

## Notes on 2022-2023 Budget and Fee Levels proposed to

### Streatley Allotments Society Virtual AGM at 7.30pm on Thursday 28<sup>th</sup> April 2022

The following notes apply to the 'SAS Financial Forecast 2022/2023' shown at the foot of this page.

#### Budgeted Expenditure

<b>Rent</b>	The allotment site lease is reviewed every 5 years. Its next review is in October 2022. Previously it increased by 13%. SPC has advised budgeting for a 15% increase for the rent payable to Thames Water. The new rent is therefore budgeted at £390.
<b>Insurance</b>	No significant increase is anticipated in insurance premium for the coming year.
<b>Vermin Control</b>	Expenditure forecast reflects the current 'as required' basis agreed with last year's new contractor for the previous financial year, estimated at 3 visits per year.
<b>Hedge Maintenance</b>	This item is for one visit in autumn/winter 2022, following the difficulty in obtaining quotes, and the availability of contractors within last year's autumn/winter window for maintaining hedges. For clarity, the work quoted for is to trim sides & top annual growth on beech & meadow hedges, reset 2-year side & top growth on Thames water hedge, and chip generated waste on site.
<b>Site Maintenance</b>	Although we repaired rather than replaced a water trough in 2021/2022, it is wise to include the possible cost for a new trough this financial year. It is noted some of the lower path edging needs replacing, and an estimate for this is also included.
<b>AGM</b>	This item reflects room hire and engaging a speaker at the 2022 AGM. Held virtually for a third year, there is no associated cost.
<b>Social</b>	This item reflects room hire for a possible annual supper and one other social event.

#### Fee Levels

We propose to maintain the annual fee levels for small and larger plots respectively at £40 and £55. One new plot has been created (39), one plot extended to make a larger plot (33), and one existing plot (29) split into two plots (29a, 29b). This means some of rebates have been reduced in accordance with reduction in size of some of the common areas of maintenance. We propose to maintain the £50 refundable deposit bond for all new tenancies.

#### Sustainability

In the event the budgeted expenditure is actually incurred, your committee considers that the level of reserves remaining are sufficient to ensure the financial sustainability of SAS. The level of reserves equates to approximately 2½ year's site rental (£975) and insurance (£662.50).

<b>SAS Financial Forecast 2022/2023</b>	
<b>Income</b>	<b>£</b>
Membership and Plot Fees Net (15 @ £55 plus 26 @ £40 less rebates for common areas maintenance)	1622.50
Plant Sales Estimate	100.00
Sub total	<b>1722.50</b>
<b>Expenditure</b>	
Rent	390.00
Insurance	265.00
Vermin Control	180.00
Hedge Maintenance	950.00
Site Maintenance Estimate (water trough and lower path edging)	500.00
AGM (Virtual)	000.00
Social	70.00

	Sub total	<b>2355.00</b>
<b>Projected income over expenditure</b>		<b>- 582.50</b>
Reserves at start of year		2319.26
<b>Forecast reserves at end of year</b>		<b>1736.26</b>