

Croydon Council – Allotment Structure Rules

Any decision made about structures by the committees of self-managed allotment associations will not usually be overturned by the Council.

The tenant shall have the licence or privilege of erecting and maintaining a hut or greenhouse or a combined hut and greenhouse, or structure (hereinafter called “the structure”) upon the allotment subject to the following conditions:

- (a) The licence or privilege hereby granted shall continue until determined by either party giving to the other one calendar month’s notice in writing.
- (b) The design and construction of the structure shall be subject to the previous approval of the Council and no alteration or addition to the structure shall be made without the consent in writing of the Council having first been obtained.
- (c) The structure shall be kept by the Tenant at all times in a clean and tidy condition and in good state of repair.
- (d) A gap of at least 60 centimetres (2 feet) should be left between any structure and the boundary fence of any private garden alongside the allotment.
- (e) The Tenant shall not use the structure for any purpose other than that of working their allotment and it shall not be used for any noisy, noxious, dangerous or offensive purpose and they shall not do or permit anything to be stored in or placed upon the same which may be or become a cause of a nuisance, annoyance or damage to the Council or their tenants or the owners or occupiers of other property in the neighbourhood. Failure to comply with this condition will constitute an automatic termination of the allotment tenancy on the part of the tenant and will result in one month’s notice being given.
- (f) The Tenant shall not buy or sell any allotment produce in the structure nor carry on any trade or business and will only use the structure for storage of any items for accepted use in managing an allotment.
- (g) The Tenant shall not have or make any claim against the council for compensation in respect of the structure on the termination in any manner of this agreement.
- (h) The Council shall not be liable for any damage occasioned to the structure nor for the loss of or damage to any tools or other property placed in the same by the Tenant or any other person.
- (i) The Tenant shall pay and discharge all charges or fees and other outgoings which may become payable in respect of the structure.
- (j) In event of any breach or non-performance of these conditions, the Council will revoke and put an end to the privilege in respect to the structure.

The following types and sizes of buildings are permitted on sites. A tenant may only erect:

1. One hut (maximum size 1.80m in height, 1.20m in width, and 1.80m in length)
2. one combined hut and greenhouse (maximum size 1.80m in height, 2.40m in width and 3.60m in length)
3. one growing tunnel (maximum size 2.25m in height, 3.0m in width and 5.40m in length) on their plot, the structure must be erected on the position agreed

All buildings must be of a semi-permanent nature (i.e. minimal or no foundations) and soundly constructed of an approved commercially available type. Used or home built structures should comply with the size guidelines shown above and be constructed to an acceptable standard.

Growing tunnels are to be constructed of a single sheet of clear polythene or plastic over a minimum of 5 rigid hoops. Maximum height is to be 2.25 metres with overall maximum size of 5.4 metres by 3.0 metres.

For structures not meeting the above guidelines, planning permission will need to be obtained by allotment holders before erecting any structures on their plot.