

SUMMER 2020



PINES AND CHINES

The magazine of the Branksome Park & Canford Cliffs Residents' Association



Visit the Association's website www.pinesandchines.co.uk



K9 SECURITY (GUARDING) LTD



FOR ALL YOUR SECURITY REQUIREMENTS

SECURITY SPECIALISTS & CONSULTANTS

KEY HOLDING - HOME WATCH SERVICE - MOBILE PATROLS - STATIC GUARDS

K9 Security (Guarding) Ltd is an independent Poole based provider of key holding, alarm response, bespoke home watch and security services.

Alarm Response & Key Holding

As a professional security company we can respond to all your intruder and fire alarm activations and non-emergency requirements. On call 24/7 to respond to alarm activations from as little as £1.15 + Vat per day. No more worrying about who you are going to get to respond to your alarm if you are away.



Home Watch Service

In conjunction with our successful key holding and alarm response service our Home Watch Service is a totally bespoke security & property service for property owners whilst you are home or away. 100% tailored to your needs. From property checks, taking deliveries to boiler checks in the winter.



FOR ALL YOUR SECURITY REQUIREMENTS

WWW.K9SECURITYGUARDING.COM

PHONE: 01202 740185

EMAIL: EMAIL@K9SECURITYGUARDING.COM

Reputable local company with over 30 years experience in the security industry.

When the pandemic restrictions hit the country we needed to make the decision as to whether to continue with printing and delivering our Summer edition or just cancel it. The Exec decided as the magazine had already been put together we should go ahead with the publication but only make it available electronically on our website. I also decided on only a limited rewrite of the articles as in some ways it was useful to be able to look back and see what our concerns were in early March. Please read this magazine with that in mind. We are pleased that we can provide a service to our members and local businesses in these difficult times. The Exec has also decided to make no charge for advertisements carried in this edition.

*Can I take this opportunity to thank all those who have helped look after neighbours during this lockdown. And in addition, I would also like to thank **Parkstone Golf Club** for opening their grounds to the public. It has been really appreciated and provided a lovely setting in which people can take their daily exercise. Thanks.*

John Gunton

Welcome

As I write this Italy has been shut down in an attempt to contain the Coronavirus pandemic and the infection rate in the UK is increasing. By the time you get this magazine who knows what the situation will be but I do hope that you and yours are all right. It is during times such as we have experienced that good neighbours are so important. Councillor May Haines has written an article for the magazine which outlines some of the initiatives that are being taken to increase our awareness of people who may be lonely and live close by.

From the Associations point view, the significant campaign is the one that has been led by Vicky Moss and aimed at improving the area in terms of being more cyclist and pedestrian

friendly. Vicky is pushing hard for the Council to spend money raised by the Community Infrastructure Levy in our area. The research has disclosed a huge disparity between the large amount raised here and the relatively small amount spent here. We desperately need improvements and are pushing for the Council to release some of the funds it holds. Watch this space.

Although our funds are healthy, we always want to increase membership. Only about half the properties are represented and the mail shot you are your neighbours are receiving is an attempt to increase our profile and also increase membership. Please do pass on the message that the Association is an effective organisation in enabling residents to make

Contents

Chairman's Report	4-6
Treasurer's Report	7
Planning Report	8-10
AGM Meeting	12-16
The Council's Cash Cow?	18-20
A Good Life	22
Box moth caterpillars	24
Well they made me smile?	32
Traditional Shakespeare on Brownsea Island	28
A short history of Branksome Park	36-43
Westbourne - a Haven for Independent Businesses	44
All Saints Church	48
Wardens & Councillors	51-52

Design:

Shadow Design Bournemouth
www.shadowdesignbournemouth.co.uk

Copyright ©2020 by BPPCRA

All rights reserved. This magazine or any portion thereof may not be reproduced or used in any manner whatsoever without the express written permission of the editor.

their concerns known and, just as importantly, get to know one another.

Sadly we have lost two long term members of the Association and I am pleased to include a recognition of the contributions of Stan Alfert and Gordon Alder in this edition.

On behalf of the Executive Committee can I thank all our members for supporting the Association and a special thanks to our Wardens who work hard to ensure we get this magazine out and your views are represented at our monthly meetings (to which all members are warmly invited)

I do hope you enjoy the magazine and have a great Summer. We shall be hoping for more rain as we look to restore (or more accurately, resurrect) our lawn.

