

**MINUTES OF THE ANNUAL GENERAL MEETING  
OF THE POVEREST ALLOTMENT LIMITED  
HELD ON SATURDAY 26TH AUGUST 2023  
IN THE ALLOTMENT SHED**

**PRESENT:** Committee: Bill Whatley, Chairman (BW); Sam Whatley, Membership Secretary (SW); Leslie Adnett, Deputy Membership Secretary (LA), John O'Connell, Treasurer (JO); Rob Winkley (RW), Denis McCarthy (DM), Bob Vine (BV).

**Number of plotholders in attendance:** 28

**APOLOGIES:** Graham & June Garnett, Pam & Tim Mercer, Anne Roberts, Sharuk Rahman, John Townsend, Leslie David, Vickie Sharp

**1. MINUTES**

The Minutes of the previous meeting held on 6th August 2022, were approved as an accurate record of the meeting.

**2. MATTERS ARISING**

Not all plotholders could download from our website. **ACTION BV:** Next year minutes will be sent out the week before as an attachment to an email to all.

**3. CHAIRMAN'S REPORT**

BW welcomed all and thanked the members present for coming.

BW reported that it has been a good year so far, with new members taking on plots, water usage down and an increase in biodiversity awareness thanks to Joan Vine now being our contact with idverdi (Bromley Council's subcontractor) and advisor to the committee.

The turnover of plots has been higher than normal which mainly down to Sam (SW) and especially Leslie's (LA) work with weed letters and the whole process around that.

Work on site has been a bit slower due to BW having his operation but things will start to pick up latter half of the year with more work being done on the roads and a working party to be arranged to start the trimming back of the perimeter hedges 2nd week of September.

Trees are the responsibility of Bromley Council so no more working parties to pollard these but we will be chasing the council to make sure work is done.

**4. TREASURER'S REPORT**

JO reported accounts are in good shape with all rents now collected and accounts have been approved by RW and submitted to Companies House and HRMC. These are available on the website to download. Shop sales £1,229, Water £669.00 against last year £1,740 (mainly due to weather but better collection of water by plotholders is also helping tremendously. Bromley Council rent the same £505, maintenance down, only £289.00 but work on road, digger being hired to clear plots still to be done later in the year. No rent increases this year. JO also thanked BW on behalf of us all for his work on fixing a few water leaks this year which has saved us a considerable amount of money.

**5. ADOPTION OF ACCOUNTS**

The meeting adopted the accounts.

**6. INSURANCE**

Insurance has remained the same at £615 and the meeting adopted the insurance for another year.

**7. SECRETARY'S REPORT**

SW reported that certain roles of the Secretary have been split due to the amount of work involved. Lesley Adnett (LA) now takes over as Deputy Membership Secretary from BV, and is responsible for new plotholders and weed letters. This has proved successful with much better

management of unruly plots and plots being given up. SW stated that we don't have a waiting list for plots which is unusual and has led to a lot of plots being left to clear. At the time of the meeting we have 9 plots vacant.

A new 'membership' laptop has been purchased which means better data protection as all in one 'OneDrive' under Poverest Allotments Limited and as it's a Poverest Allotment laptop it can be used by LA and SW easily rather than using their own machines.

As in previous newsletters and Facebook posts, SW reiterated the need for us all to keep communal areas in between plots clear and grass cut on paths all around plots. Let the committee know if this isn't being done so we can take action. Dumping on site is much better than previous years, but still an issue. Any items on plots are your responsibility to be removed to the local recycling centre at Waldo Road, Bromley. Grass must be kept down on all parts of your plot to stop seed being blown onto others. Weed letters will be sent if not adhered to.

**ACTION FOR BV:** Put vacant plot numbers on noticeboard/Facebook so we all know which plots are vacant so others neighbouring ploholders can help keep grass down and plots clear ready for new tenants.

## **8. ELECTION OF OFFICERS AND COMMITTEE**

BW confirmed his continuation in the role of Chairman and the meeting unanimously approved his and all the existing Committee for a further year. BW asked if anyone would like to join the Committee but no offers were made.

