

BRIERCLIFFE WITH EXTWISTLE

PARISH COUNCIL



Allotment Land Management Policy

Background

Briercliffe with Extwistle Parish Council is a land owner of a large number of areas. One of the biggest areas of land is the Parish Allotments on Harrison Street, which has been providing the Parish with allotment land for a number of years.

The Allotments are well used and all plots currently have tenants. There is a small waiting list and an area for new allotments has been identified. A number of new allotment plots were provided in 2016, with further plots to be provided in future years.

Land Definition

There will be three types of Allotment plot available on the Allotment site, these will be:

1. Allotment Gardens – for the growing of plants only, including flowers, shrubs and vegetables.
2. Allotment Pens – for the growing of plants as allotment gardens and for the housing of farm fowl and rabbits only.
3. Allotment Livery Plots – for the housing of horses only

Land Reclassification

In order to meet current requirements it is proposed that the following reclassification are agreed:

1 former pen used for horses is to be declassified as Allotment Land and reclassified as an area for educational purposes. This land is currently being proposed for a Scandinavian Style Nursery School.

All other former pens used for horses are to be reclassified as Livery Plots, these plots may be used for the housing of up to 2 horses, additional horses may be added with the express written permission of the Parish Council. A current tenant has an agreed tenancy that will run until the tenant wishes to relinquish this. At any time that a tenancy is relinquished, a proper rental value for a Livery Plot will be sought. This amount is expected to be considerably more than that currently charged for a pen.

All pens will be reclassified as Allotment Pens for the housing of farm fowl and rabbits only as per National Allotment Guidance. Pens will not be used for the housing of hoofed or pawed animals such as horses, sheep, dogs, cats or guinea pigs. All current tenants will be given 24 months' notice from the 1st April 2017 to rehouse any livestock that no longer meets these requirements. Fowl does not include the housing of pigeons. Tenants unsure about their livestock should contact the Parish Council for a decision.

Pen owners may apply for a license to house a goat or sheep to reduce grass levels. Such licence will be for an expected maximum of 6 weeks in any calendar year. Additional weeks may be provided with the express written permission of the Parish Council. This may include up to an expected maximum of 2 sheep or goats or 1

sheep and 1 goat, additional sheep or goats may be provided with the express written permission of the Parish Council. Licenses will not be unreasonably refused, however, if the Parish Council is of the opinion that the plot is overgrown due to lack of use or mismanagement, where there is no genuine underlying reason, no license will be granted. License requests must be made in writing (email is acceptable) to the Clerk at least 1 week prior to the Allotment Committee where it will be considered and County Parish Holding Numbers and Livestock Movement details must be included with the application.

All tenants will be notified of these changes in the annual rent invoice letter 2017. Any tenant failing to comply with the new classification will be deemed to be in breach of their tenancy.