

Report on Behalf of the Asset Management Group

Subject:
Regularisation of Pre-existing Community Allotments on Authority Owned Land at Grapley End Fields, Trefin

To seek Members approval for the grant of a new occupational lease to Gwelliant Trefin Improvement CIO to provide for the continuation of community allotment use on part of the Authority's land ownership at Grapley End Fields, Trefin.

Background:

Gwelliant Trefin Improvement CIO (GTI) is a registered charity that supports and provide facilities for the inhabitants of Trefin and the surrounding area.

In March of this year the National Park Authority purchased circa 30 acres of land at Trefin known as Grapley End Fields to support bio diversity, public access and carbon sequestration objectives. For a period of approximately 5 years prior to our purchase, our predecessor in title permitted local residents to use a small fenced off part of the land (circa 0.4 of an acre) as a community allotment on an un regulated basis; that use remains ongoing and comprises 14 individual plots. Your Officers have quickly established a positive relationship with the allotment holders and have agreed to regularise the continuation of the allotment use. Those agreed terms reflect an initial 5 year term at £40pa per plot under cultivation, a use limited to the organic cultivation of vegetables and fruit crops by members of GTI for personal consumption only and the exclusion of any statutory security of tenure beyond the leases contractual expiry date

Financial, Risk & Compliance Considerations

- The granting of the proposed lease provides the opportunity to regularise the current informal allotment use which the Authority 'inherited' from its predecessor in title
- GTI are a known and trusted community organisation and the granting of the lease will further strengthen and develop the Authority's working relationship with them
- The granting of any new legal interest (i.e. an occupational lease in this instance) requires a resolution of the National Park Authority

Human Rights/Equality Issues

The subject matter of this report aligns with the Authority's Well-being Objectives and in particular, those relating to communities, resilience, global and health well-being and the wider Well-being of Future Generations Act Well-being Goals. It is also is an approach that supports the 5 ways of working in terms of the sustainable

development principles under the Act through ensuring the community allotments are available to the community in the long term with a collaborative community focused approach to delivery.

Biodiversity Implications/Sustainability Appraisal

During periods when any of the 14 no. allotment beds are unallocated and fallow, the lease terms reserve the right for the Authority at its discretion to occupy and cultivate any such beds for biodiversity gain pending their allocation by GTI.

Welsh Language Statement

No issues

Summary

Your Officers are of the opinion that the opportunity as outlined above will be of significant mutual benefit to Gwelliant Trefin Improvement CIO, the community of allotment growers within the local area of Trefin and the National Park Authority.

Recommendation

That Members approve the principle of creating of a new legal interest in land to regularise the pre-existing community allotment use at Grapley End Fields, Trefin on the terms outlined, with the resulting lease documentation being delegated to the Authority's Chief Executive for approval.