

Allotment AGM 18th October 2021

Introduction to the AGM – Malcom Dewsbury

Welcome to all and thank you for attending. I have recently stepped back into the role of Chairman after holding the role previously. Thank you to John for holding the fort in the interim.

Apologies

Received from Julia Highley and Julie Fleming

Chairman's report – Malcolm Dewsbury

Acknowledgement that the committee have been doing a great job inspecting, allocating, re-allocating, welcoming new members and building the community, however the one issue which has been apparent for many years now is the process of evicting tenants if they are not following the terms of the allotment agreement.

Generally, when a plot holder leaves and clearance is required it is down to the goodwill of the committee and friendly plot holders, and if a skip is required this may cost in excess of £200. This therefore raises the question of who should be footing the bill for the clearance (as the tenant deposit will not cover this), and whether the Parish Council should be managing inspections and evictions. MD has gathered feedback from other allotment committees (St Agnes in Cornwall, Carlisle, Wisbeach and Chipping Campden) which generally have inspections and evictions completed by the local PC.

Question asked to the floor of how the allotment holders believe we should manage 'trouble' plots, through the Parish Council or remain with the committee.

Sarah: The constitution defines the notice periods and eviction process that should be followed

Elizabeth: The committee was established to be a friendlier soft touch approach, as the Parish Council can only evict, they cannot take into account plot holder circumstances such as ill health

Alison: It appears that the part of the process missing is the actual eviction – the committee do a great job of inspecting but then letters are ineffective

Sue: Clarified that the problem in the past has been a letter is issued, the plot holder makes some effort to work the space, but then slips again and the process starts again. An amendment was made to the constitution that 3 letters in 18 months means automatic eviction in the last pre-covid AGM so this is yet to take effect

Bill: Clarified that rule breakers should be referred to the PC to be removed

Phil: Inspections are a bit subjective; we needed to be firmer with the criteria for eviction and more prescriptive.

Bill: We should be more prescriptive over the rules around buildings/ additional structures can be kept on a plot

Eddie: we should write a checklist for what is acceptable to be used during inspections and this forms the evidence for why a letter is produced and can be referred back to at future inspections to see if an improvement is acceptable

Sarah: New checklist should be compiled and sent to plot holders for feedback over a 2/ 3 week period.

Discussion around structures on plots and that polytunnels in particular need to be used for growing and not storing items.

Consensus is that enforcement and follow up action is required by the committee

Action: Committee to put together checklist for what constitutes acceptable use for an allotment, with tangible figures i.e. 80% cultivation, less than 3 baths on a plot (by size)

Treasurers Report – Sue Reeves

| | Aug SGM 2021 | | Oct AGM 2021 |
|------------------------------------|--------------|-----------------|--------------|
| Current Balance (20/8/21) | £1,876.67 | | £2,427.63 |
| Rents Due to PC Oct 20 - March 21 | £4.00 | Oct,21 - Mar,22 | £548.62 |
| Rents Due to PC Apr 21 - Sept 21 | £29.28 | | |
| Bank Compensation | £350.00 | | £350.00 |
| Deposits Returned | £25.00 | | £50.00 |
| Deposits Retained | £280.76 | | £280.76 |
| Deposits Current | £800.00 | | £1,175.00 |
| Deposits New Since Oct 2020 | £325.00 | Since Oct ,21 | £50.00 |
| Allotment costs since October 2020 | £229.11 | Since Oct ,21 | £0.00 |
| Allotment costs 2019/20 | £182.95 | | |
| Rents Advance Oct 21 | £62.63 | | £16.00 |
| Unpresented cheque | £25.00 | April ,22 | £57.25 |

Allocations Report Aug 2021 to Oct 2021 – Phil Withers

0 new tenant applications
3 new plot holders
0 declined plot when offered
Waiting list was 14 @ Aug2021, now 11 @ Oct 2021
0 tenants downsized
0 tenants upsized
0 new plots created

Security Issues

No issues raised

Election of committee

Julie Fleming will be stepping down from the committee due to ill health. Many thanks to Julie for her contributions to the committee.

Heather Blake and Alison Giles wish to join the committee, proposed by Nic Ashford and seconded by Sarah.

All other committee members are remaining on for another term.

AOB:

Reminders: Crawford Hall bins are not for use by plot holders – there have been occasions where users of the Hall have not been able to dispose of their rubbish, as it is full of allotment waste.

Reminder: Please park considerately and within the parking bays at Crawford Hall. Other businesses pay to use the space and if people continue to park inappropriately we may lose the privilege of parking there.

Notice boards: Notice board missing from tennis side of plots after new gate was fitted. Committee will resolve this.

Fires: it has been noticed that people are burning non-garden waste. Committee asked that if anyone spots plots being misused like this then to let us know.

Parking: clarification of rules required around parking on plots and whether this constitutes mis-use of ground.
Consideration given for those who have difficulty walking distance to their plots.