

Trends with Texas Rural Working Lands

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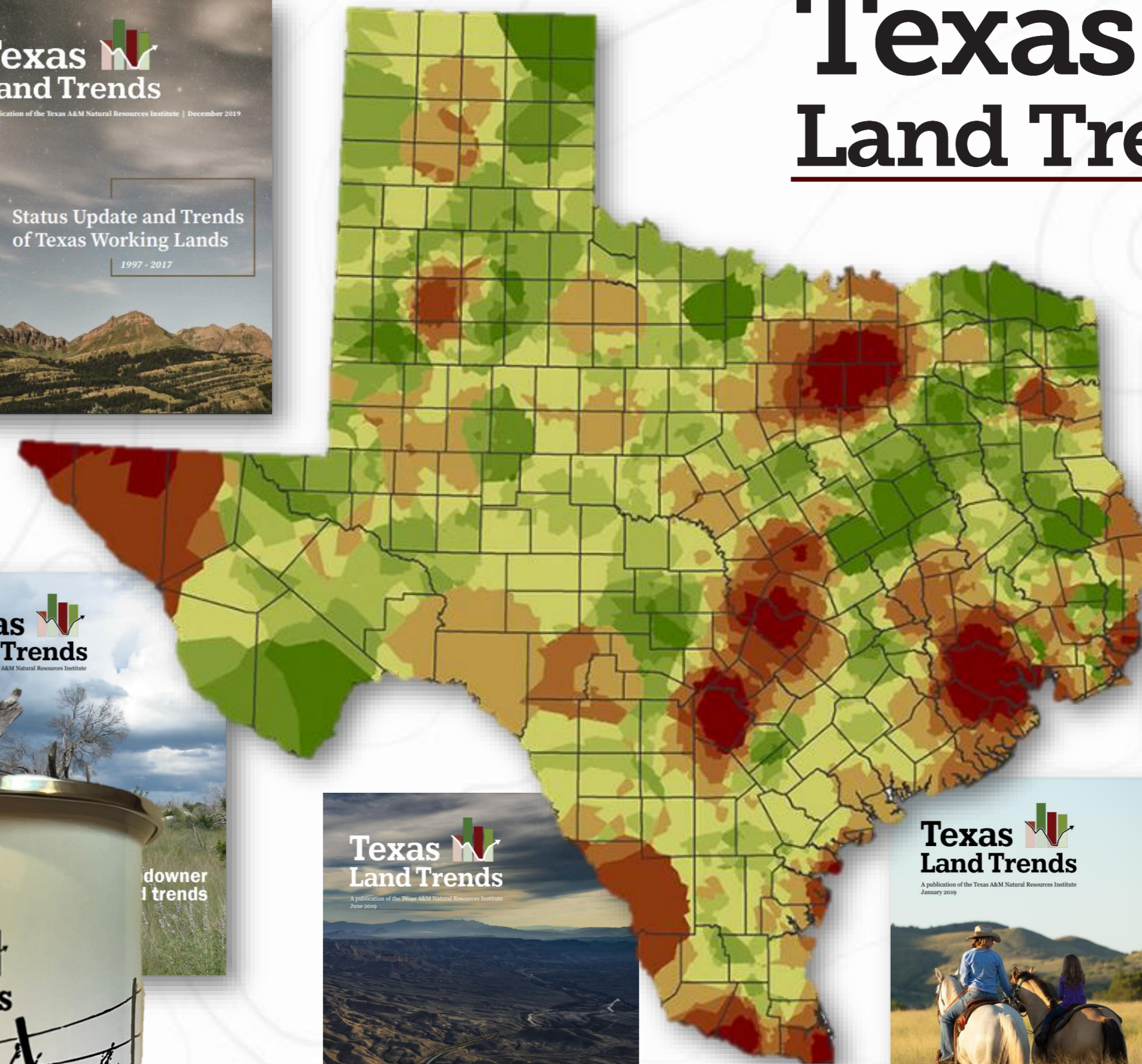


Texas Land Trends – *Overview*

- Status of Texas Working Lands (1-D, 1-D-1)
- The Data – USDA/ Texas Comptroller
- Texas Landowner Survey
- Changes in land value, use, and condition
- What is happening
- Why it matters