Best wishes
John Gunton



Executive Committee



President
John Sprackling
01202 751553
president.bpcra@gmail.com



Chairman
Adrian Wardlow
chairperson.bpcra@gmail.com



Vice Chair & Advertising
Roger Allen
07718 635949
vc.bpcra@gmail.com



Membership Vacant
membership.bpcra@gmail.com



Editor
John Gunton
01202 701626
jngunton@tiscali.co.uk



Planning Officer
Dugald Eadie
planning.bpcra@gmail.com



Honorary Secretary
Carol Parkin
01202 706591
carolparkin.bpcra@gmail.com



Treasurer
Jackie Heap
treasurer.bpcra@gmail.com



Committee Member
Vicky Moss
vickymoss.bpcra@gmail.com

The aims and objects of the Association

- A) To protect the interests of the residents and, on request, to investigate on their behalf any issues which could be detrimental to private properties or public areas, facilities or services;
- B) To make recommendations for conserving, enhancing and improving the amenities for, and environment of, residents and, where appropriate, implement them;
- C) To maintain good relationships with the local Council and bring to its notice all matters which adversely affect the residents or amenities of the district;
- D) To submit recommendations/representations to the Council concerning any proposals, plans and developments which may affect residents;
- E) To provide a forum for members to discuss issues, exchange information and experience and to draw attention to developments which may affect the quality of life in the area.

Personal Views from the Chairman's Chair

"Well, here we are again- looking forward to those longer, balmy days. Barbecues and drinks in the garden, picnics on the beach, outdoor games, traffic queues, sand in your sandwiches, wasps in your wine, chavs in the Chines. Don't we just love it!"

SCREEEEEECH! STOP! WAKE UP!
Why? Because, unless you've been in a deep freeze for the last three months, you'll know that 'Chinese flu' (the pc brigade says that we mustn't call it that — but that's where it came from after all — write and tell us what YOU think) has brought all that to a standstill. But wait, we can still get wasps in our wine, our own BBQs and drinks and games in our own gardens. A government-prescribed walk reveals that chavs are *still* in the Chines — unfortunately, now accompanied by the inevitable Lycra-loons making

that allegedly 'healthy walk' a hazardous game of dodge. Traffic queues have vanished — only to be replaced by supermarket pedestrian ones, days are balmy- and less polluted too.

Seriously though, I believe that we still live in one of the best parts of the country, and the best in the county. We are well placed for access to trains and boats and planes (eat your heart out Burt Bacharach — anybody remember him?) though they're not very available at the time of writing. We have Southampton, London and Bristol within a reasonable distance, i.e. not too close, giving access to the best shows and entertainments for us to look forward to when we're all released. Our beaches and climate continue to draw in those who prefer a 'staycation,' although they're not too welcome

here right now! The attractiveness of our area draws many high profile figures here, both as permanent and second home residents.

Like it or not, the Bournemouth Air Show too, attracts a lot of spenders, which we need to kick-start our local economy again, even if it's bad for our climate — discuss. It's for all these very reasons that the local cost of living is high. However, that increased local spend is reflected in higher quality homes and services locally, compared with some of the more run down areas. But don't get complacent, we can't sit back easily in our own smug little bubble, though.

At the time of writing, the world economy is buckling under enormous pressure from the effects of the coronavirus outbreak. The chattering classes have been referring to 'when life gets back to normal'. Well, sorry to disappoint you all, but there will be a new 'normal' that will be unlike anything that has gone before. We are reputed to be entering a massive economic depression, just a century after the last one. Take heart, we may hope for another Roaring Twenties — albeit not from the sound of international air travel, I fear.

Many businesses' employees now work from home where possible. Others are 'furloughed' on reduced income, while others, sadly, have no jobs at all. We need to pull together to support our local businesses that remain. This will occasionally mean pay more than we are used to, but for the well being of local people and their families. After all if a business goes, the fallout is tremendous, from the employee / employer losing income together

with their family, and their suppliers losing income and *their* families suffering too — imagine it as the collapse of a huge inverted pyramid. So, it's time to help each other out!

BCP Council has declared a 'climate emergency' which is being inextricably bonded into their developing policies. The cynic in me views it as something 'they-must-be-seen-to-be-doing' rather than being a deeply held belief by those in charge. Whether you sign up to it or not, it is also going to make a huge difference as to how go about our daily lives. I personally feel that not enough has been researched about the 'cradle-to-grave' environmental costs, from obtaining raw materials to end of life disposal. Does it make sense to scrap perfectly working items, which then become a waste problem, and then produce something else which has another finite life and environmental cost? I'm sure we all know someone who's thrown away the plastic straws that they had in the kitchen cupboard 'because they're bad' and replaced them with 'good' metal or paper ones. That plastic has already cost the environment — throwing it away unused has absolutely zero benefit and accelerates the life cycle!

