

HANSLOPE PARISH COUNCIL

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✉ clerk@hanslopeparishcouncil.gov.uk

ANNUAL TENANT'S MEETING

on Monday 30th January 2023 at 7.30pm at Hanslope Community Hall (formerly Scout Hall), Recreation Ground, Castlethorpe Road.

Minutes

Present:

HPC Allotment's Committee: C Walmsley (Chair), Cllr R Simpkins, P Cook, I Laurie

Apologies: Cllr S Proctor

G Merry – Parish Clerk (recording)

21 guests - 7 apologies

23.001 Introductions and summary of the last year

Each committee member introduced themselves and Mr Walmsley summarised the previous year's activities: Installation of the composting toilet, new gates and container with new hireable equipment. Plots had largely been fully let, although there were now a few vacancies and it had been a difficult summer for growing.

23.002 Who does what, who to contact and keeping in touch (contact details appended).

Mr Walmsley is the committee chair. He holds the key for the main gate and should be contacted in the event of a genuine emergency. Cllr Simpkins lets out the plots and deal with the maintenance contractor. Mr Laurie is the first point of contact for hiring tools/equipment and is currently digitising the plots with a view to more accurate measurements. Mrs Cook trims around plots and the container, plants bulbs, mentors young gardeners and tends to the communal area, including cleaning the toilet. There is an active WhatsApp group for plot holders and anyone wishing to be added should contact Cllr Simpkins.

Q: What are the arrangements for hiring tools?

A: Contact IL with as much notice as possible, ideally a week. Committee members will be allocated to manning the hiring sessions, with the schedule currently being Mondays, Thursdays and Saturdays, although this is under discussion for 2023.

23.003 Legals and Agreements

- i. **2023 agreements: changes, limits on structures & clarifications:** The clerk advised that currently the Allotment Rules must be agreed to, signed and returned every year and this should be considered a legally binding document. Cllr Simpkins clarified that rule 16, although somewhat ambiguous, does mean only 1 shed and 1 greenhouse per plot and no other structures. The rule will not be implemented retrospectively but going forward.

Q: Is a chicken coop considered a structure?

A: These are not subject to the 2 structures rule, so can be additional but must house chickens and not equipment.

- ii. **Payments:** The clerk requested that rents are paid on time and if late, the tenants will not be covered for public liability.
- iii. **Public Liability Insurance:** It was clarified that PL is included in the rent payment and all paid-up tenants are covered, under their membership of the SWCAA.
- iv. **Issues when giving up your plot:** Cllr Simpkins advised that plots are occasionally given up in poor condition and this may be subject to a charge, if the parish council has to pay for clearance, as well as deposits not being returned.
- v. **Plot reduction option:** Tenants were encouraged not to just give up plots, but to speak with any member of the committee first, as support may be available, as well as a smaller plot option.

23.004 Allotments round-up

- i. **Tidiness – keeping plots in ‘good order’:** Mrs Cook outlined that it had taken 3-4 years to get the site in good order and it is everyone’s responsibility to contribute to maintaining this. If plots cannot be tended for a period of time, consider covering areas to keep down weeds and seed spread. Tenants are responsible for pathways in between plots and any plot fences. All were encouraged to discuss this with their neighbours, to address who will maintain what. All were encouraged to use the equipment for ‘hire’, although this is in fact free of charge. Please note as follows:
 - Regularly remove or burn any rubbish.
 - Check boundary fences.
 - Remove any protruding metal posts.
 - Mow inner pathways.
 - Keep any ponds covered with metal grids (not just fence them) and cover any water butts. There are more children on the site now and it is incumbent on everyone to reduce any risk.
- ii. **Chickens and bird flu:** It is the tenant’s responsibility to keep up with current legislation and government guidelines.
- iii. **Gate and water arrangements:** The water will be switched on and the main gate unlocked on 1/4/23. All were reminded that attaching hoses to the tap is not permitted, as it uses too much water and everyone shares the cost.
- iv. **Bonfires:** Mrs Cook reminded all to be considerate of the houses on Newport Road and also the stables, when considering a bonfire. Check there are not several bonfires already and that the wind isn’t blowing towards the homes, or particularly the stables. Never leave a bonfire unattended and always put them out before leaving the site.
- v. **Weedkiller:** All were asked not to use weedkiller when windy, as it drifts to other areas/plots. No weedkiller to be used on the paths.
- vi. **Other:** Tenants may borrow the post driver but are advised to wear a hard hat and gloves, as previous injuries had occurred.

