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From April 2026

# EAST BOLDRE ALLOTMENTS RULES

1. CULTIVATION & USE
   a. The Tenant shall use the plot as an allotment garden only as defined by the Allotments Act 1922 (that is to say wholly or mainly for the production of vegetable, fruit and flower crops for consumption or enjoyment by the Tenant and their family) and for no other purpose and keep it free of hazards, and reasonably free from weeds and noxious plants and in a good state of cultivation and fertility and in good condition. Good state of cultivation means that 75% of the plot, excluding compost areas, is in cultivation. This area includes compost bins, fruit cages, water butts and internal plot paths 45cm/18inches in width or under. The remaining 25% of any plot will include sheds, lawns, large uncultivated areas under fruit trees and any other ground not being used for cultivation. These areas should not be left to grow wild and should be managed.
   b. A new Tenant shall have at least 25% of the allotment plot under cultivation of crops within 3 months and at least 75% of the allotment plot under cultivation of crops within 12 months and thereafter.

2. PROHIBITION ON UNDERLETTING
   The Tenant shall not underlet, assign or part with possession of the Allotment Garden or any part thereof. (This shall not prohibit another person, authorised by the Tenant, from cultivation of the plot for short periods of time when the Tenant is incapacitated by illness or is on holiday.)

3. NUISANCE
   The Tenant must not cause, permit or suffer any nuisance or annoyance to any other plot holder or neighbouring resident of the allotment gardens and must conduct themself appropriately at all times. Any incident of abusive, aggressive, threatening or confrontational behaviour must be reported to the Council.

4. HEDGES AND FENCING
   a. The Tenant shall keep vegetation between their allotment and the rabbit fencing at the end of their plot in good order to the satisfaction of the Council. But should a tenant hold a plot with fencing abutting the major dimensions of his/her plot he/she shall not be liable for that hedge. Vegetative and non - vegetative material must not be deposited over the rabbit fencing onto the banks.

b. The Tenant shall not use barbed wire for a fence adjoining any path set out by the Council for use of the occupiers of the Allotment Gardens.

5. TREES

Only fruit trees and bushes can be grown and must be compact and of a small growing variety kept to a maximum height of 2.5 metres. Trees shall cover no more than 20% of any one plot. The Tenant shall ensure that fruit trees/bushes do not shade or grow roots under neighbouring plots.

6. SHEDS, POLYTUNNELS AND FRUIT CAGES

A shed, fruit cage and/or polytunnel is permitted only with advance consent from the Council. The Tenant is responsible for ensuring that any structure on the plot is robust and secure. The maximum dimension for any new shed is 6' x 8'. The polytunnel should be no longer than 15'. Glass houses are not permitted.

7. VEHICLES

Vehicular access is allowed during periods where the ground sufficiently firm. Vehicles must not obstruct other users. The Council retains the right to bar access to all vehicles during periods where tracks are prone to damage due to adverse weather or for maintenance. The Council shall give the Tenant advance notice of such measures.

8. WASTE

a. The Tenant shall not remove anything from a vacant plot, including sheds, plants, crops, without the prior consent of the Council.
b. Hazardous chemicals, building materials, tyres and general waste must not be stored on the allotment gardens.
c. The laying of large areas of materials such as stone is not permitted.
d. Only plant waste may be composted at the allotment gardens. All other waste materials must be removed from the plot and disposed of in an appropriate manner
e. The Tenant shall not bring onto the allotment gardens any rubbish from external sources.

9. CHEMICALS

a. The Tenant shall where possible avoid the use of chemicals for the control of weeds, insects and slugs. Where used, it will be in strict accordance with manufacturer guidelines.
b. No spraying is permitted in windy conditions of more than 5mph or within 1 metre of any water container or source.
c. The Tenant shall only use non-residual chemicals intended for domestic use on cultivated areas. Any chemicals kept on the allotments are to be stored in their original containers and removed at the end of the tenancy. Out of date chemicals must be removed.

10. BONFIRES

The Tenant shall keep these to a minimum. Only dry organic material which has been produced on-site should be burnt and bonfires should not be left unattended. The Tenant should be considerate of other plot holders and pay particular attention to wind direction. The Tenant shall comply with Forestry England guidance and no bonfires or BBQs are allowed during periods of high risk. A Tenant who lights a bonfire within 50 feet of the centre of a highway may be in contravention of the Highways Act 1980.

11. WATER

Hoses are not to be used unless attended whilst in use by the allotment holder and sprinklers are not to be used at any time. The Council reserves the right to disconnect the mains water

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supply during winter months between 30 November and 31 March or at other times by giving advance notice to the tenant.

12. POULTRY
    Plot holders with a current Poultry Licence may keep a maximum 6 birds on their plot as long as they adhere to the East Boldre allotment poultry rules. New Poultry Licences will not be issued for the foreseeable future due to health and safety and management issues.

13. HEALTH & SAFETY
    a. Representatives from the Council and the Allotment Association will carry out risk assessments at least twice a year. The latest risk assessment shall be displayed in the Community Shed.
    b. Tools must be safely stored when not in use.
    c. Any dog brought onto the allotments must be kept securely on a leash.
    d. The Tenant has a duty to take reasonable care and be responsible for their own health and safety and for the safety of others whilst on the allotment gardens.
    e. The Tenant is responsible for the actions of children and others entering the allotment gardens with their permission.

Adopted 14/2/2023, revised 12/3/2026

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