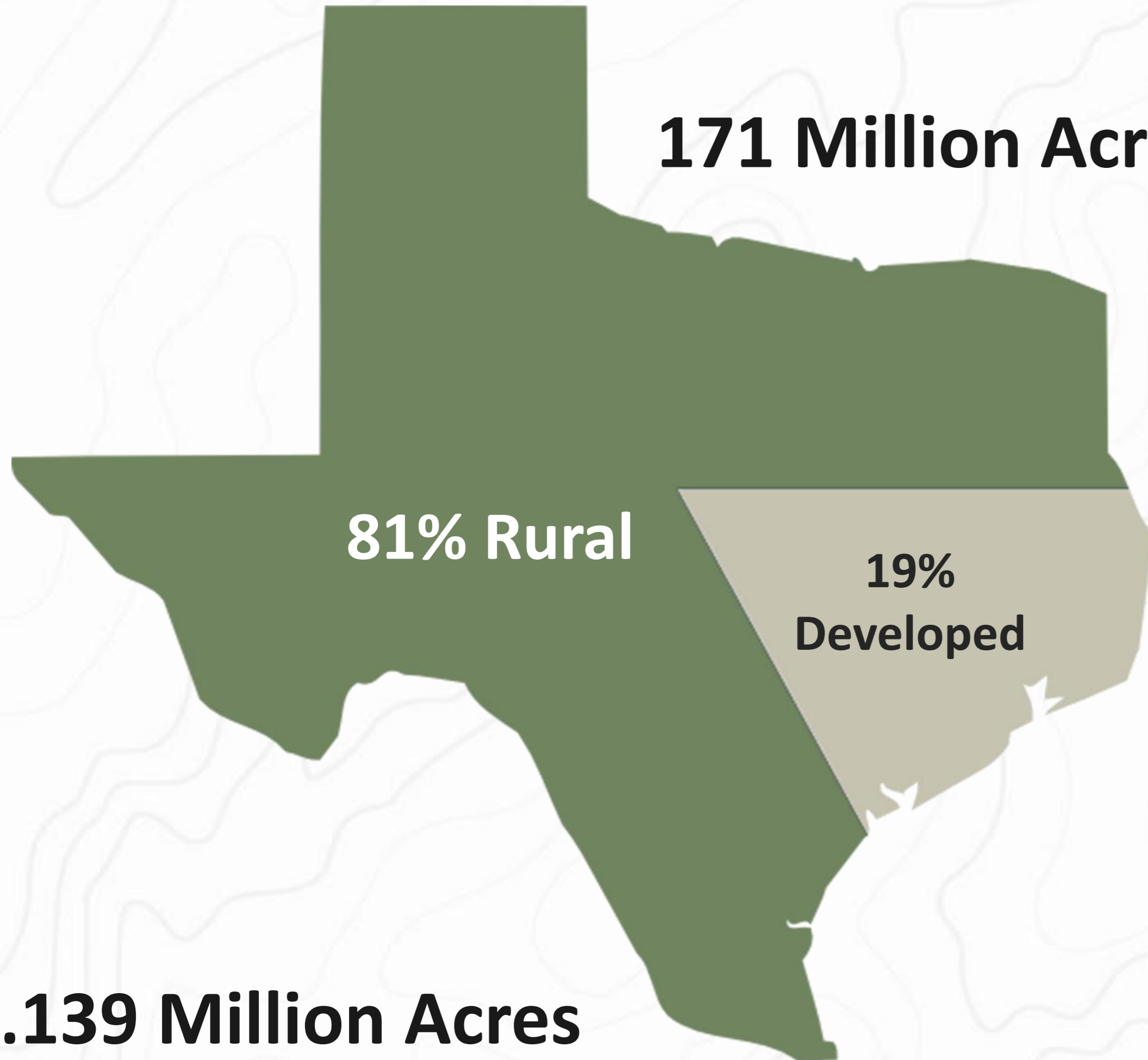


Texas 
Land Trends
25 YEARS



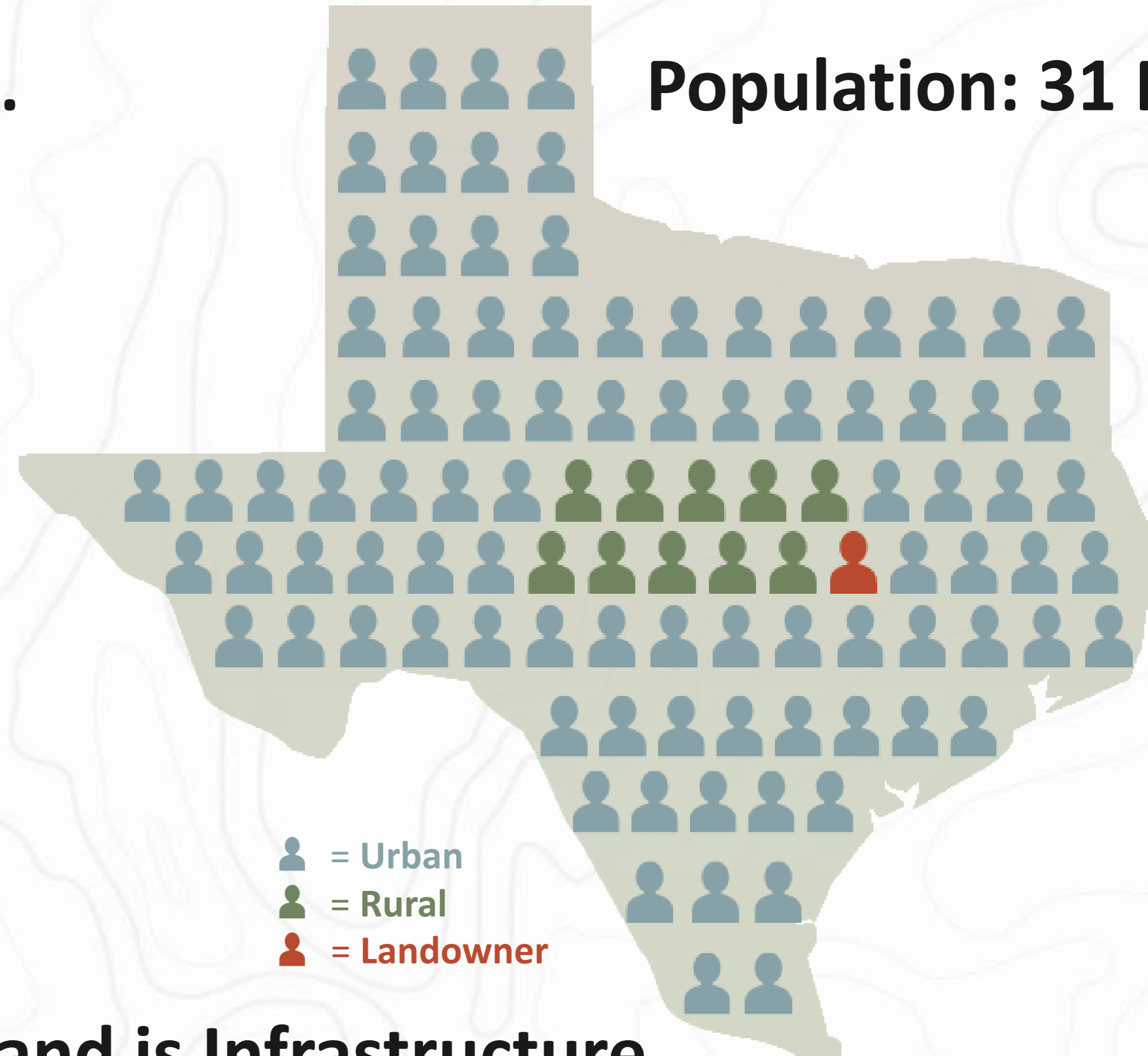
Texas

171 Million Acres...



...139 Million Acres
Private Working Lands

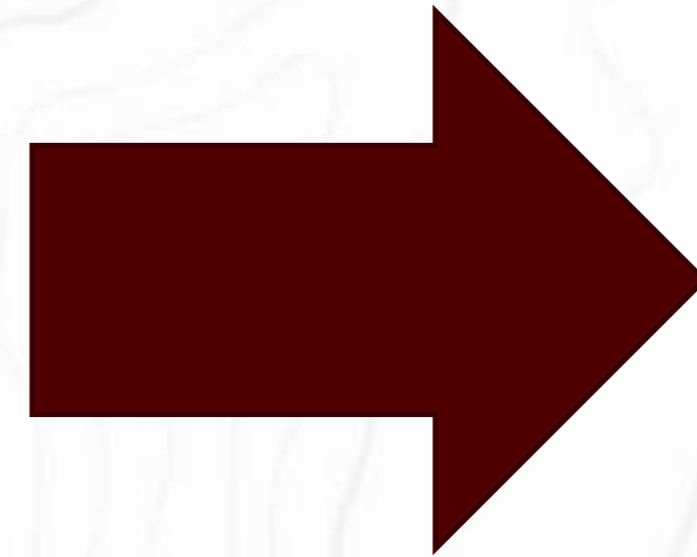
Population: 31 Million...



...Land is Infrastructure

Situation

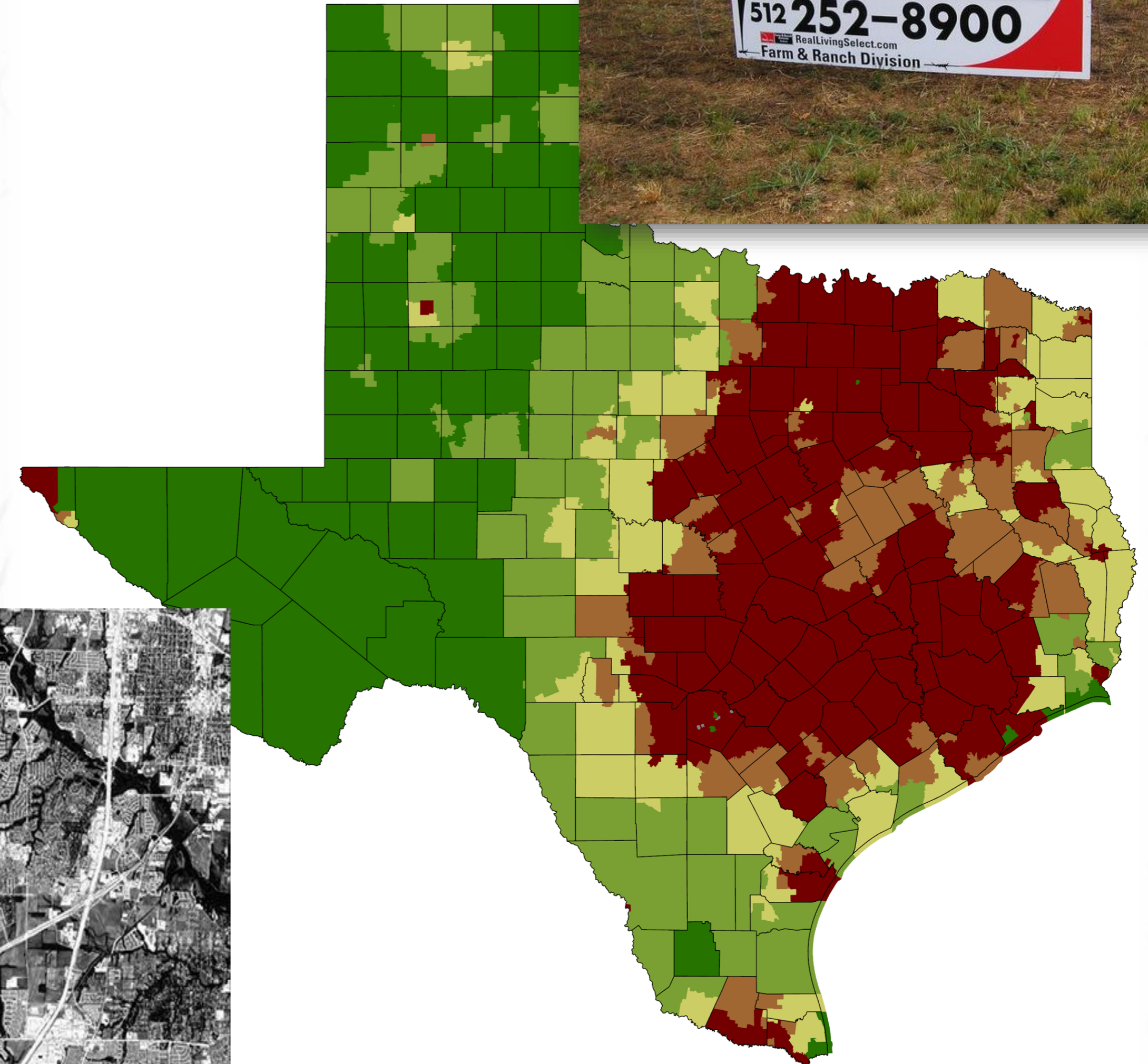
- Texas rural lands undergoing rapid changes
- Future of agricultural and human health dependent on private lands and their stewardship
- Private landowners are key component to the solution



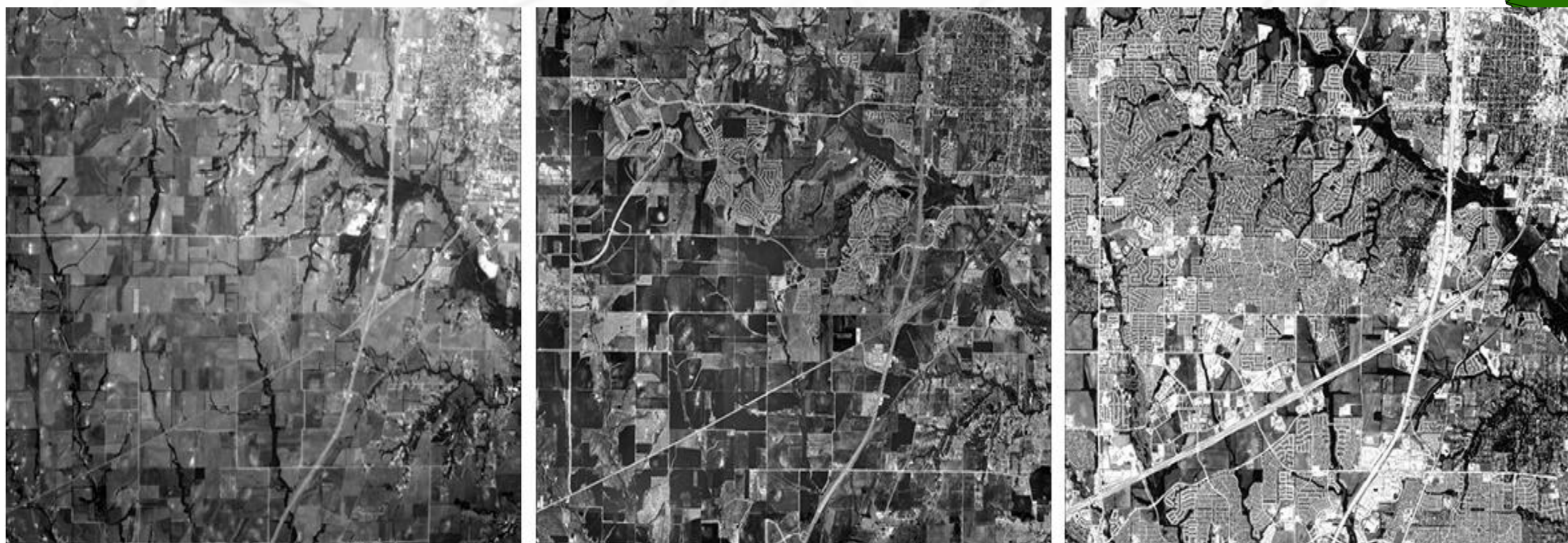
- *Population increase: 1,200 people/day*
- *1,000+ acres lost every day*
- *41% of rural landowners over 65 years of age*
- *Largest intergenerational transfer of rural land is continuing...*
- *56M acres will be impacted in transfer (1/3 of total)*

