

# St John's Allotment Association 1983

## AGM 2023

### Site Report

#### **Site Management:**

We currently have a vacancy for a Site Secretary. This is a committee role that must be filled as a matter of urgency. This work, amongst other work, is currently being done by Ruth and Arthur, and their workload is no longer bearable. The Site Secretary's job is critical to the Association.

If we do not maintain the site to the current standard we will have problems:

- The site will become unattractive to new tenants, which may present a danger to members and visitors.
- It may become difficult to comply with legislative requirements.
- It may become difficult to demonstrate effective management within our limited means.
- Existing tenants will be discouraged, as we need to provide a pleasant and safe environment.
- Vandals and fly tippers will be encouraged.
- Drug users and others looking for a quiet space will be encouraged.
- Our insurers require active management of trees and ponds. Failure to meet their requirements will invalidate our insurance.
- We have a duty of care towards our members, visitors and even trespassers.
- Flooding may result from failure to maintain the ditch.
- We must ensure that our roadways are accessible by the emergency services.

#### **Security:**

The site has had no significant thefts reported during the last year. Some low-level pilfering of produce has been reported, but this is not considered to be a major issue, although any theft is one too many, especially if you are the victim.

Site security will require regular review, especially once demolition and construction of the school site is underway. Due to the recent Covid restrictions the decision had been taken to minimise the risk of transmission and leave the gate open. The Tenancy Agreement state that the gate should always remain closed by members. This will be an AGM agenda item for the membership to discuss and agree on.

Earlier in the year the Football Club did have several football's come over the hedge onto plots on track 1 during games. Members of the club were reported as being seen to trespass in order to recover the lost balls. The Football Club have been asked not to come on site and any balls found will be returned to them. Any people seen to be trespassing onsite should be reported to myself the plot Secretary or a member of the committee.

#### **Working Party:**

There was a working party during March to clear rubbish left on a number of plots by outgoing tenants. These were mainly on track 4. One plot on Track 1 had a large old shed that was in a dangerous condition and needed to be demolished and disposed of. This in itself required a dedicated skip of its own. Although most of the materials were wood, it would

have been unacceptable to burn on a fire and was in close proximity to the football club and housing and would have likely caused a nuisance to our neighbours if burned. The working party was a success and was restricted to a few people including the new tenants as a safety precaution. Too many bodies may have made moving the materials on wet ground a risk for injury. Unfortunately, a small minority of members subsequently overloaded the skip on Track three after the working party had finished, to a point where the skip company refused to take the skip without these additional items being removed, placing one of our more mature members at risk in removing the items.

Skips are only to be used for the removal of items which cannot be taken away on foot or in your car. They currently cost us £276 each. They are not a convenience. We now expect you to take your rubbish home with you. If there is anything which cannot be removed, you must let us know and it will be considered for removal in the next skip.

Arthur Belgrove  
Plot Secretary