As with our autumn/winter edition, it is apparent that some issues will *always* be there to test us.

Planning applications dominated most of our monthly meetings as developers, emboldened by the successful appeal by McCarthy & Stone for the Lindsay Road development, ramp up their efforts to assault, penetrate and reduce our Conservation Areas, with proposals of unsuitable mass and dubious design. The McCarthy & Stone development is oft referred to in

support of Conservation Area plans, conveniently ignoring the fact that it is no higher than three storeys and the materials are of colour and design that don't screamingly oppose the sylvan backdrop of the surrounding trees.

Another 'biggy' for us, was that after the Friends Of Canford Cliffs Library (FoCCL) had secured planning permission from the BCP Council to extend their meeting room, it was discovered that Poole Council had surreptitiously slipped a clause, early in 2016 and after public consultation, into one of their Supplementary Planning Documents (SPD) which states that they have the option to demolish the present Library and use the Library site for 'flatted development'. Your Association supports the extension, and had agreed in principle to donate a substantial figure to FoCCL. Unfortunately, as part of our due diligence, we have had to retract the offer until the BCP Council deletes the offending clause(s). A Freedom of Information (FOI) request has failed to identify the culprit(s) responsible and whether they were acting legally. We will let you know how things are going, amongst other things, via the immensely popular newsletters emailed out by the Association's ever industrious Vice-Chair, Roger Allen.

A further FOI submitted by our ever diligent member, Roy Pointer, has similarly failed in trying to elicit a figure from our illustrious Council as to the number of dwellings completed, but unoccupied within our ward. It would appear that neither they nor the government Valuation Office know these figures. Thus, they are unable to have any idea as to whether proposed developments are suitable for

our ward, so how do they justify approval? Read Dugald Eadie's Planning Report elsewhere in the magazine. Dugald walks miles around our ward checking on proposals and developments, and then delivers his findings each month with wry wit.

Again, Roy coordinated, refined and submitted our splendid contribution to the BCP Local Plan. Those three words belie the huge effort involved in its creation. We now have to wait to see what fruit it bears.

Another one of our Committee working tirelessly on your behalf is Vicky Moss. She has generated a separate article within these pages. Her current main focus is all about road safety in the ward. She is representing you at numerous Council meetings, invariably taking them to task for lack of investment in the road safety infrastructure within our area. She has submitted a CIL bid (ably assisted by our Editor, John Gunton) requesting funds of £1.7m for an independent viability survey report and infrastructure investments. Read her article(s).

The current BCP Council's Transport, Planning and Environmental Policies could inadvertently denigrate the Canford Cliffs Ward to become a cash cow for the wider BCP area, with unfavourable consequences not only for quality of life of our residents, but for the unique character of the area, tourism, the wider population, and the environment.

CIL receipts in BH13 amounting to £6.85m and only £54,100 invested here since 2013; contentious planning applications for blocks of flats; the omission of BH13 to benefit from £100m of central

government investment for new and improved bus routes, walking and cycling corridors in the BCP Area, are a real concern if left unchecked...

Our aim is to form a constructive relationship with the Council over the course of the next year and make a positive contribution to the emerging BCP Local Plan which sets the long term vision for the BCP conurbation. The Draft BCP Local Plan is due to be published in Sept/Oct 2021. Get in touch with Vicky if you'd like to join the team to co-ordinate and consolidate local views to form A Vision for Our Area, or just to get your voice heard. We need representation from all sectors of the local community. Contact: vickymoss.bpcra@gmail.com

Speeding is still up there, but our cohort of Community Speed Watch volunteers were doing great things, prior to lockdown, in bringing down the average speeds on our patch. High visibility, proper training, new equipment, and the active support of our local councillors and bobbies are all having a positive cumulative effect. We don't doubt, that when unlocked again, they will be back again with renewed vigour.

As already mentioned, business closures still abound, and Canford Cliffs main street is no different. It is still losing banks and businesses. At the time of writing, the local rumour mill tells us that Tesco have now pulled out of developing a store there, but that 'some other shop chain' is investigating the viability.

Our regular monthly meetings, which were usually held at The Branksome St Aldhelms Centre, 401 Poole Road, BH12 1AD, (<https://w3w.co/recent.epic.weds>)

on the second Wednesday of each month, have been suspended since March until further notice.

Keep your eyes peeled for updates via our emailed newsletters, which are also published on our website — if you still don't receive one, contact our Vice-Chair at vc.bpcra@gmail.com to get added to the list.

You will probably have noticed that we now include a 'what3words' address location. This is an excellent smartphone app available on Android & iOS. It divides the world into three metre squares. So imagine that you have tumbled somewhere out of sight, away from a road, the app will give a three-word, three-metre accuracy location that you can give to the rescue services. It's very useful for finding each other at geographically large festivals and shows to meet up with friends.