Land

- Increased Demand
- Greater Conversion
- Different goals/objectives

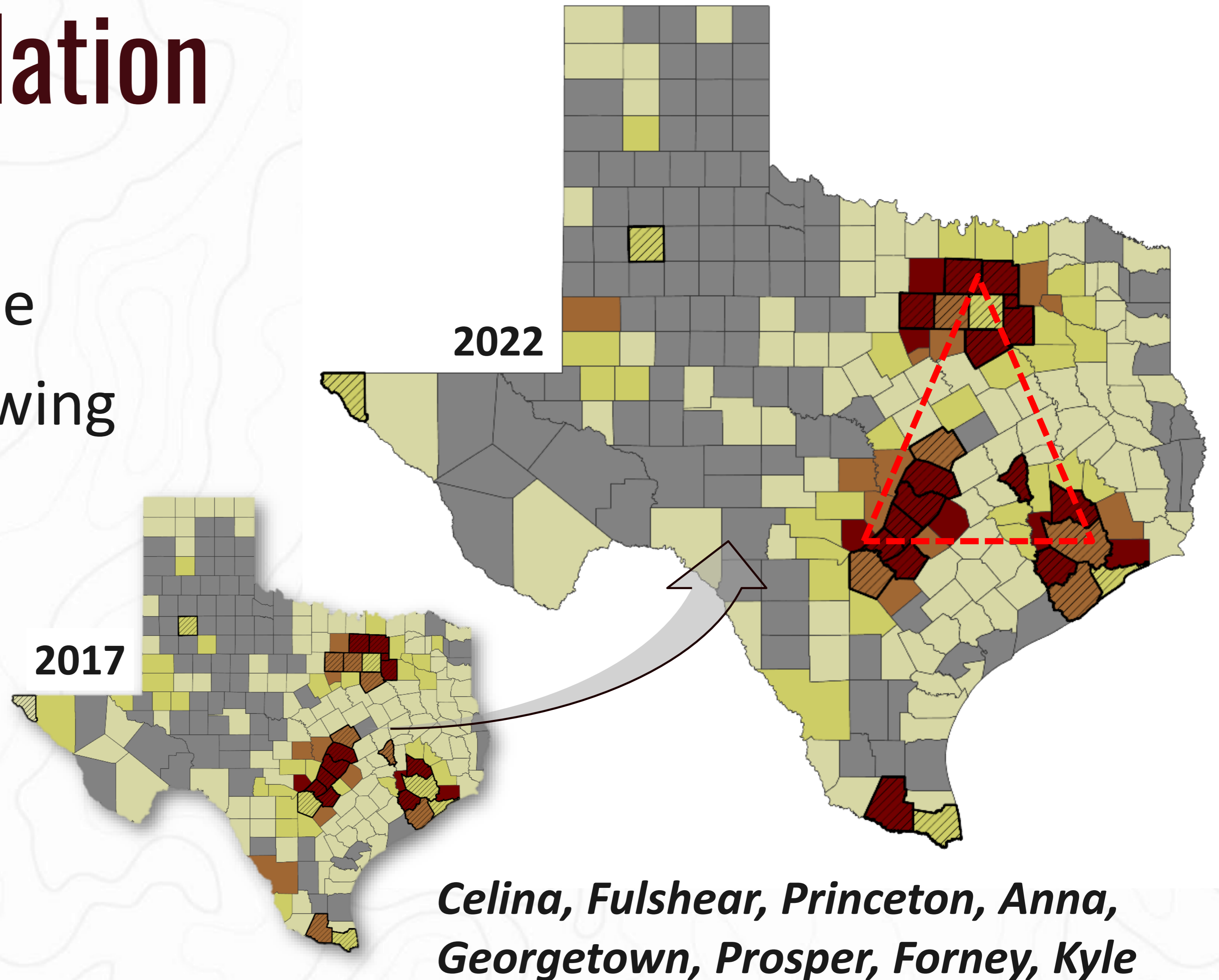


McKinney, TX



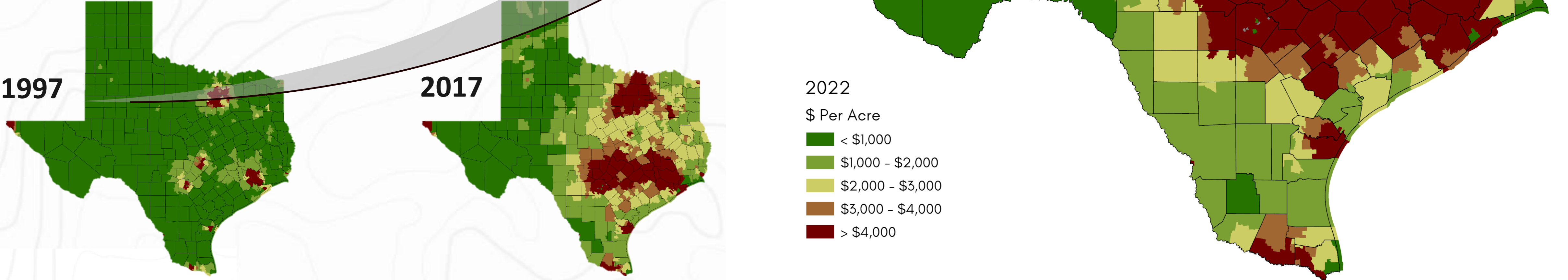
Growing Population

- Last 25 years, 55% population increase
- 8 of 15 fastest growing cities in the nation
- 88% of increase in top 25 high growth counties



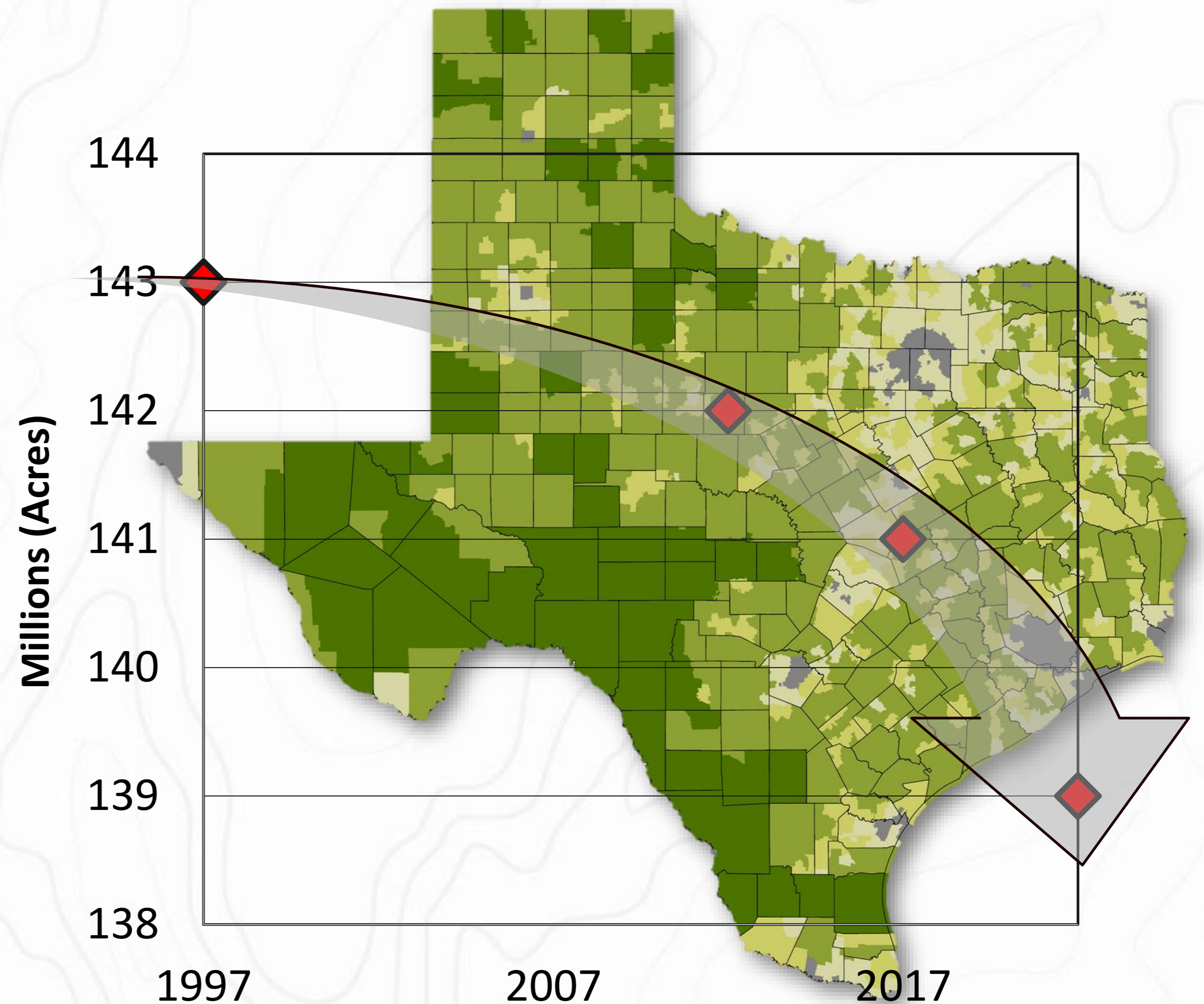
Market Value – *Driver*

- 1997 – \$500/acre
- 2022 – \$3,000/acre
- Gain – \$2,500/acre
- **500% increase**



