



Serving the community

# Blaby Parish Council

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## **2020 ALLOTMENTS – RULES AND REGULATIONS**

### **Zero Tolerance Policy**

- The Tenant shall cause neither nuisance nor annoyance to any other Tenant, Parish Councillor or Parish Staff Members.
- Any use of violence or threats of violence or damage to another's property will be grounds for immediate termination of tenancy and possible prosecution.
- Disputes with the Council or another tenant should be notified to the Parish Manager in writing.
- In the case of two tenants having an unresolved dispute and no one party can be proven as being in breach of any site rules then the Council reserves the right to end the tenancy of both parties.
- Complaints should be put in writing for members consideration and comments.

### **Inspections**

- Inspections will be carried out monthly from April until October, every year. The first inspection will be on, or the closest weekday to 1<sup>st</sup> April and the final inspection will be carried out on, or the closest weekday to 1<sup>st</sup> October.
- The Tenant shall keep the allotment well maintained, well manured and in a good state of cultivation.
- If this is not adhered to at the monthly inspection, a letter will be sent to the plot holder giving them instructions to make improvements before the next month's inspection.
- If there is no improvement at the inspection one month later, a second letter will be sent giving the tenant **ONE MONTH'S NOTICE** to quit the plot.

### **Rent and Tenancy**

- Rent shall be payable, yearly, in advance, during the first week in January. Tenants will be advised of arrangements for collection of rent, at least 3 weeks in advance, in writing.
- The tenancy shall be terminated with one month's notice if:  
The Tenant is more than six weeks in arrears with the rent **OR** it appears to Council that the Tenant, not less than 3 months after the commencement of the tenancy, has not observed one or more of the allotment rules
- The tenancy shall be terminated on the death of the Tenant.

- All tenancies will be terminated should the Council's tenancy be terminated by the Landowner (currently Trinity College Cambridge).
- The outgoing Tenant has the right to pick crops for the one-month' notice period of the termination of the tenancy.
- The Tenant shall **NOT** sublet or assign to another their tenancy.
- If a Tenant is unable to cultivate their plot because of illness or any other reason the manager must be informed.
- All new tenancies will be half plots.
- Tenants leaving their plot should clear the site within the one-month' notice period and leave it in a good condition.

## **Animals and Livestock**

- No livestock of any description shall be kept on the allotment.
- Dogs are only allowed on the allotments if kept on a lead at all times and not allowed to foul the paths or other plots.

## **Bonfires and Waste**

### Bonfires, incinerators or similar devices –

- Bonfires may only be lit on Wednesdays and Sundays
- May not be sited within 10 metres of any perimeter fence or hedge.
- Smoke from bonfires should not cause a Nuisance to neighbouring properties.
- Only dry vegetation may be burnt to prevent fires smoldering or smoking for many hours.
- Bonfires etc. must not be left unattended.
- Allotments may not be used for the storage or disposal of waste or surplus material from any other sources.

## **Water**

- Tenants must ensure that any ponds on their plot are kept clean and are always covered with mesh.
- All water butts should always be kept covered with insect mesh.
- The use of sprinklers is not allowed.

## **Boundaries**

- All Tenants are responsible for the maintenance of the side of the hedge that abuts their allotment or shed. The Council is responsible for the maintenance of the top and the other side of the hedges where applicable, such as the footpath hedge.
- The Tenant shall keep and maintain a path on the right side of the plot as seen from the main path. No Tenant may obstruct any path or driveway.

## Allotment Buildings

- No buildings will be permitted in the centre of the allotment. Tenants of a split plot may negotiate to erect one or two sheds on the hedge boundary.
- Tenants of split plots may only erect subject to council permission a shed or greenhouse occupying only half the strip of land at the edge of the plot.
- The Tenant shall not erect any building on the allotment without prior consent of the Council.
- Requests for a poly tunnel must first be submitted, in writing, to the Council for permission, and meet the following criteria; one poly tunnel per plot may be erected with the maximum dimensions of 2 metres in width and 5 metres in length.

## Site Rules

- The site must be kept secure. The last Tenant must lock the gate on exit.
- An Allotment plan should be on display, on the shed at all times.
- No vehicles are permitted past the shed. Any tenants that abuse this rule are liable for any damage caused.
- These regulations override any previous regulations and the Council reserve the right to make alterations to these regulations from time to time subject to the tenant being sent 28 days prior notice to their last known address.
- The Parish Council is **NOT** responsible for any tools or equipment that are left on site.
- Children visiting the allotments should always be supervised.
- Plot markers **MUST** be visible at all times. All plot markers are property of Blaby Parish Council and in the event that the plot marker is lost or damaged, it is the responsibility of the tenant to cover the cost of replacement.

Print Name: \_\_\_\_\_

Signature: \_\_\_\_\_

Date: \_\_\_\_\_