I can't close this little *billet doux* without expressing thanks to our supporting team of Committee Members who continue to support and cajole and keep me straight (well, most of the time) while putting huge efforts into looking after all of our interests, in spite of having their own busy lives to look after.

Finally, thanks to all of you — readers, members, advertisers and councillors who support us in many ways — without whom we couldn't exist as an Association, nor bring you this magazine. Some of you go beyond the call of duty and barely get a mention in dispatches, although your aid and insight is usually invaluable.

Happy-ish summer everyone!

Treasurer's Report

Our financial position continues to be in good order and I am pleased to report a surplus for 2019 of £2,044, an increase on the previous year. Income from members subscriptions has risen by a small sum and advertising revenue from the magazine continues to make contribution to the Association's funds. Our bank balance has increased to £35,430.

During the year our main area of expenditure was the maintenance of the website, £1,217. The website is an asset to the Association and during 2020 we will be looking at ways to further improve it. We continue to support local initiatives which this year include the maintenance of the Pinecliff Sunken Gardens, The Community Speed Watch and the Canford Cliffs Village Christmas Lights.

A large proportion of members subscriptions are collected by our wardens. I would ask all members' who currently pay their subscription by cheque or cash to consider completing the standing order mandate form which appears in the magazine. By returning the completed form to me you can help reduce the administrative burden which falls largely on our hard-working wardens.

Finally, I would like to place on record my thanks to Peter Schofield of Schofield's Chartered Accountants who has once again prepared the final version of the annual accounts without charge. Peter has kindly provided this service for over 10 years and I am most grateful to him for his continued support.

Branksome Park, Canford Cliffs & District Residents' Association Income and Expenditure Account for the Year Ended 31 December 2019

	2019	2018
	£	£
Income		
Subscriptions received during the year	6,435	6,306
Deposit interest	46	46
	6,481	6,352

Expenditure

Magazine and circular expenses	4,345	3,874
Less advertising revenue	4,810	4,550
(Surplus) deficit	—	(465)
Committee and secretarial expenses	660	1,006
Committee and Association meetings	475	66
Annual general meeting	458	384
CPRE	-	-
Legal and insurance	197	1,046
Website	1,217	750
Gardens	605	877
Sundries	540	271
	4,152	4,400

Donations and subscriptions

Canford Cliffs Christmas lights	750	750
	4,437	4,474
Excess of income over expenditure	2,044	1,878

Balance sheet at 31 December 2019

Accumulated fund

At 1 January 2019	33,511	31,633
Excess of income over expenditure	2,044	1,878
At 31 December 2018	35,555	33,511

Represented by:

Debtor-advertising revenue	125	150
----------------------------	-----	-----

Cash at bank:

Barclays saver account	22,963	22,918
Barclays current account	4,746	3,364
Santander business account	7,721	7,079
	35,555	33,511

Approved by A. Wardlow (Chairman) & J. Heap (Hon Treasurer)

Date: 2020

Jacqueline Heap, Hon Treasurer

Planning Report

Since my last report in September 2019 there have been a fair number of decisions, appeals and new applications. In several cases, there are a series of applications relating to the same site, and it can often be difficult to understand the overall status. One particular planning consultant, Pure Town Planning, has been very active in contesting refused applications.

Most of the applications which we object to involve either “site-splitting” or high density blocks of flats. As I have explained before, the site-splitting is particularly inappropriate within our various Conservation Areas, as the objective is to maintain the sylvan and secluded appearance of our housing. In my view, the same principle should apply in areas outside the Conservation Areas.

The main problem with the blocks of flats is that they are now following a pattern of having basement parking, and making the building as big as possible within the plot. The contrast with the older blocks of flats is very obvious, as they have smaller blocks, separate garages and parking, and often substantial garden space. It is noticeable that our members who live in flats are just as likely to object to these proposals.

The increased density has a negative impact on local traffic and parking, and it is apparent that it may also have an environmental impact, increasing the risk of flooding and reducing the tree cover.

As I have noted before, there are still plenty of planning

applications for improvements or replacements of existing individual houses, and these are usually welcomed by our Residents’ Association. So far, the evidence is that the new BCP Council is being sensible, but there is still a steady pressure to increase the density of our area.

Every effort is made to exploit “precedent” to justify new proposals.