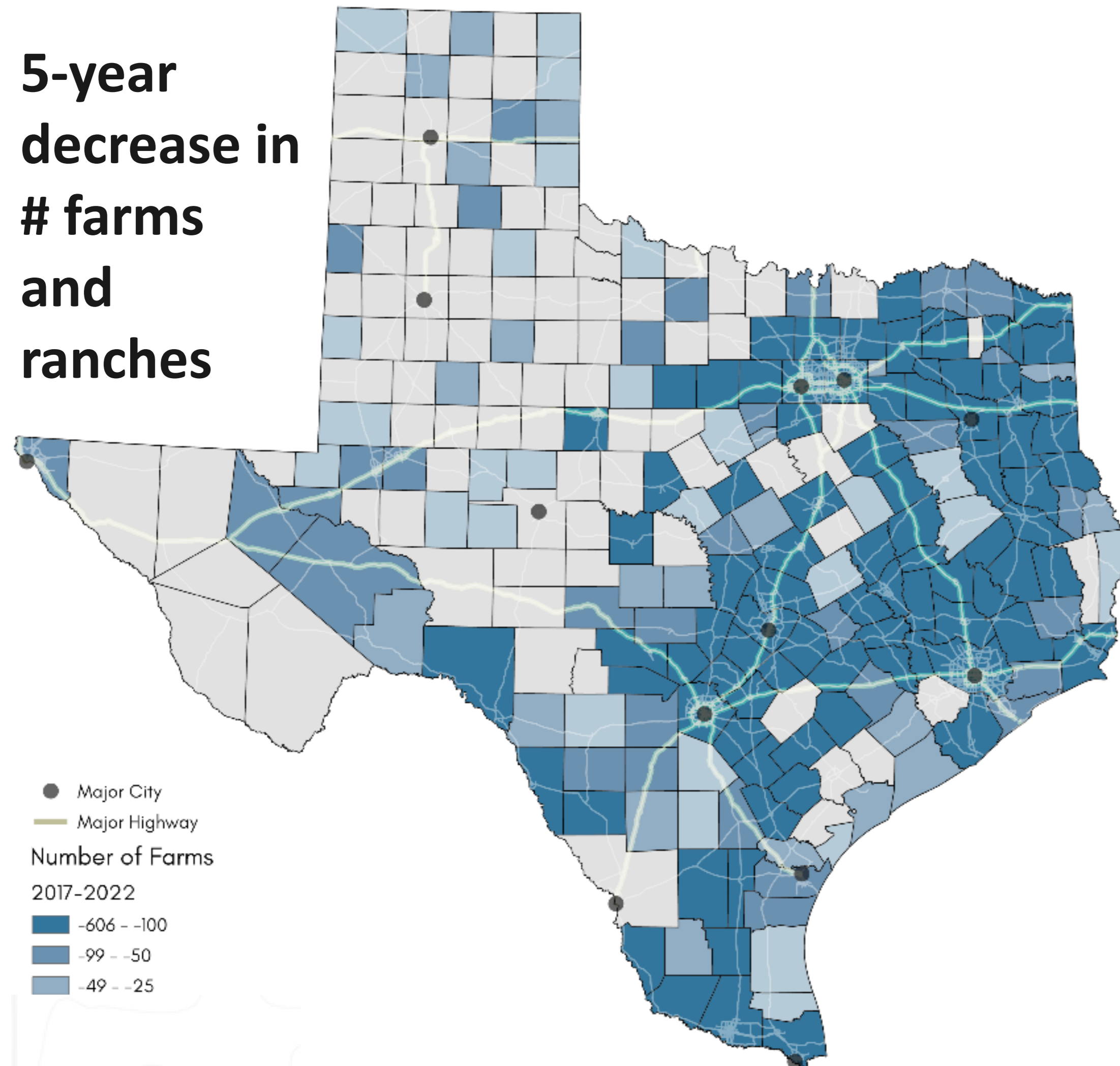
Working Land Loss

- 1997 – 143M acres
 - Loss of ~2M (1997-2017)
- 2017 – 141M acres
 - Loss of 1.8M acres (last 5 years, 2017-2022)
- Total Loss 3.7M acres (1997-2022)