## **9. ANY OTHER BUSINESS**

DM advised that he has made a great contact at the local Food Bank distribution centre in Orpington. They distribute food to local Food banks across the borough and accept fresh produce. He is taking good produce down there every Thursday so if you have any excess good quality produce, please either leave on his plot (46B) or the sharing table (preferably in bags to stop foxes taking it!) Wednesdays.

**ACTION BV:** email received from Food bank to DM to be put on noticeboard/Facebook which shows how much they appreciate our help.

Going forward the area behind the community shed is going to be developed into a biodiversity area and shed (donated by a ploholder) will be erected with the door facing outwards to the road. In future this is where excess produce and other items can be stored to be shared.

SW confirmed the committee are looking into getting a Defib machine added to the outside wall of the community shed along with a first aid kit. A couple of the committee have been first aid trained but calling the emergency services first is always best. A St John's First Aid app is available for your mobile phones and can be downloaded from Apple or Andriod stores for free.

JO went through and confirmed various amendments to the Terms and Conditions including: No cycling on roads, children to remain on their own plots.

8am is the confirmed time to start any strimming, machine work on plots.

No tyres on plots – existing ones will be charged £20 per tyre we have to pay for their removal as Waldo Road doesn't accept tyres. This wasn't enforced this year but will be next year.

Dogs must be kept on a lead at all times.

Solar powered timed water trickle irrigation systems are still on a trial basis but they looking like a very effective way to keep plots watered as well as water efficient.

Weed letters accumulating, rather than just starting again i.e. if you get your first letter one

year, if you get another the following year it will be considered your second and so on until 30 days termination is issued.

Not acceptable to be abusive towards fellow plotters or Committee members – instance termination of tenancy if so.

No large knives to be brought onto plots as per Police guidelines.

75% of each plot to be cultivated

All amendments were approved by the meeting.

Cars speeding on site was brought up. BW confirmed not acceptable, and anyone caught will have their tenancy terminated.

**ACTION BV:** Speed limit signs to be added to site and extra notes added to notice board, Facebook and newsletter.

Plot numbers on plots has improved but can all of us please make sure you are displaying your plot numbers correctly. LA advised it really helps with Weed Letters getting sent to the right plotters. If you don't know your plot number either check the map on the noticeboard or get in contact with the committee so we can let you know. Usual email address or visit the community shed on a Sunday between 10am and 12noon to ask.

It was brought up that Lower Road Allotments gained a grant from the Lottery and JO advised that he is close contact with their Treasurer to see what's possible for us.

JO asked if there were any Plumbers, Electricians or Builders that would like to help the committee out on upcoming projects to ease the reliance we have on BW. Let the committee know.

The front gate being left open and combination lock not scrambled was brought up. SW stated we mention it in every newsletter but will continue to reiterate the importance of making sure the lock and gate is secure upon arriving or leaving.

Manure deliveries was brought up. BW explained it is very hard these days to get it delivered. But a massive thank you goes to plotter Agnieszka who has been getting deliveries for us all to use in her own time. This has been delivered not only to the front main bay but also around various other parts of our site which has been fantastic. She will look into what's happened as there haven't been any recent deliveries.

Various other events were mentioned in discussions with plotters whilst we enjoyed the BBQ (thanks to BW) and food that plotters brought along for us all to enjoy especially Padma's curry!

Food pickling evening

Food preparation and cooking from around the world – we are blessed with several nationalities of plotters who can share their cuisine and produce they grow

Tours of our site to take inspiration from plots – culminating in Tea/Coffee/biscuits to discuss at the end.

End of season natter – curry night. A chance to discuss the highs and lows of our growing season/ swap ideas etc

Talks from experts/plotters on Fruit tree pruning, natural pest control, Biodiversity, Bees and honey

## **10. DATE OF NEXT MEETING**

Saturday, 14 September 2024 at 10am