Q: Bonfires are difficult if the wind direction changes.

A: Keep vigilant and be prepared to put it out.

Q: Can tenants trim around their fences and posts.

A: Yes, it is the tenant's responsibility.

23.005 2023 Plans and new date for Open Morning:

The Open Morning will now be on 1/4/23 and all tenants are encouraged to spread the word and bring people along. Plans for 2023 are more limited than 2022 but all corner posts are due to be installed and numbered. Repairs to the 'back' fence are planned. Mr Walmsley stated that the pile of woodchip by the 'Anglian Water' gate is intended for filling ruts in the ridings. However, once this is complete, tenants will be invited to help themselves to any surplus. This will be notified on the WhatsApp group at the time.

23.006 Tenants Q & A and feedback session

Cllr Simpkins outlined that tenants are eligible to join the committee and names may be put forward, for joining in May (to coincide with parish council elections). There are places for 3 tenants, alongside 2 parish councillors.

Q: It was suggested that availability of communal compost would be welcome and the committee agreed to investigate how this could work. Cllr Simpkins also advised that the garden club do this already and advised plot holders to join.

Q: Concern was raised over a neighbouring plot which was untended and then vacated. Weeds had spread to the tenant's plot.

A: The committee is working on those particular plots and is obtaining quotes for clearance. It was also hoped that tenants would pitch in and help with clearance where possible. The committee intends to be more vigilant this year and Mr Walmsley encouraged all to bring these kinds of issues to the committee's attention.

Q: How can tenants find out whether a neighbouring plot is vacant?

A: Discuss with any committee member and highlight any issues.

Q: There is waterlogging in the corner by the stables.

A: Remedial work would be prohibitively expensive. Affected tenants were encouraged to consider raised beds.

QM: 01/02/23

HANSLOPE PARISH COUNCIL - ALLOTMENT'S COMMITTEE

CONTACTS AND EMERGENCIES

**IN THE EVENT OF AN EMERGENCY, SUCH AS REQUIRING AN AMBULANCE,
CALL 999**

FOR NON-EMERGENCY POLICE MATTERS, CALL 101

**IF YOU NEED THE GATE OPENING FOR THE EMERGENCY SERVICES
TO ACCESS THE ALLOTMENT SITE, CALL: CHARLES WALMSLEY, PAT
COOK OR THE PARISH CLERK**

**FOR ALL OTHER ALLOTMENT MATTERS, PLEASE CONTACT A MEMBER OF THE
ALLOTMENT COMMITTEE, OR THE PARISH COUNCIL: -**

Committee Contact details:

Charles Walmsley - General:

Mobile: 07879 440067

email: walmsley302@btinternet.com

Pat Cook – Practical help/advice:

Tel: 01908 510402

Roland Simpkins – Rents, Plot availability/allocation:

Mobile: 07973 772024 or roland.simpkins@hanslopeparishcouncil.gov.uk

Iain Laurie – Tool & machine hire (**to book tools – email Iain**):

Tel: 07768 362164

iain633@hotmail.com;

Simon Proctor – Parish Councillor

Simon.proctor@hanslopeparishcouncil.gov.uk

Tel: 07764 563318

Parish Council:

Gill Merry (Clerk) – Payments, tenancy agreements etc:

Mobile: 07383 091319 (Mon-Fri office hours) or

clerk@hanslopeparishcouncil.gov.uk