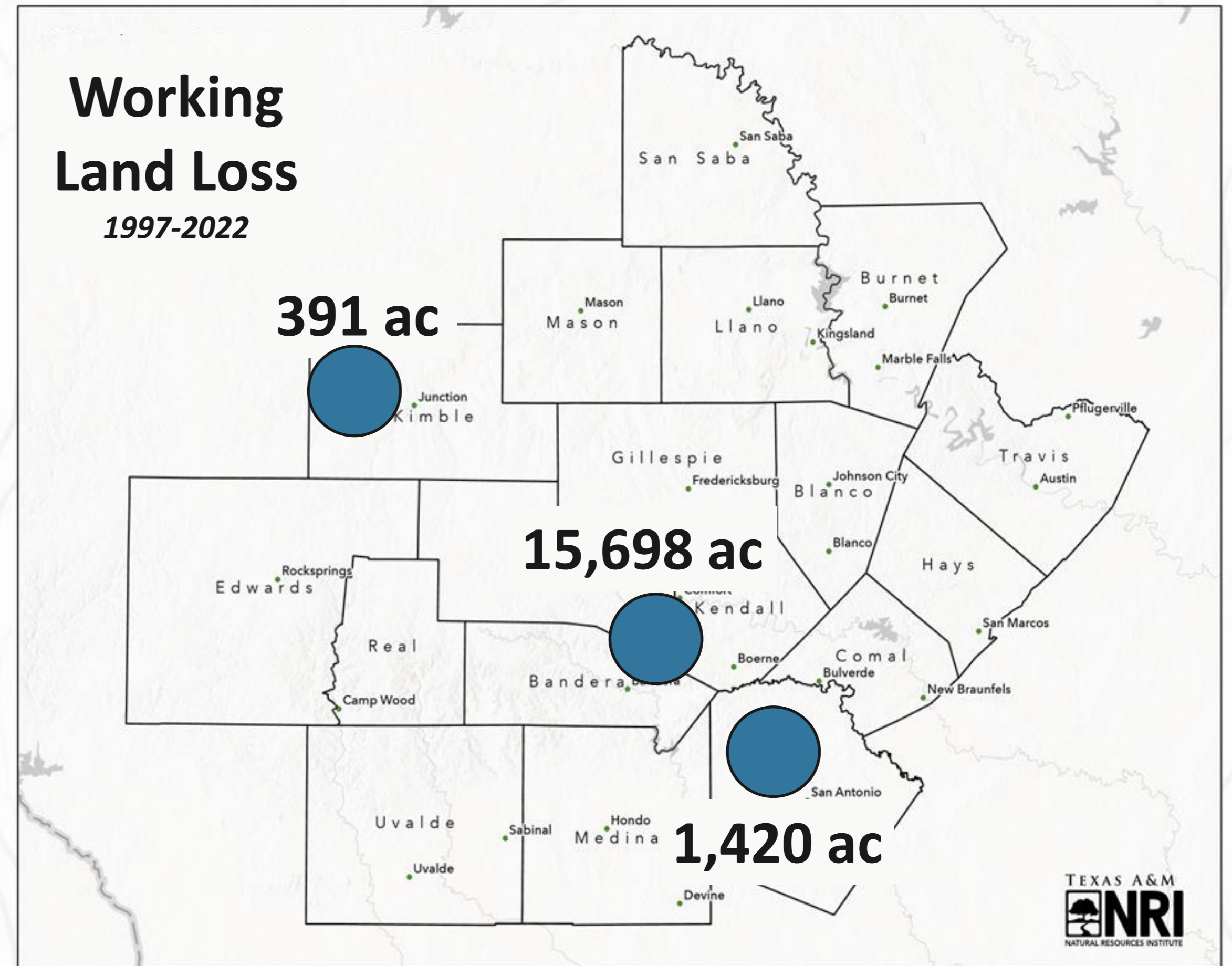


Location Matters

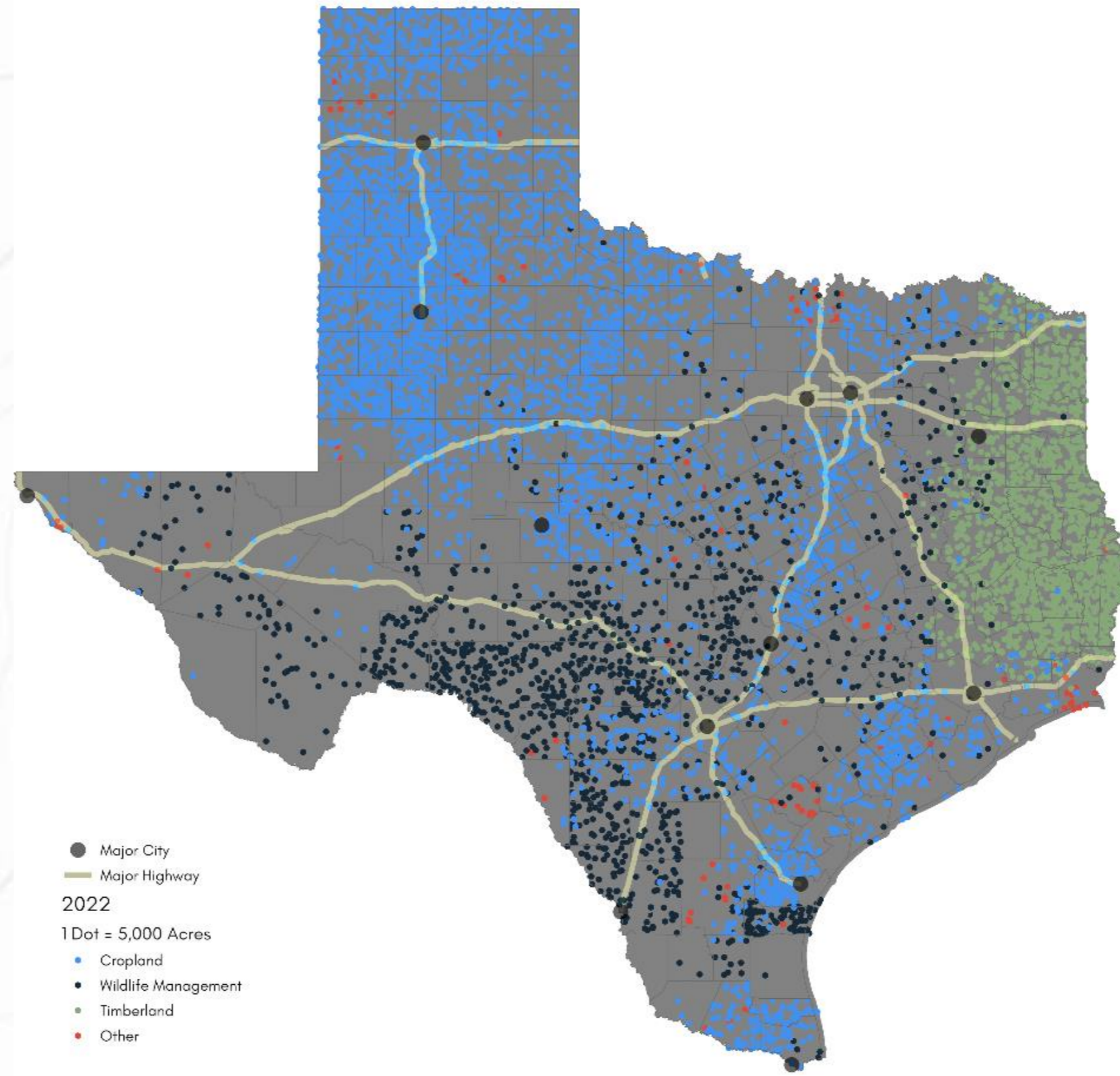
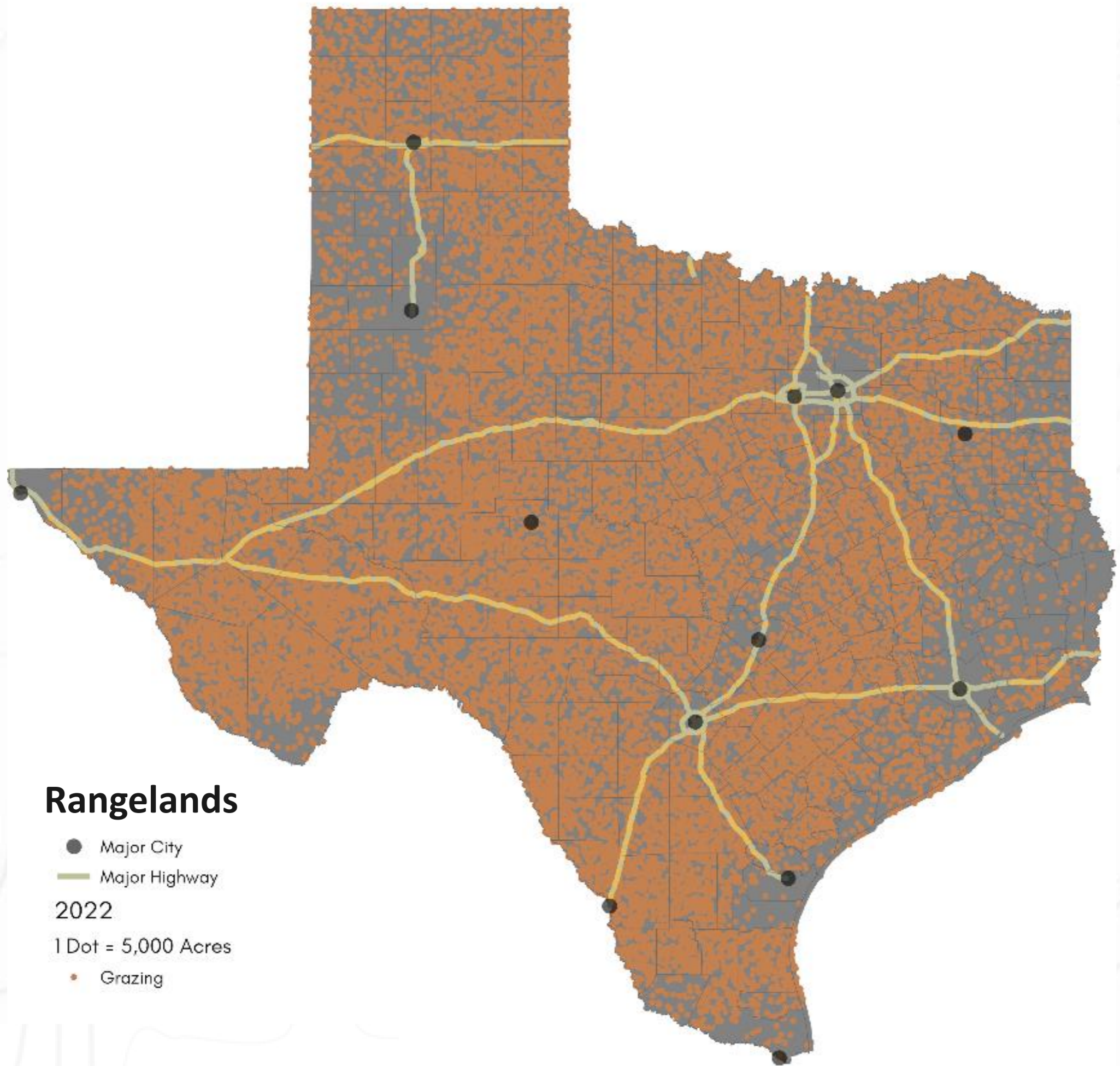
5-year decrease in # farms and ranches



Working Land Loss
1997-2022



Land Uses



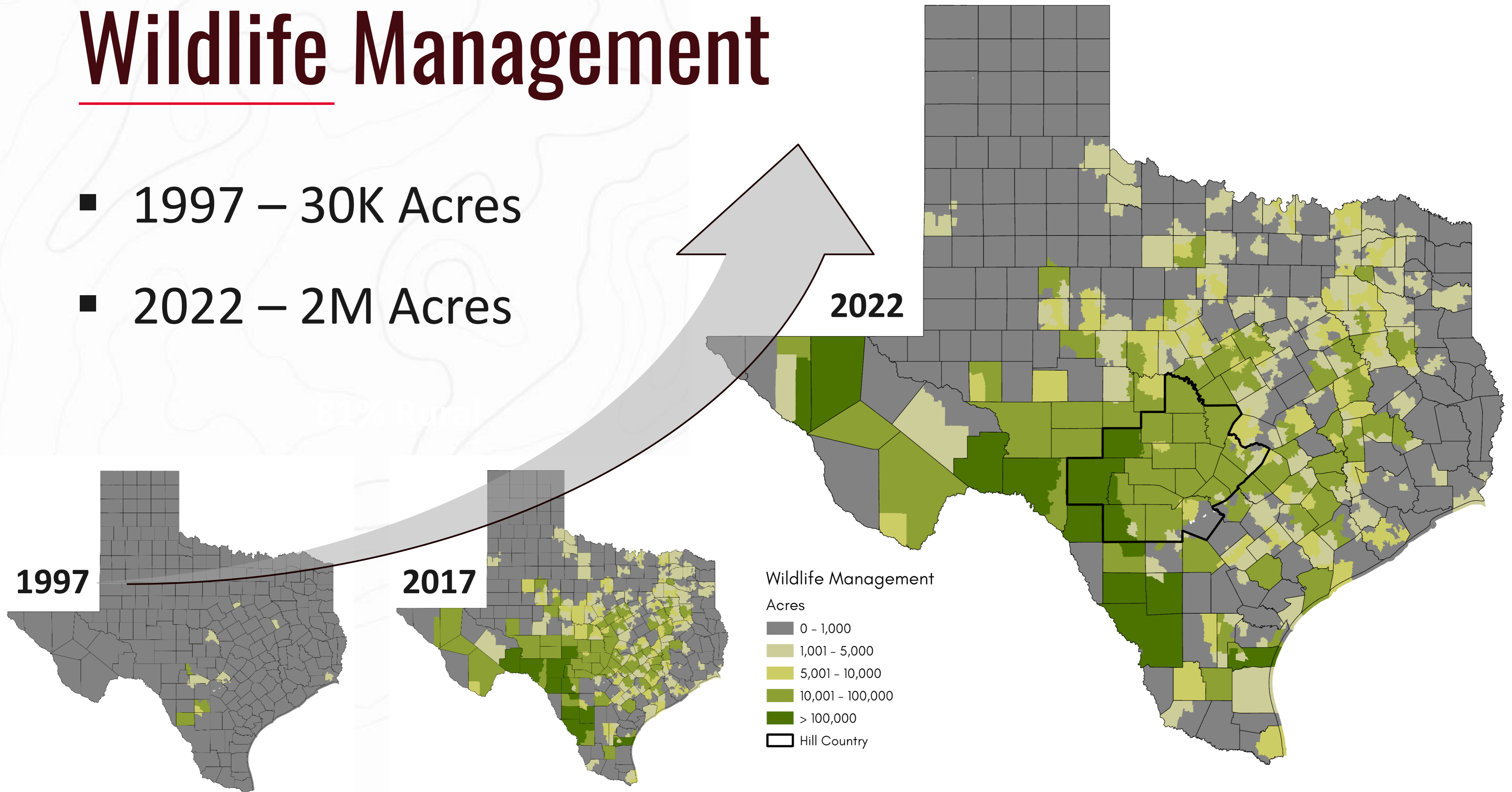
Cropland
Wildlife Management
Timberland
Other

Statewide change, 1997-2022.



