

## **MINUTES OF RGS Committee Meeting 9 am Sunday 7 April 2019**

Present: Helen Finch (Chair), Elizabeth Smart, Mariangela Renshaw, Elaine Barnwell, Vivien Fowler, Ali Linton, Catherine Maunsell-Bower, Patrick Crawford, Carol Martinez, Greg Willcox, Janis Humberstone, Jackie Savage (Minutes) and Shirley Gillbe.

Apologies: Gill Tamsett, Mike Cooper and Brenna Lattimore

### **1 Minutes of meeting held on Sunday 3<sup>rd</sup> March, agreed ex committee, signed.**

### **2 Matters arising (not agenda items)**

#### **i Renewal of Lease (PC)**

As requested by Peter Tiernan of Wandsworth Council, HF, Alan Strowger and PC met with Ian Mitchell of Enable on 28 March to discuss a number of matters relating to the renewal of the lease with Wandsworth Council. These included the matter of Capital Works, having a 35 year lease with a peppercorn rent and the need for any rent review after 10 years. They discussed, as well, retaining our protection under the Landlord & Tenancy Act. The meeting was very positive and Mr Mitchell provided much valuable advice. It was agreed that the RGS will now amend the current Heads of Terms to reflect our requirements and arrange to meet with Mr Tiernan of Wandsworth to progress the renewal of the lease. **Action: PC, HF & AS**

#### **ii Site 2 Store Roof Renewal & Funding Opportunities (PC)**

Following the receipt of tenders for the renewal of the Site 2 Store roof, PC wrote to Joanna Shearer of Wandsworth Council to ask whether in fact, the repairs to the Store roof were the responsibility of the Council as the GLC had erected the Store in 1973 and subsequently repaired it. After further correspondence PC met with Matthew Willis also of Wandsworth Council on site to discuss the scope of work to the Store roof which the RGS were hoping to achieve.

Following this meeting PC heard from Ms Shearer that Wandsworth Council will undertake the necessary repairs to the roof and pay for all associated costs. The scope of work will reflect the Schedule of Works which PC had prepared. Mr Willis confirmed that he will seek tenders for the work from his list of approved contractors and that he hoped for the tenders to be received by the end of April. Once the tenders have been received PC will liaise with Wandsworth Council to ascertain how quickly the work can be undertaken. PC has written to Wandsworth Council thanking them for their willingness to undertake this much needed work.

The committee applauded this extremely welcome news and PC was thanked for his work.

Discussion about the timing of this project followed. It is very unlikely that the work would take place before the Summer Show on 9 June. But it was agreed that if we were offered an earlier date we must accept it and work around it.

### **3 Chair's report**

#### **i) Behaviour Policy revision:**

Now called Code for Social Cohesion. Sits alongside Complaints Procedure. Catherine has done a lot of work taking a legal approach which Jackie and Shirley have picked up and integrated into the document that will be circulated to you all.

**Action: HF**

#### **ii) Policy re gates on to allotments**

A request from a plot holder was received for permission to install a gate accessing site 2 directly from their back garden but not straight on to their own plot. Would affect 4 plot holders. Had an amicable meeting with those most affected. Request for gate was rescinded so the issue is now closed.

We have received another request from a householder neighbour to site 3 who does not have a plot. They want to do up their garden and would like access from the allotments. Initially this was

refused but they came back saying they were unable to get the fence panels through their kitchen. HF has written to them saying we would allow access on the basis of a one off supervised delivery only and awaits a reply.

#### **4. Treasurer's report JH**

i As and when the accounts are required for the council they can be provided as they are in a format which will be easy for them to analyse.

ii There is a matter of £40 owed by Enable to the RGS for repayment of VAT. JH will deduct this amount when she next pays the rent, unless it has been repaid in the meantime.

iii The **capital reserves** are £30K which has built up over the years (and include £8K legacy). We will need to hold onto that money as we will have to pay for solicitor's fees for the Lease and any Charity that we set up. Once we know the extent of the council's commitment to pay for the work to the store and if we can get a peppercorn rent we can plan our improvements accordingly.

iv **Rents:** These are nearly all in and we know about those who haven't paid. Most people paid by direct transfer and there were a few cheques and some cash.

