

## Blackwell Parish Council Newton & Blackwell Allotment & Leisure Gardeners' Association

### Guidelines on Permissible Structures

**Preamble:** In the original lease from the Chatsworth Estate, only wooden tool sheds were allowed. In 2004 this was extended to include greenhouses, polytunnels and cold frames. Such structures may only be erected with the permission of the Parish Council on the recommendation of the Committee of the Association. The following are guidelines as to what is permissible in the way of new and replacement structures.

**Toolsheds:** The purpose of these buildings is to provide secure storage for equipment and materials such as seeds, fertilisers and pesticides and produce, and also to provide the allotment holder some shelter in case of the onset of adverse weather. For these purposes an area of *up to 12 square metres* and a height of no more than 2.5 metres should be adequate. As a measure against rat infestation, sheds should be supported at least 20cm (8 in) above the ground. The use of sheds on the allotments for purposes other than those associated with the cultivation of the allotment is not permitted.

**Greenhouses:** The purpose of these buildings is to grow plants from seed or cuttings for later planting out, and small crops of sensitive plants. It should be remembered that, as a condition of the tenancy, allotments must not be used for the purpose of any trade or business. Accordingly a size of *15 square metres* and a height of no more than 2.5 metres should be adequate. A larger greenhouse would be considered in exceptional circumstances which must be detailed on the application.

**Polytunnels:** These structures are used for similar purposes to greenhouses. They should not exceed 2.5 metres in height, *30 square metres in area*. The covering should be removed in the winter to avoid possible damage to neighbouring plots.

**Poultry Houses:** It should be remembered that, as a condition of the tenancy, allotments must not be used for the keeping of poultry except with the express permission of the Parish Council on the recommendation of the Committee of the Association. In order to minimise the risk of vermin infestation a maximum of 15% of allotments will be permitted to have poultry. Also poultry sheds should be supported at least 20cm (8 in) above the ground. Any feed kept on the allotment must be kept in metal vermin proof containers. The poultry house must not exceed an area of 5 square metres and a height of 2.5 metres.

**Foundations:** All structures must be removed from the allotment at the end of the holder's tenancy unless a specific arrangement is agreed with the next tenant. For this reason no structure may have any form of permanent foundation.

**Materials of Construction:** Any materials may be used provided they do not pose any hazard to the tenant or tenants of neighbouring plots. However brickwork, blockwork, concrete may not be used as these require permanent foundations. If the structure is not of a manufactured, prefabricated nature, it must be of reasonable appearance with no projecting parts or any feature which will detract from the overall appearance of the site.

**Other Structures:** Items such as fruit cages and poultry runs should not exceed 2.5 metres in height.

**Fencing/Hedging:** Fences and hedges must not exceed 1.2 metres (4 feet) in height, must not encroach on any roadway, path or adjacent plot, or contain any material, such as barbed wire or projecting thorns which would pose a hazard to passers-by.

Approved by Blackwell Parish Council, 1<sup>st</sup> September 2008