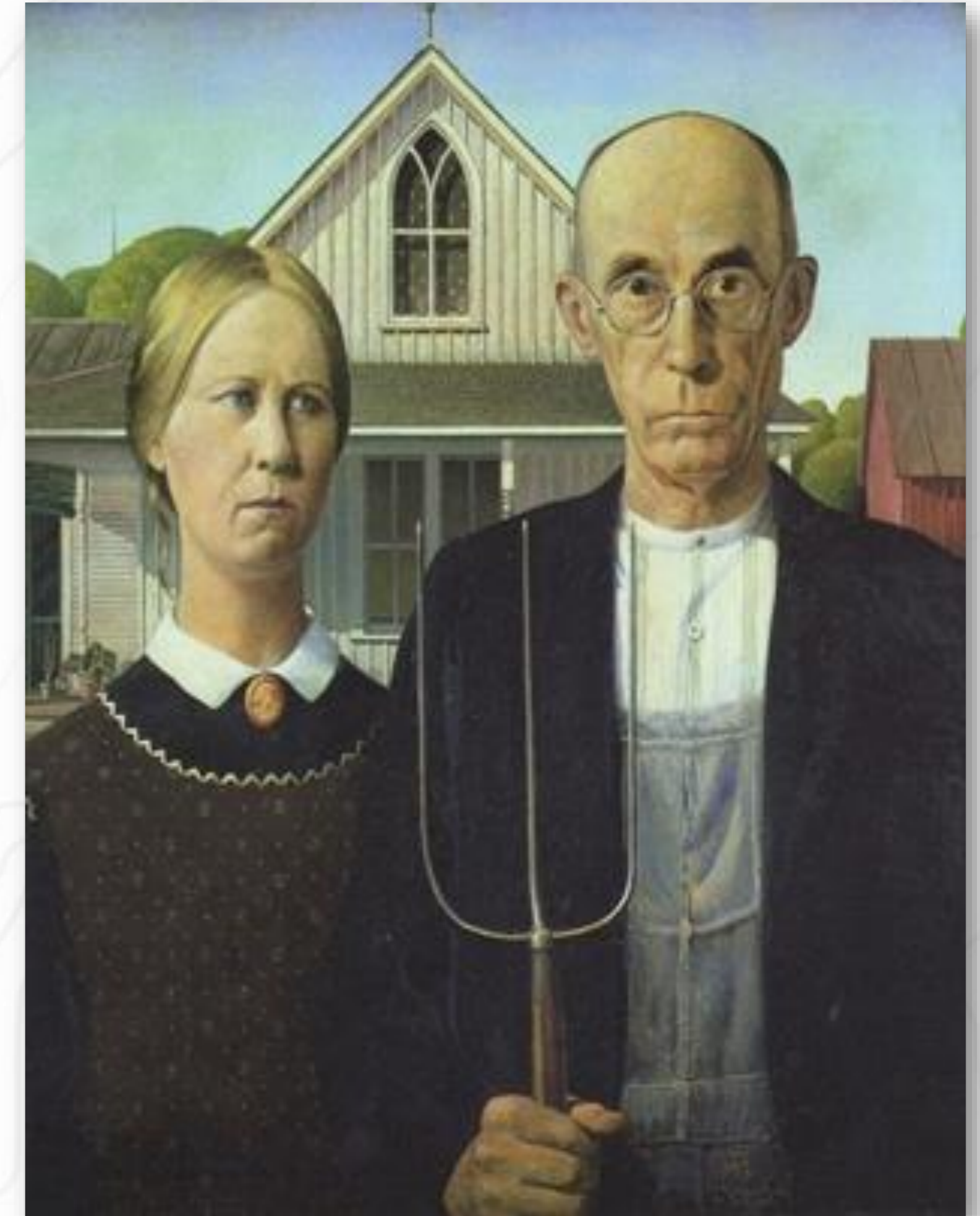
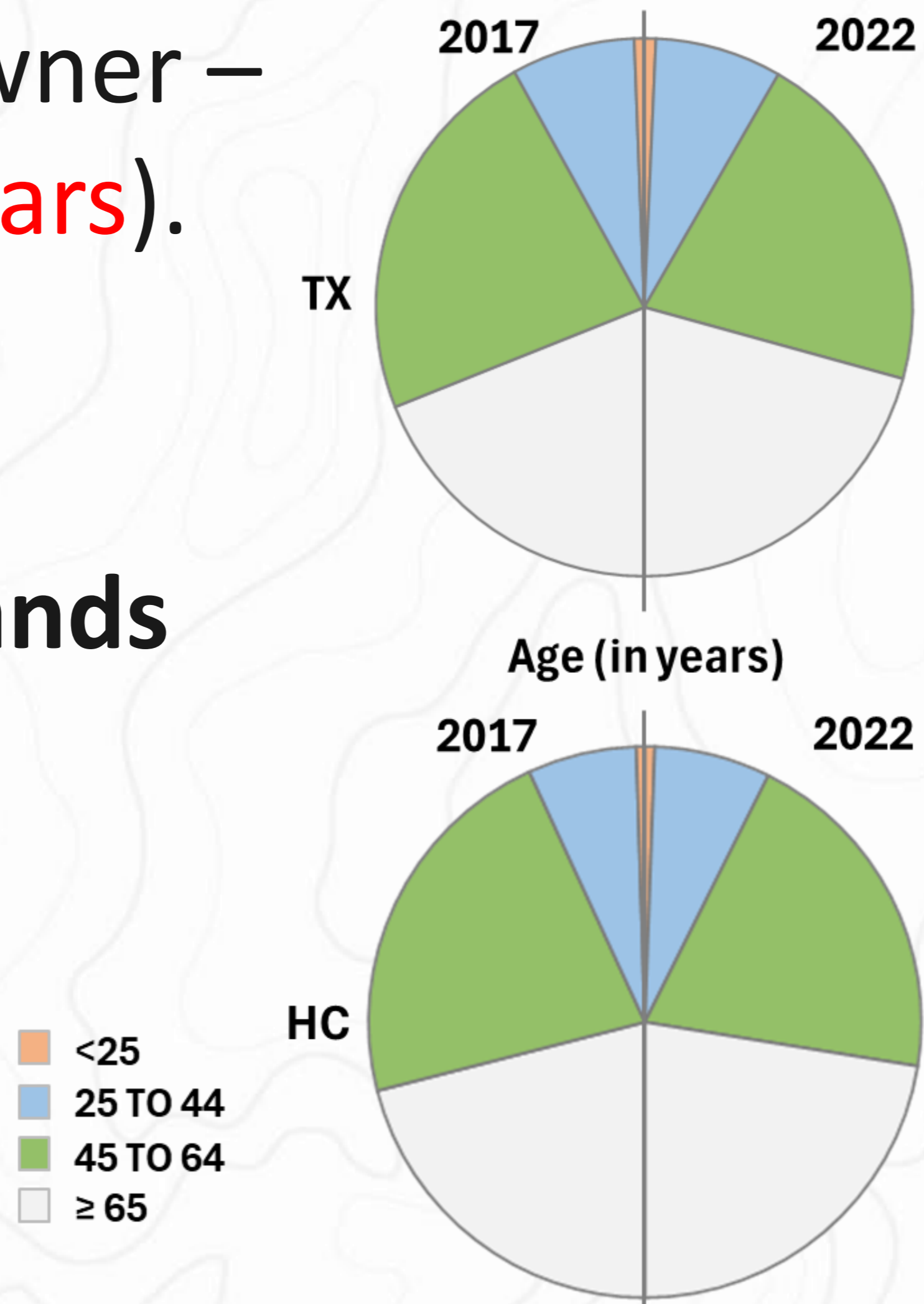
Wildlife Management