SIGNIFICANT DECISIONS

4 Burton Road.

APP/19/00763/F

REFUSE 6 September 2019

APP/19/01289/F

REFUSE 11 December 2019

The first application was to demolish the existing single house and replace with 5 houses, with very little space for parking, and built quite close to the boundaries. After the refusal, a second application was made (15 Oct 19) to make changes to the existing house and build 3 new houses in the garden.

This was also refused, quite promptly. This plot is in the Branksome Park Conservation Area, and is not appropriate. Residents of Dover Road were particularly concerned, as the plot is above their back gardens.



8A Lindsay Road.

APP/19/00676/F

GRANT 13 September 19

APP/19/01289/F

REFUSE 13 February 19

The first application was granted, having been reduced to a block of 10 flats from the original 11. However, another proposal was registered for a block of 12 flats, which was then refused.

It is unfortunate that this has been allowed on the edge of the Branksome Park Conservation area, but there is no doubt that the “precedent” of the McCarthy & Stone development just down the road has had an influence

43 Western Road.

APP/19/00252/F

REFUSE 25 October 19

This proposal for 3 separate houses was amended to just one new house in the back garden, but was still refused.

An appeal has now been lodged (17 January 20), and there has also been a bizarre “CLOPUD” application to build a swimming pool/leisure facility in the same back garden.

It is difficult to understand what is happening here, but the planning consultants are certainly very active.

18, 18a, 20, 20a, 20b Balcombe Road. APP/18/01616/P**GRANT 25 October 19**

This application was very controversial, and a huge proportion of the residents of Balcombe Road objected to it. It was not the principle of a new block of flats which was the issue, but rather the density. In the street as a whole there are many blocks of 8 to 12 flats, but this one is for 30 flats. There is also concern about the traffic impact and the drainage issues, as there have previously been flooding problems at the dip in the road. Unfortunately, the change to BPC Council seemed to have an affect, as our local Councillor was not able to "call in" the application. This is one of the most disappointing outcomes that I have experienced since I joined the Residents' Association as Planning Officer.

20 Leicester Road.**APP/19/01118/F****REFUSE 5 November 19**

Following the dismissal on appeal of the original application, a slightly revised version was submitted on 2 Sep 19, which was refused, but has now gone once more to appeal (13 Feb 20). This was a site-splitting proposal which was clearly not permitted in the Conservation Area. In the first appeal, the Inspector was quite firm in recognising that site-splitting should not be permitted, and also noted that the proposed dwelling would not give a very pleasant living experience. It is difficult to see why the outcome should be any different in this second attempt.

39 Western Avenue.**APP/19/01166/F****REFUSE 8 November 19**

This application was registered on 16 Sep 19, the proposal being to split the site, and build a detached house in the garden immediately opposite All Saints Church. This was refused quite quickly by the Case Officer, but has now gone to appeal (7 Feb 20). As usual, the planning consultant is referring to other site-splitting cases such as 12A Western Avenue, and suggests that the extra housing is of benefit to the community. Once more, this is in the Conservation Area, and the location is not very suitable.

19 Wilderton Road.**APP/18/01671/P****DISMISSED ON APPEAL 18 November 19**

This application for a block of 6 flats was refused in June 2019, as reported in the last magazine. It then went to appeal on 24 Sep 19, and was dismissed. The Inspector noted the importance of the Conservation Area, and also agreed that it was not an appropriate site for flats, given the nature of the other properties in the area. The planning consultant had tried to use the McCarthy & Stone development in Lindsay Road as a "precedent", but this argument was not accepted.

2 Wilderton Road.**APP/19/00744/F****REFUSE 21 February 2020**

The BPC Planning Committee has refused the new application for 21 flats, as recommended by the Case Officer. However, the original application for 25

flats (refused in January 2019) has gone to appeal, and is due to be decided by the Inspector fairly soon.

ISSUES STILL OUTSTANDING**6 Burton Road.****APP/18/01273/P****15 October 2018**

This is an outline application to demolish the existing bungalow and erect a block of 12 flats. This site is on the edge of the Conservation Area, and next to a listed building. The proposed building would have a particularly damaging impact on properties in Dover Road, and the parking and traffic issues are a major concern.

7 & 9 Lindsay Road.**APP/19/00957/F****6 August 2019**

Demolish the two existing bungalows and replace with a collection of 10 individual houses. Once more, this should be impossible in the Conservation Area, but of course the McCarthy & Stone development next door is being used as a precedent.

Flaghead Cliffs (SE of Cliff Drive). APP/19/01265/P**10 October 2019**

This is a revised proposal for 15 new Beach Huts, after a previous one for more was refused. It is controversial because it is not clear how it would affect the safety of the cliffs, and they would be privately owned, meaning that the Council might not be able to control the use of the huts.

