

Upwood and the Raveleys Parish Councillors: Trustees' Meeting

Parish Clerk – Mrs Carol Bilverstone. Kilimanjaro, 9 Meadow Road, Upwood, Huntingdon, Cambs. PE26 2QJ
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**An extra-ordinary meeting of Upwood and the Raveleys Parish Councillors, the Trustees of:
Upwood & the Raveleys Allotments (Charity no. 264373) was held on Monday 04 January 2021 at 6:30pm via "Zoom".**

Present: Councillors, J. Burgess, D. Chattaway, J. Edwards, R. Howe (Chairman), N. Maddocks, R. Mashford, A. Perkins.

In Attendance: Mr. T. Brown, Mrs L. Carter, Mrs. J. Evans, Mrs K. Wright (Members of the committee of Upwood and the Raveleys Community Allotments Association), Mrs. C. Bilverstone (Clerk) and two members of the public.

Minutes

10-01/21 To receive and approve apologies for absence.

Councillor G. Bonnett-Kolakowska: Work Commitment.

11-01/21 To receive and approve the minutes of the trustees' meeting held on 07 September 2020.

The minutes of the meeting of the meeting held on 07 September 2020 had been circulated in advance following the informal approval of the chairman. Councillor Edwards proposed that the minutes be approved. Councillor Perkins seconded the proposal. All who had been present were in favour and it was **resolved** to do so.

12-01/21 To consider a request from the owners of land north of and adjacent to the Upwood allotments site for three easements to allow the creation of a utilities trench (750mm wide by 1200mm deep) for electricity, water and telecoms from the vehicle entrance on Huntingdon Road west along the path between the hayfield and the individual allotments, turning north across the bottom of the hayfield and entering the land via an existing gap in the hedge.

The chairman invited the owners of the land to address the trustees and members of Upwood and the Raveleys Community Allotments Association (URCAA). They outlined their intention to build a single 4-bedroom detached property on the land north of and adjacent to the Upwood allotments site. They explained that initial enquiries with Anglian Water and UK Power Networks suggest that the only viable route for electricity, water and telecoms is that indicated by the white line in the aerial view below. They had been informed that the existing electricity supply to Fisherman's Close is only sufficient for four dwellings and to upgrade that supply would involve excavation of the only vehicle access into the close; and that the only other possible source of an electricity supply is from pole 35 (indicated) as any other route would involve excavation of Huntingdon Road. They added that Anglian Water is unable to take a water supply across or under a ditch so to take the more direct route alongside the hedge would not be possible. Furthermore, they had been advised by groundworkers that regardless of the ditch, a trench would need to be located 10m away from the hedge.

By way of compensation, the applicants proposed the following:

- Installation of a metered water supply for the allotments from Huntingdon Road in a separate (and narrower) trench on the northern edge of the grassed trackway between the allotments and the hayfield with the future ongoing costs of maintaining this water supply (standing charge + metered water) being passed to the allotments association.
- Installation of at least 2 standpipes from the separate allotment water supply to be sited along the southern edge of the grassed trackway.
- To pay reasonable compensation to the farmer who currently rents the hayfield for any material loss caused by the installation.

Members of Upwood and the Raveleys Allotments Association (URCAA) suggested that they would have no objection to the works in principle (although they had had little time to consider the implications) but highlighted the following concerns:

- Access for plot holders and the tenant of the hayfield particularly if the work were to take place during the growing season.
- The need to minimise disruption to allotment holders; the tenant of the hayfield; and other users of the path.
- The future ongoing cost implications of maintaining a second water supply and whether this would be a priority of the association considering its recent investment in four large water troughs.
- Whether there are potential implications of allowing such works on charity land.

The trustees raised the following concerns:

- The proposed route of the utilities trench would still need to cross the ditch which runs beneath the vehicle entrance on Huntingdon Road so the proposed route may not be the only option.
- It is common practice for easements such as this to be accompanied by a way leave agreement.

The trustees and members of the allotments association agreed that they had not had the opportunity to consider this proposal in sufficient detail. The allotments association agreed to confer and present their thoughts to the trustees within two weeks. All agreed that the trustees and the allotments association would reconvene for a closed meeting on Monday 01 February 2021 at 6:30pm.



- 13-01/21** **Matters for future consideration.**
No decisions can be made under this item. There were no further matters for consideration.
- 14-01/21** **Date of next meeting: 01 February 2021.**

Close of meeting: 7:00pm