- 1997 – 30K Acres
- 2022 – 2M Acres



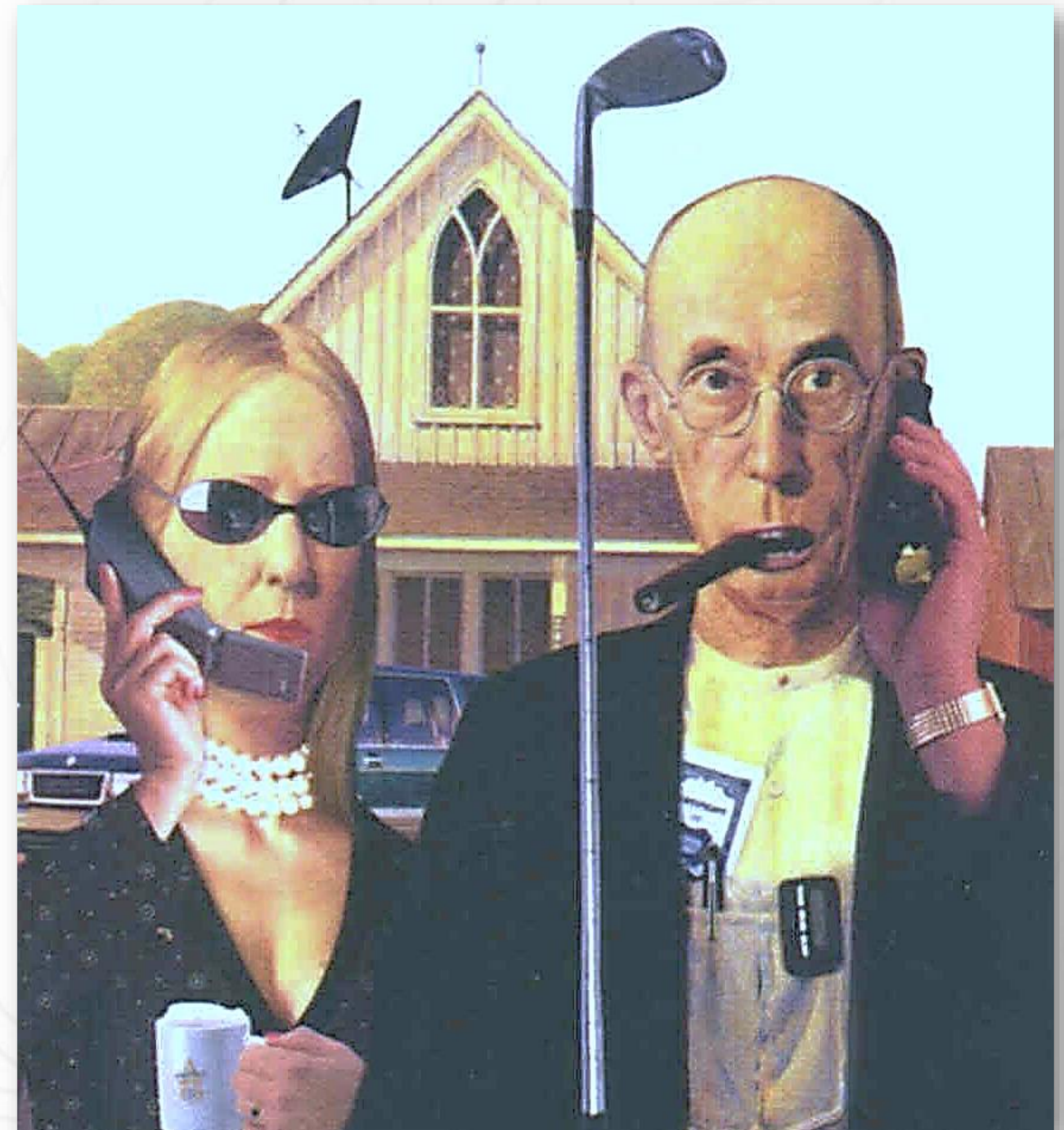
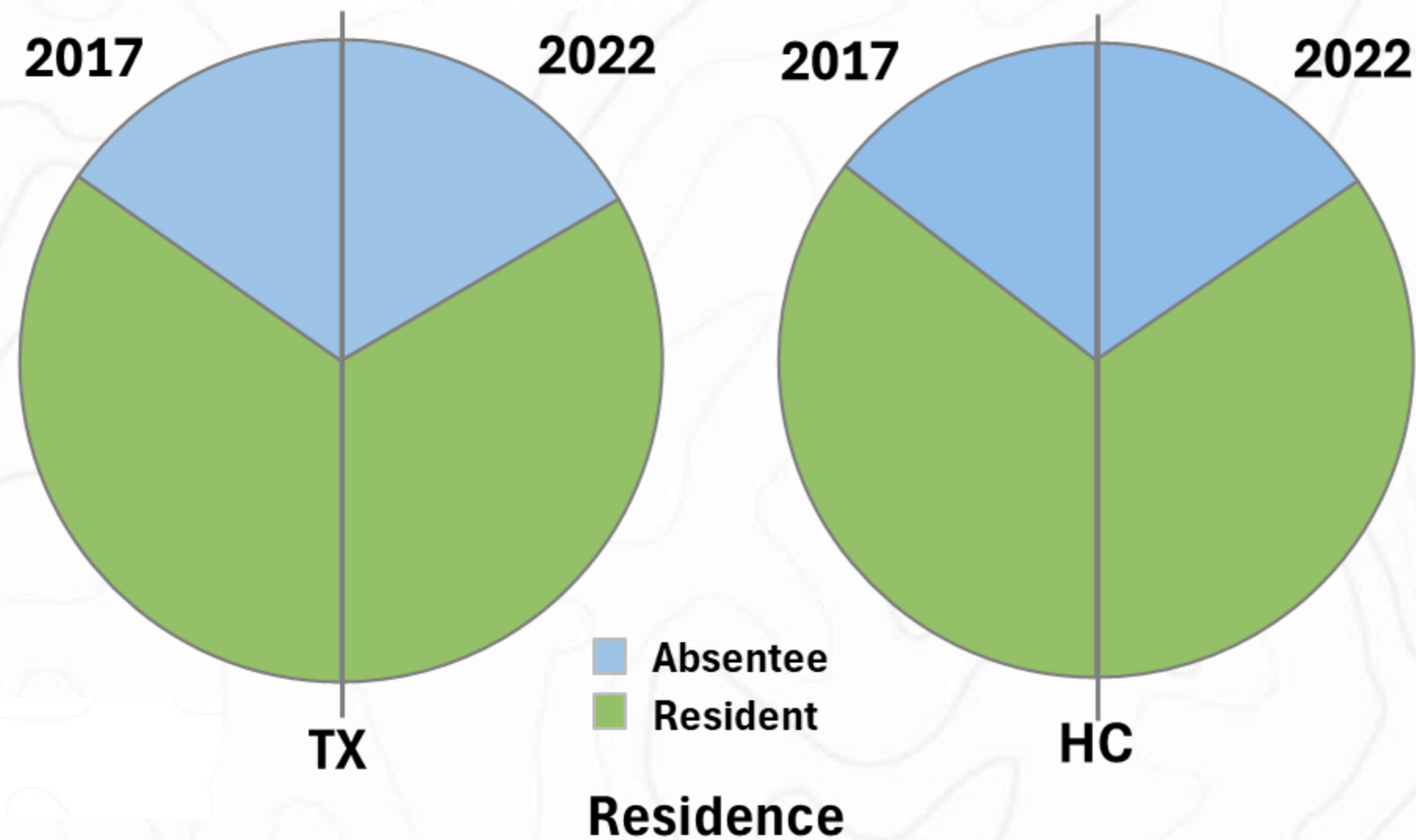
Landowner Demographics

- Average TX landowner – 60 years old (-5 years).
- The largest intergenerational transfer of rural lands continues....
- Sustaining land infrastructure uncertain.



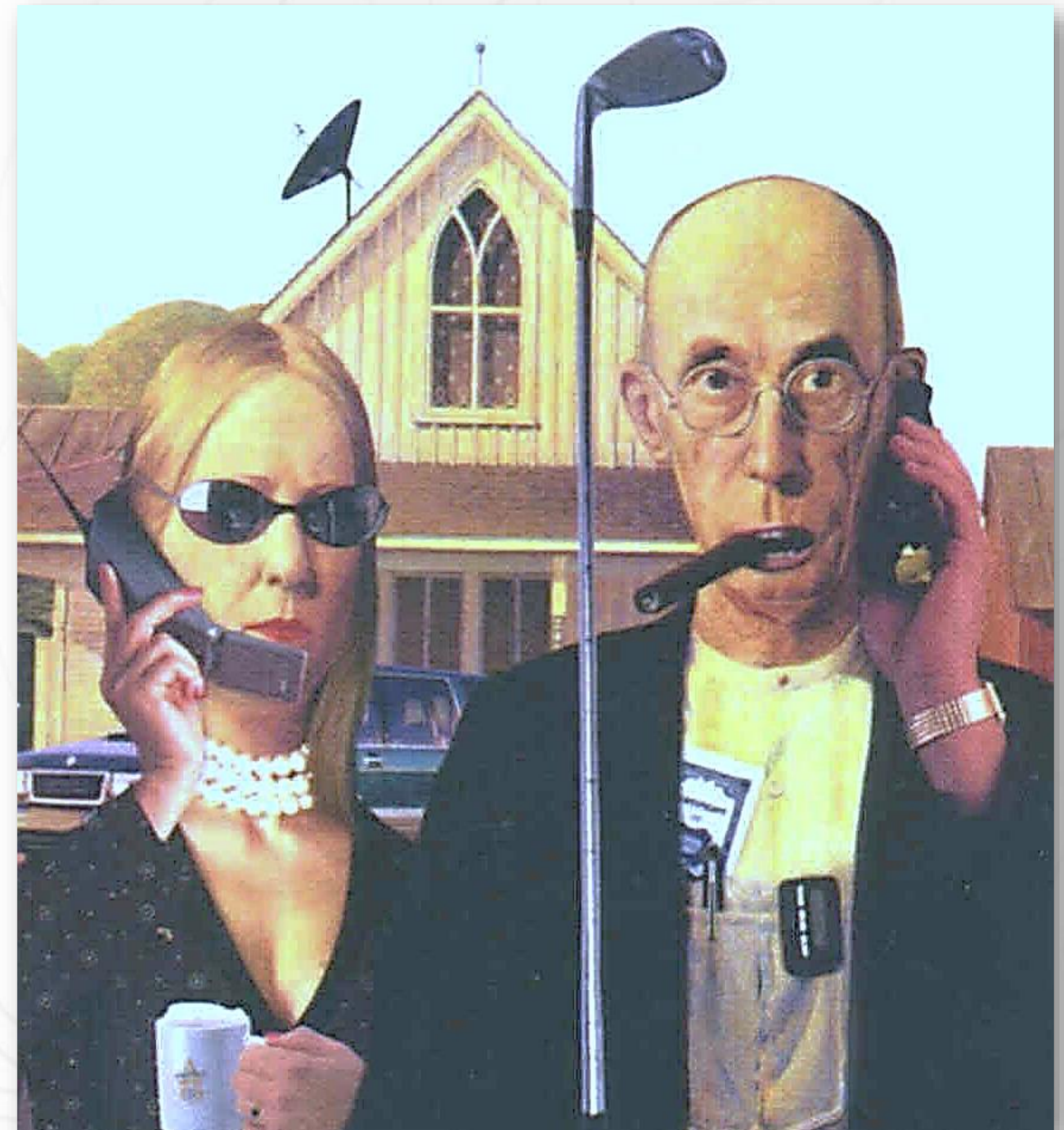
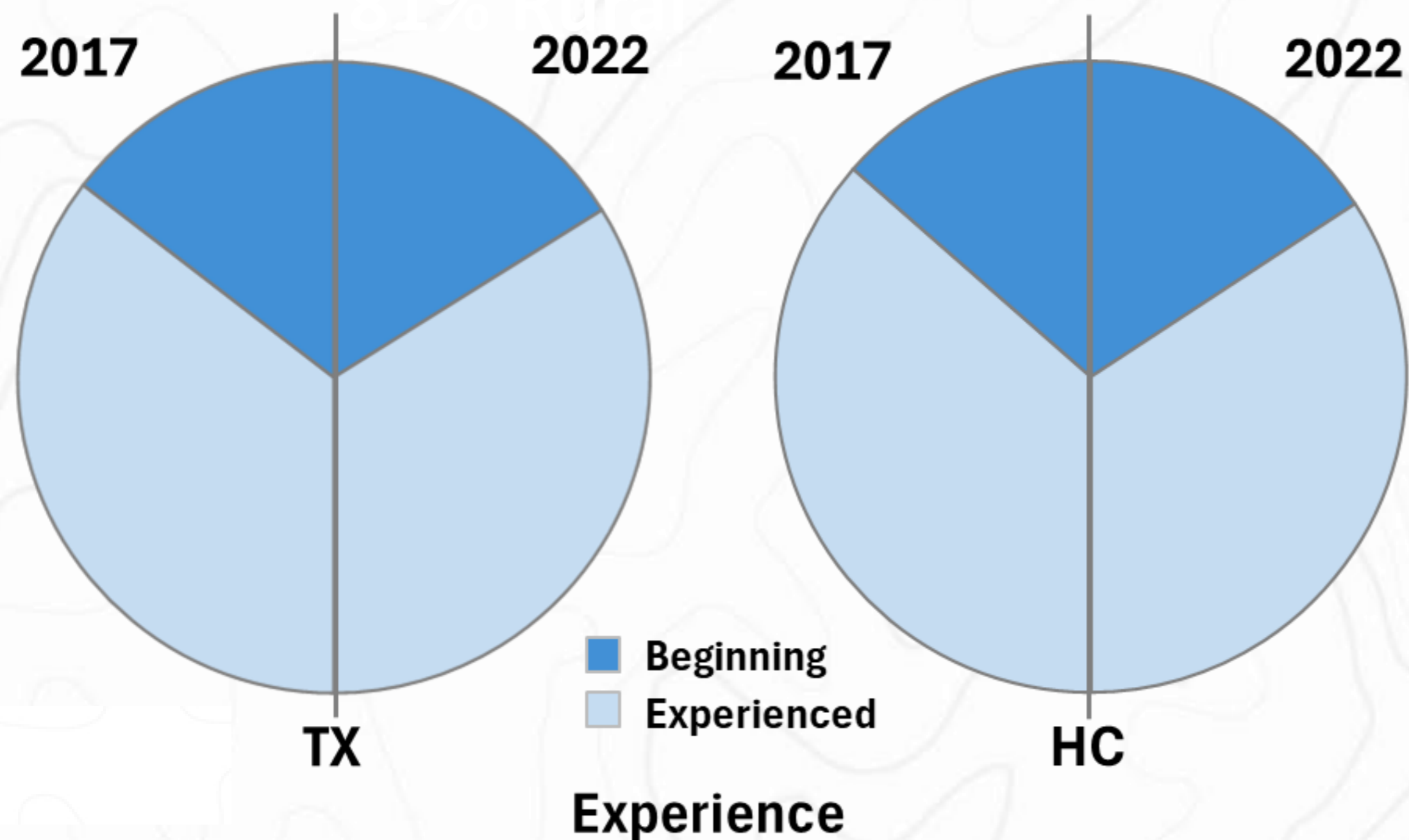
Future Texas Landowners?

