights

STATISTICS CANADA AGRICULTURE CENSUS 1986 & 1991

*** SINCE 1986 FARM NUMBERS HAVE GROWN FROM 38 TO 113 ***

*** TOTAL VALUE OF AGRICULTURAL SALES ROSE FROM $487,000 IN 1986 TO $1.98 MILLION IN 1991 ***

*** TOTAL FARM CAPITAL IS UP 300% OVER 5 YEARS TO $23.2 MILLION ***

*** LAND IN CROPS HAS INCREASED FROM 1,330 TO 3,446 ACRES ***

In 1986 and 1991, Statistics Canada completed a summary of selected Yukon farm data as part of its national Census of Agriculture. The Census identifies a farm as being an agricultural holding which produces the following products intended for sale; crops, livestock, poultry, animal products, greenhouses, nursery products, mushrooms, sod, honey or syrup.
In the Yukon and Northwest Territories it includes herding wild animals, breeding sled dogs, horse outfitting and harvesting indigenous plants and berries.

The results show that the agriculture industry has undergone a period of rapid expansion and growth in terms of farm numbers (+200%), gross farm receipts (+300%) and farm capital investment (+300%). Across all sectors, the number of producers and the land area in production has increased significantly. The growth of the industry has been achieved on a land base 40% greater than in 1986.

The average Yukon farm has increased capital by 30%, average sales by 40% while farm expenses have remained constant. Capital investment on these new farms has been substantial and has reached levels equivalent to those farms already established as of 1986. Average farm receipts have increased at a greater rate than farm expenses. Total gross farm receipts in the Yukon for 1990 were $1,980,756 for the 113 farms reporting. This represents an average of $17,528 per farm.

Of the 20,421 acres of Yukon farlmand, 8160 (40%) are owned, 12,133 (59%) are leased from governments and 128 acres are rented or leased from other sources. 85% of farms are under 239 acres with 15% of farms on 10 acres or less. 46% of farm land is used for pasture, grazing or hay, 17% is in crops and 37% is reported as all other land.

APPENDIX

REFERENCES

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