

UNION CORNER ALLOTMENT TENANCY AGREEMENT (Rolling Agreement)

I, (Print Name), shall be pleased to accept the tenancy of allotment Plot No **[Plot Number]** and agree to abide by the following conditions of tenancy.

1. Tenancy Term

1.1 The tenancy is a **rolling annual tenancy**, commencing on **[Start Date]**.

1.2 The tenancy will automatically continue each year unless either the Parish Council or the Tenant gives **three months' written notice** to terminate.

1.3 The first year of tenancy will be probationary; failure to comply with these rules may result in immediate termination of the tenancy.

2. Rent

2.1 The rent shall be due on 1st January each year.

2.2 The Tenant agrees to pay the rent annually within **30 days** of receiving the demand.

2.3 The Tenant must inform the Parish Council of any change of address.

3. Assignment and Subletting

The Tenant shall not sublet, assign, or part with the possession of the allotment garden or any part thereof without the written consent of the Parish Council.

4. Liability

The Council is not liable for any accident or personal injury, or for loss or damage to property or produce. Persons using or entering the site do so **at their own risk**.

5. Plot Maintenance

5.1 The Tenant shall keep the allotment garden free from weeds and maintain it in a proper state of cultivation of flowers, fruit, or vegetables.

5.2 The plot must be maintained in good condition so as not to create a nuisance for other tenants.

5.3 Tenants experiencing difficulty with cultivation should contact the Allotment Supervisor.

5.4 Failure to comply may result in termination of the tenancy.

6. Trees, Shrubs, and Hedges

6.1 Fruit trees must be grown from dwarf stock.

6.2 No non-fruit specimen trees or hedging may be grown.

6.3 Shrubs must not adversely affect neighbouring allotments or tenants.

7. Structures

7.1 Plot holders must apply in writing to the Parish Council for approval before erecting sheds or other structures, including greenhouses, fruit cages, and walk-in tunnels.

7.2 Sheds must not exceed 6 feet by 8 feet, must be made of wood with a pitched or flat roof, and any glass windows must be covered with protective plastic. Sheds should be left in their natural wood colour or painted in muted colours such as green or brown.

7.3 Greenhouses must not exceed 6 feet by 4 feet in size. Walk-in fruit cages may cover no more than one-third of the allotment plot.

7.4 Each tenant is responsible for ensuring any structure on their allotment is fit for purpose and safe.

8. Bonfires and Waste

8.1 No bonfires are permitted within the allotment garden other than those organised by the Allotment Society.

8.2 Only materials for proper cultivation may be brought onto the plot. Non-compostable materials must be removed or burnt on the controlled bonfire. **No carpets** are permitted.

9. Watering

No hosepipes or sprinklers are permitted, except a hosepipe used for controlled bonfires.

10. Security

The Tenant shall ensure that the gate is shut and securely fastened when leaving the allotment garden.

11. Animals and Children

No dogs (except guide dogs) or other animals are allowed. Beekeeping is not permitted. Accompanied children must be supervised at all times.

Unaccompanied children are not permitted to enter.

12. Events

Written permission from the Parish Council must be obtained in advance for any events held on the allotment garden.

13. Termination

Either the Parish Council or the Tenant may terminate this tenancy by giving **three months' written notice**. Immediate termination may occur if the Tenant breaches any of these conditions.

Signed by the Parish Council: _____ Date: _____

Signed by the Tenant: _____ Date: _____