- Different goals and objectives
- Less tied to the land
- Absentee Ownership (33%),
2-3% decrease



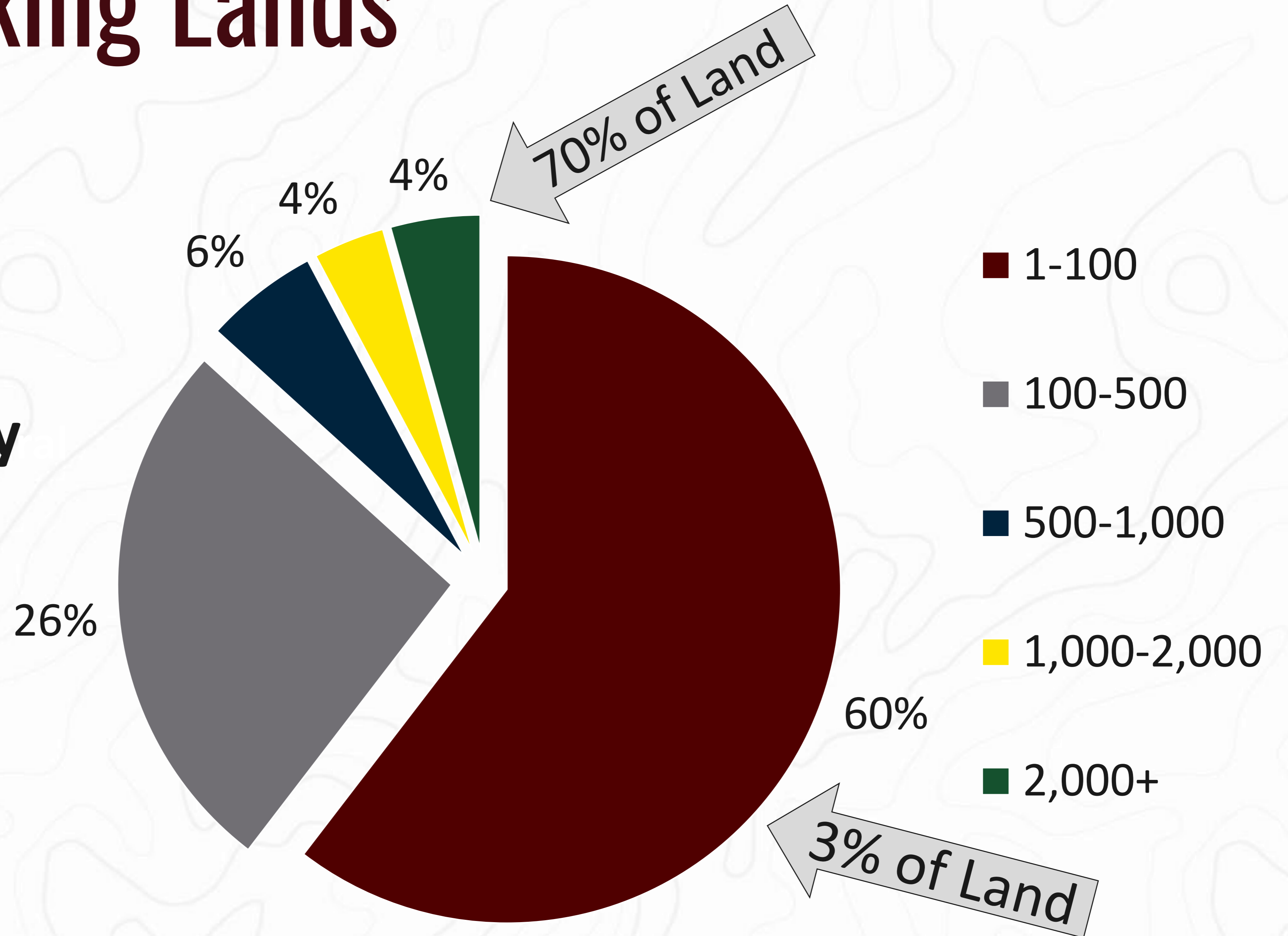
Future Texas Landowners?

- Different goals and objectives
- Less tied to the land
- <10 years Experience (32%), increase 3-4%

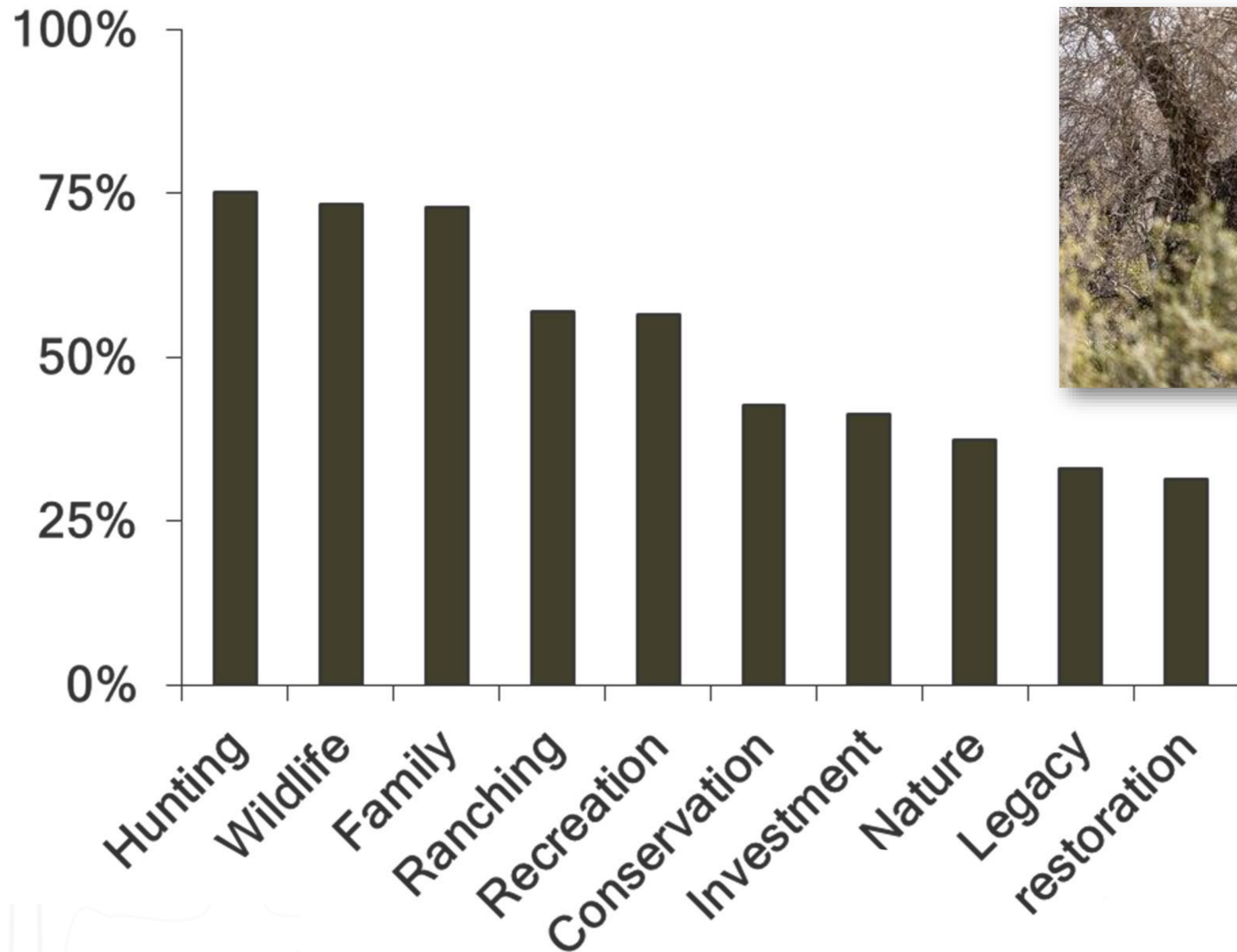


Rural Working Lands

**% Ownership by
Size Class**



Reasons for Owning Land?



Consequences of Land Loss

- Results in a loss of food, fiber, and water supplies...
- Every day, 1,000 acres of land loss results in...
 - ~**31,000** steak dinners not produced
 - ~**16,000** blue jeans not made
 - **142** water towers not filled
- *Other Benefits?*



What is the Value of Land?



Key Take-Aways

- Big changes comin'...
 - More People
 - Impacts of “Land Infrastructure”
 - Changing Landowner Perspectives
- Innovation and Markets
- Communicate the *public* benefits of *private lands*...

