

6<sup>th</sup> December 2010

**CYNGOR SIR POWYS COUNTY COUNCIL.**

**REPORT FOR BOARD PORTFOLIO HOLDER APPROVAL**

**Report to County Councillor Stephen Hayes, Portfolio Holder for Corporate Governance and Corporate Property.**

**REPORT AUTHOR: Principal Farms Estate Manager**

**SUBJECT: Provision of Site for Allotments at Forden**

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**REPORT FOR: Decision**

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**1.0 Summary**

- 1.1 The County Farms Section has been in communication with a group of local residents seeking to establish an allotment site in the Forden area.
- 1.2 Aware of the County Farms Estate's land holdings in and around Forden, the allotment group initially contacted the Farms Management office to request that the County Council provide an allotment site.
- 1.3 Several potential sites in the Forden area were considered; it was decided that the land shown edged red on the plan attached at Appendix A was the preferred site, being within easy walking distance of the centre of the village and local amenities and with good road access.
- 1.4 The allotment group have previously expressed an interest in purchasing the site with financial assistance from the National Allotment Association. However, their preference is to obtain a long-term lease on the site and a rental of £200 per annum, to reflect current agricultural rental values, has been agreed in principle.
- 1.5 The land is currently subject to a Farm Business Tenancy that terminates on 24/3/2011.
- 1.6 It is clear that demand for allotments in the area is strong and presently 23 individuals have registered an interest in obtaining an allotment plot.

**2.0 Corporate Improvement Plan and Risk to the Council**

- 2.1 In offering land for allotments there is a risk that the County Council will be encumbered with associated set-up costs and ongoing management and administrative costs. However, in accordance with Corporate Asset Policy, this risk is mitigated by letting to a single properly-constituted allotment association which shall be fully responsible for establishing the

site and all subsequent administration and management. The proposed terms of letting are clear in that the County Council shall have no involvement in the establishment, management or maintenance of the site- the provision of the land will be its sole contribution.

### **3.0 Options Considered / Available**

- 3.1 The Council has the option of retaining the land as part of its core farms estate. However it should be acknowledged that the County Council has a statutory obligation to assist in the provision of allotment sites where local demand can be shown and where no such facilities currently exist.

### **4.0 Preferred Choice and Reasons**

- 4.1 The preferred choice is to make a formal offer of tenancy to Forden Allotment Association in respect to the land shown on the attached plan.
- 4.2 The proposed allotment site will satisfy the obligations of the Council to assist in the provision of allotments. The site shall provide a facility for the local community whilst rental income generated by the Estate shall be maintained.

### **5.0 Sustainability and Environmental Issues / Equalities / Crime and Disorder / Other Policies**

- 5.1 It is considered that the provision of an allotment site at Forden is compatible with the Authority's policies in relation to Sustainability and the promotion of Healthy Lifestyles as set out in the Corporate Improvement Plan.

### **6.0 Comments of Local Member**

- 6.1 County Councillor L V Corfield supports the provision of an allotment site in Forden.

### **7.0 Other Consultations Undertaken**

- 7.1 The current agricultural tenant of the land has been consulted and whilst he is reluctant to lose the opportunity to rent the land from March 2011 he recognises that the County Council is obliged to consider other potential uses for the land.

<b>Recommendation:</b>	<b>Reason for Recommendation:</b>
<b>That 2 acres of land at Grove Lane, Forden is offered to Forden Allotment Association by way of a 21 year lease</b>	<b>To meet the Council's obligations in terms of provision of allotment sites and to provide a facility for the local</b>

for the purposes of establishing and maintaining an allotment site.	community whilst maintaining rental income.
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Relevant Policy :	Corporate Asset Policy		
Within Policy:	Yes	Within Budget:	N/A

Relevant Local Member(s):	Councillor Linda Corfield
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Person(s) To Implement Decision:	H L Van Rees
Date By When Decision To Be Implemented:	1/6/2011

Contact Officer Name:	Tel:	Fax:	Email:
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**Background Papers used to prepare Report:**  
Corporate Asset Policy

**The Recommendation is approved.**

**Signed**

**Councillor Stephen Hayes, Portfolio Holder for Corporate Governance and Corporate Property.**

**Dated**