Thanks to everyone, especially RL for all his work.

V The response to a query raised following the reorganisation of the manure deliveries, was that the key has yet to be returned to RGS by the Stables which previously delivered manure to Site 3.

#### **5 Allotment Secretaries' reports**

##### **i Site 2 (ES)**

Nothing to report that has not been included in the Chair's and the Site Manager's report.

##### **ii Site 3 Outer Area (VF)**

###### **Lettings:**

Plots 52C, 58A, 65A and 93A vacated. Keys requested back from 58A and 65A.

Plot 52C,  
58A,  
65A,  
and 93A let

###### **Problem Plots**

Path between Plots 94A and 94B is missing. Similar problem on 93A and 93B

###### **Other Matters**

Burst pipe at 83A and leaking tap connection at Huntingfield Road entrance has been dealt with by plumber.

Rubbish still being dumped in recycling enclosure. Decision made to remove the enclosure and to replace it with a "seat store" just for recycling pots (as on Site 2). VF knows where one is on a vacated plot that we can use.

##### **iii Site 3 Outer Area (AL)**

AL thanked HF and VF for doing all the work while she was away.

###### **Lettings:**

Plot 110B let

Plot 116A has been divided into 2 x 2 rods and 116C

Plot 120B and  
Plot127B have been let

## **6 Trading Secretary's report (GT read by HF in her absence)**

Country Natural is flying out the door with members buying 10-12 bags at a time. It is a challenge keeping up with demand especially as our supplier is now quoting 5 weeks wait for deliveries this time of year whereas in previous years they have quoted 2-3 weeks wait for small societies such as ours. We had a delivery this week and more have been scheduled for later in April and with 2 in May.

New Horizon Compost is now available in two types. All Veg, which is now in stock, has been specially created for tomatoes, cucumbers and chillies and comes in 50 litre bags. All Plants is suitable for all fruits, veg, herbs, seeds, seedlings and containers and is in 60 litre bags and will be delivered this coming week. We will trial both to see if it is worth having the 2 types available.

Large bags of coarse grit will also be delivered this week as there has been an interest in buying this in large amounts.

Discussion followed regarding the possibility of motorised transport for the goods from kerbside to store and across to site 3. All suggestions welcome!

Next meeting: Evaluation of Saturday Openings. **Action: JH & GT**

## **7. Bulletin Editor's report. (CM)**

April/May to go to website shortly.  
Deadline for next Bulletin is 20 May.

8.

## **Show Secretary's Report (CM)**

Summer Show will be on Sunday 9<sup>th</sup> June on site 2. A community event for plot holders and other members, their families and friends.

Entries to be taken between 11.00 and 12.00 and staging until 13.00. Show opens at 13.15.

CM has devised a smaller schedule than we have at a big summer show, there will be 22 classes including a "cake off" and 1 for children. VH has drawn up a plan for the tables and the gazebos which she can source mainly from friends and neighbours.

Emails to be sent to all plot holders on site 2 explaining what will be happening and how it might impact their access to their plots. **Action: CM, VF & EB**

## **9. Site Manager's report (SG)**

I Plot Inspections will be on Thurs 11 April.

**10. Diary dates:**

New Variety Summer Show: Sunday 9<sup>th</sup> June (Site 2)

Autumn Show: Sat 21 September (Church Hall)

AGM: Thurs 14 November (Cricket Club)

**11 AOB**

i Approx 30 people had a good day out at Wisley on 22 March (BL was thanked for organisation)

ii CM mentioned that Gardeners' World (BBC) has asked for interested allotment sites to contact them regarding a visit in connection with the items on Frances Tophill's new allotment. MR and SG agreed that they would approach the BBC regarding this.

MR also has a DVD of a programme that was made on our sites many years ago. She will get it to EB who see if it can be uploaded for our website.

**Action: MR, SG & EB**

**Date of the next meeting Sunday 5 May 2019 9am at the store**