**2 & 2A Burton Road/
22 Balcombe Road.
APP/19/01224/P
31 October 2019**

As soon as the 30 flats were granted permission at 18 to 20B Balcombe Road, this new proposal appeared for a block of 37 flats. This should not be possible, as the site is in the Branksome Park Conservation Area.

**2 Chesterfield Close.
APP/19/01531/F
17 December 2019**

This is another example of site-splitting in the Conservation Area, and BPCRA has objected on principle. The existing

bungalow is only 15 years old, and the proposed 2 houses are too close together and too close to neighbours. There will not be enough space to grow suitable tree cover.

**Carisbrooke, 172 Canford Cliffs
Road. APP/19/01569/F
6 January 2020**

As expected, McCarthy & Stone have submitted this proposal for a large block of retirement apartments (assisted living/extra care). Unfortunately, the block seems to be larger and higher than was shown in their earlier consultations, and this has led to a large number of objections.

**The White House, 34 Buccleuch
Road. APP/20/00052/F
5 February 2020**

This large detached house is next to the new flats being built at 56 The Avenue. The proposal is to build a block of 10 flats with basement parking. Given the project next door, it is not surprising that this is happening, but the home owners in Buccleuch Road are not at all happy! Unfortunately, this is not in a Conservation Area, and the pre-application advice seemed to be quite positive.

Obituaries

Stan Alfert

The Association was sad to hear of Stan's sudden death at home on Saturday, 29 February 2020. I suspect that Stan was the Association's longest serving current member.

Stan, who was an actuary by profession, moved to Poole in 1976 and was responsible for Gresham Life's move to Bournemouth at that time. When Stan retired from Gresham Life, he joined Teachers Assurance in a senior role.

Not long after his move to Poole, Stan joined the Broadway Park Housing Association and played a leading role until he retired

Stan was a regular attendee at the Association's monthly meetings and was responsible for maintaining the Association's Membership records for many years as well as acting as Warden for Buccleuch Road.

Stan was a great help to me during my time as Chairman from 2003 to 2016 and I could always rely on him for sound advice.

Stan will be greatly missed by all.
John Sprackling
BPCRA President

Gordon Alder

Gordon passed away in February after a short illness. He was an active member of the Association both in assisting me to deal with issues that arose in Links Road and helping set up the local speed-watch group.

Gordon was an Essex Boy, born in Woodford, and worked for many years for the Central Electricity Generating Board before moving to Salterns Quay in 2000.

In 2005 Gordon and Dorothy moved to Links Road.

Gordon was always interested in local affairs. As well as the work he did for the Association he was also a member of the local Rotary, taking part in various fund raising activities including collecting with the Christmas Santa train.

He was a credit to the Rotarians motto 'Service before Self'.

He had an amazing attention to detail and if ever I wanted planning applications to be reviewed Gordon was my go-to man.

He never let me down. Gordon was also an integral part of the organising committee for the street parties we have held in Links Road.

Can I take this opportunity to extend the Association's deepest sympathy to his wife Dorothy and his children Julian and Fiona.

John Gunton



SPL

Property
Management

Our award winning team covers all aspects of block and estate property management across the South West of England

Contact us today to discuss the management of your property

- Established in 2009, with our Head Office in Poole
- Residential Leasehold Property Management Specialists
- Members of the Association of Residential Managing Agents
- Designated and secure bank accounts for each property
- Responsive in-house maintenance team
- Online portal for all clients giving instant access to information
- Specialist property management accounting software
- Honest and transparent approach



01202 555 560

info@splmanagement.co.uk
www.splpropertymanagement.co.uk



PRS Property
Redress
Scheme

Minutes of the Annual General Meeting

Minutes of the 60th Annual General Meeting of the Branksome Park, Canford Cliffs Residents' Association, held at 10.30am on Saturday, 11th May 2019 in Canford Cliffs Village Hall.

PRESENT

John Sprackling
Bob Reid
Roger Allen
Paul Fearnley
Mike Parkin

President
Chairman
Vice-Chairman
Hon Treasurer
Membership Secretary
Planning Officer
Secretary/ Minutes
Secretary
Magazine Editor
Magazine
Advertising/ Website

John Gunton
Roger Allen

Guests:

Sir Robert Syms MP
Councillor May Haines

Approximately 90 Members/
Wardens of the Association

WELCOME

Our President (JS) welcomed those present on this the Association's 60th year of representing the interests of residents in the local area and he would particularly like to thank the wardens who who are responsible for delivering our magazine on a half-yearly basis to around 2,500 households within Branksome Park & Canford Cliffs.

JS also wished to welcome Councillor May Haines and Sir Robert Syms MP who has kindly agreed to be our Guest Speaker today.

