

Turbary Allotment Charity

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TURBARY ALLOTMENT CHARITY POLICY DOCUMENT

GRANT MAKING POLICY

The Charity provides grants to organisations or individuals in the area of benefit, for the relief of need, hardship or distress.

INVESTMENT POLICY

The Trustees look to generate an income whilst maintaining the capital and consider that funds designed for the Charity sector meets that requirement.

RESERVES POLICY

The free reserves of the Charity, which are unrestricted funds, are available to meet its running costs and can then be applied to grants in accordance with the grants policy. If the charity has an annual surplus of income over outgoings and these surpluses are placed in the COIF Charities Deposit Fund, managed by CCLA Investment Management Ltd. The monies on deposit are available on demand without penalty and earn a competitive rate of interest linked to the money market. The endowment fund of the charity (amounting to £814,483) derives from the sale of land and is also invested as per the reserves policy

REQUESTS TO PURCHASE OPEN SPACES

The policy of the Charity is to refuse requests to purchase Turbary Allotment Charity (TAC) land, however all requests to purchase open space will be referred to the next Trustee meeting for determination.

ENCROACHMENTS

The Charity will seek to rectify any existing, and resist any future attempts at, encroachment on TAC land.

USE OF LAND

Introduction

TAC maintains a number of pieces of land for use by the community for purposes including relaxation and exercise. This policy covers the general principles and provisions associated with the land.

Principle of provision

Where ever possible TAC shall promote free and open access to the land for all users for the purposes of improvement of health and enjoyment. There will however be times when the Charity is required to place restrictions, for example to undertake works.

Responsibilities

Whilst TAC shall seek to maintain the land in a safe and useable condition there will be times when this is beyond our control. All persons using the facilities do so at their own risk.

Organised groups

The provisions here are not to prevent ad hoc groups of friends or family congregating but to cover large or more frequent groups. In general, TAC shall not unreasonably withhold permission, but may ask that safeguards are put in place so as to avoid disruption to other users.

Frequency and size

Prior to promoting or commencing an event, permission must be sought for any groups which are either: over 30 participants, groups under 30 where the intention is that it is held more than twice within an 8 week period or where participants are being asked to make any form of payment or it relates to a commercial activity.

Conditions of permission

TAC shall require that groups granted permission shall:

Indemnify the Charity against all claims, demands, costs, actions or proceedings caused by or to any person linked to the group.

Ensure that good and adequate provision is made for the appropriate level of:

Risk Assessments.

Insurance

First aid provision

Safeguarding and provisions relating to vulnerable people

Protection against discrimination (equality and diversity)

Other such legal permissions as may need to be required.

Agree to reinstate the land after use to the council's satisfaction.

Make payment or provide a deposit if deemed appropriate.

Charging policy

The Charity shall make an individual assessment of each application and reserves the right to impose a charge for the use of the land or to require a deposit. The cost to repair or make good any damage to land incurred during use must be met by the person or group/organisation making the application.

TREE POLICY

The Charity is responsible for the maintenance of trees on land that it owns. Trees on TAC land will be inspected every year, any works necessary will be carried out.

In between inspections, if a tree becomes dangerous a contractor will be instructed to carry out remedial work as soon as possible. Requests from residents for tree works such as cutting back branches that overhang their property will be dealt with on an individual basis. If the tree is not a threat to public safety, residents will be expected to cover the cost of the work themselves subject to gaining permission from the Charity.

Note – In all cases (except extreme emergencies) checks must be undertaken with Basingstoke & Deane Borough Council to establish whether a tree is subject to a tree

preservation order. If it is then planning permission must be obtained prior to carrying out any work.

Any claims for alleged subsidence caused by trees on Charity land will have to be supported by evidence from the claimant, such as an engineer's report with an accurate survey, a history of damage and precise level monitoring information to demonstrate that the tree is responsible for the damage. If this evidence is not sufficient, the Charity may require further information including crack monitoring, soil analysis, foundation details, root analysis and drain surveys to be submitted. Any claims will be dealt with by the Charity's insurance company.

Where the Charity removes trees, it will plant replacements when and where it is appropriate to do so and carry out a programme of maintenance to ensure that they are given the best start possible. In reaching a decision as to whether it would be right to plant new or replacement trees the Charity will take into account the following considerations: a) Will the new/replacement tree be of public benefit?; b) Is there sufficient room for a new tree to grow and develop without it causing future problems?; c) Is there a deficit of younger trees in the area?; d) Was the removed tree part of a local feature e.g. a line of trees?; and e) What species add to local distinctiveness and are suitable for the local landscape character and are these appropriate for the site?