APOLOGIES

Apologies were received from: (unavailable)

JS had also received apologies from David Morley, Chairman of the Sandbanks Community Group, who often attends the monthly meetings of this Association and has given his support on concerns such as parking, traffic and the Haven hotel.

JS then handed over to Bob Reid (BR), outgoing Chairman.

MINUTES OF THE 2018 AGM

BR advised that these have not been signed but are printed in the Association's latest magazine and on the website and any items from the Matters Arising have been dealt with on the website. He asked if there were any comments. As there were none the Minutes were approved and Seconded and confirmed by a show of hands. The Chairman advised that also in attendance today was a representative from the Daily Echo who may take photographs but they would only show the backs of the audience's heads and therefore nothing to worry about.

CHAIRMAN'S REPORT

BR firstly asked those who had not signed in to do so before leaving, this requirement not only for recording attendance figures but also for fire regulations. BR said that as he had already reported in the magazine he wished to be brief. He advised that he is standing down this year after three years as Chairman, having taken over from JS who was a very hard act to follow. He had very much enjoyed his time as Chairman.

BR was very pleased to advise that, following the departure from the area of Terry Stewart, JS has agreed to be President and continues to attend the monthly meetings.

BR was also pleased that Councillors Haines and Iyengar were recently re-elected and would like to offer congratulations as they have been very helpful to us and give useful feedback on Council issues and he was pleased to see Councillor May Haines in attendance today. Both Councillors helped us over the issue of Canford Cliffs being flooded with parking meters and were very helpful with raising objections on the proposal to move the north side of Lindsay Road out of Canford Cliffs Ward into Talbot & Branksome Woods Ward. A lot of people raised objections and, without the Councillors' help, we would not have been able to resist the move. The Association also raises objections not directly related to us, such as the closure of toilets in Poole and, whereas the Branksome Chine toilets were not affected, we did secure help from Councillor Iyengar re the proposed closure of the toilets at the ferry. The other issue is ongoing with the Beach Road car park, more of that later, and the demolishing of three bungalows in Lindsay Road for a McCarthy & Stone retirement complex.

The merger of Bournemouth, Christchurch and Poole Councils will make a difference to the way things are done and there is no

overall majority. It is therefore too early to know how this will affect the Canford Cliffs Ward. Some planning issues, such as an ex-nursing home in Pinewood Road being used without a licence as a House in Multiple Occupation took over a year to be closed down and, actually, build a sensible block of flats on the site. The proposed demolition of three bungalows in Lindsay Road to provide another McCarthy & Stone retirement home raised concerns. There were many objections and, although the Local Planning Authority refused this application this went to the Planning Inspectorate but, the Inspector who was not from this area, dismissed the appeal and the application went through.

We are very delighted that Dugald Eadie has agreed to take over the role of Planning Officer for us, although he does not come from a background of planning. He attends all our monthly meetings, passes on any objections, attends the council planning meetings and submits reports on planning applications, those current and those that have just come on. The average attendance at our monthly meetings is 20 but, when something of concern arises, then it is standing room only. A proposal to demolish five houses to build a very large block of flats caused a lot of concern and 42 people turned up. Another issue was raised regarding van drivers (not known to residents) parking outside residents' houses on unadopted roads. It is not a huge problem but does keep cropping up.

Over the last three years the committee has formed a professional website www.pinesandchines.co.uk, with the magazine under the same name, Pines & Chines. Thanks go to Roger Allen and John Gunton in succeeding to make the magazine

so interesting with some good articles and a face-lift, which has ensured advertisers are keen to appear in the magazine. The magazine is now making a small profit (previously run at a loss and cost to the Association). An email account comprising emails of 470 residents has also been set up which enables them to be emailed all in one go.

Risk assessment issues have also been addressed, as we did not have a safeguarding policy and this has been addressed.

As we no longer have a Data Protection Officer, **BR** contacted the Data Protection officer only to discover the Association was not registered under the new rules – this has now been done. Following changes to recent legislation, the Association rules were not valid and **BR** has now ensured they are updated and valid. Last year, the new Constitution rules had to be re-drawn to ensure they comply. All now up-to-date and the Rules of the Association are on the website.

BR advised there are new members on the committee and we have been successful in finding someone to take over as Chairman.

We have also recruited someone to help with the Treasurer's job which Paul Fearnley has carried out over a long period of time on his own.

Thanks also to Joan Bailey, who used to take the minutes many years ago and who has stepped in to cover the absence today of the Association's secretary, Carol Parkin.

BR also wished to thank the members of the Committee who have been very supportive over the last three years and who work as a very good team. There has been a difficult issue over the Beach Road Car park project, more of which

later. There has been concern regarding speeding in the Canford Cliffs area and a speed watch camera has been purchased by the Association.

Finally, **BR** wished to thank his wife who attends every meeting providing tea and refreshments before each meeting and for the AGMs, Christmas mulled wine and summer break.

BR then handed over to Paul Fearnley to present the Treasurer's report.

TREASURER'S REPORT

PF advised that there is a copy of the Accounts on the back of the Agenda and also in the magazine. The Association is in very good shape, making a profit of £1,878 this year which will allow us to increase our fighting fund which is very important to maintain. It has enabled us to support the wonderful Pinecliff Sunken Gardens which if you haven't seen them he recommends going to see and the website which is now more professional. We also spent money seeking legal advice in connection with the Beach Road Car Park. We spent money on the website and on the new look magazine, which used to be a loss leader, and it is now run at no cost to the Association.

PF said that he has now been Treasurer for ten years and as he did not wish to be selfish he is delighted that Jackie Heap has agreed to take over the role on a gradual basis with help over the next few months from **PF**. Jackie is a recently retired professional Accountant. She will also take over the data base which **PF** has been involved with.

Finally **PF** said he had enjoyed his role as Treasurer over the past ten years and wished Jackie every success in her new appointment to

the Association. Lastly, **PF** wished to thank everyone who had helped him over the past ten years.

APPOINTMENT OF SCHOFIELDS

BR advised Schofields have produced and audited the final accounts into a professional format, all without charge, and he proposed that Schofields be re-appointed as Auditors to the Association. Proposed by Keith Sanders and seconded by John Morrison to accept the Accounts, followed by a show of hands. There were no objections.

ELECTION OF OFFICERS

BR handed over to **JS** who advised **BR** is involved with many other societies, including Probud, Poole Maritime Trust and Broadstone Arts Society and he thanked **BR** for his past three years as Chairman.

JS advised the Association has been very fortunate in that Adrian Wardlow (**AW**) has agreed to take over as Chairman. Adrian has been attending the monthly meetings for some time now and is well known to the Committee. He was previously a Facilities Contracts Manager, European Supply Manager and Operations Director throughout England before finally settling in Poole 1986. Adrian has a wife Ann and two daughters, one a teacher and one an astrophysicist and a very active 18 month year old grandson. **JS** asked for acceptance of this appointment as Chairman which was proposed by John Morrison and seconded by Jackie Heap. A show of hands also confirmed **AW's** appointment.

JS handed over to **AW** who welcomed all present. **AW** proposed to deal with the appointment of several new committee members listed on the Agenda en bloc He also wished to thank existing committee members for agreeing to continue in their roles. They all work very

much as a team and he thanked them for their faith in him. For those staying on, the appointments were agreed and proposed by Julie Reid and seconded by Kay Morrison. There were no objections. Jackie Heap has already been introduced but there are two new members on the team – Helen Schuster-Bruce and Vicky Moss, who have been helping the committee in various ways and who will form a sub-committee doing research. Helen has been looking into the Neighbourhood Forum – a long term project and another project on unclaimed land. **AW** asked for confirmation of their appointment and this was proposed by Dugald Eadie and seconded by Christine Norman.

APPOINTMENT OF HON. SOLICITOR – ANDREW CARSWELL

AW now wished to introduce Andrew Carswell (in attendance at the meeting) who has given the Association much needed help over legal matters and thanked him for his past support and hoped the Association would continue to rely on Andrew in the future.

BEACH ROAD CAR PARK

On screen, **BR** showed the audience a map of the proposed development by the Council of the Beach Road Car Park. The original proposal goes back to 2001 when the Council started proceedings to develop the car park. Delays were caused by huge objections to the release of the covenants until 2003 and then in 2017 the Association took a vote at the AGM to gauge people's feelings ahead of a lands tribunal and there were about 60 people who objected but as we as an Association had not given the full reasons for and against the proposal this objection was declared invalid.

BR proposed therefore to take a further vote at this meeting after

showing on screen the arguments "For" and "Against" the proposed development. "For" - Pressure to build more homes to provide extra housing, with Government putting pressure on Local Authorities; smarten up the site which is now neglected and unused most of the year; the poor use, i.e. the car park holds only 150 spaces; stopping unauthorised use of Travellers; Local Authorities now having to disclose use of Council assets; proposal provides entrance to the flats only and not the remainder of the car park. "Against" - **BR** felt this was equivalent to selling off the "family silver" – once gone you would not get that money back again; **BR** had last summer counted 250 cars in the car park as opposed to 150 stated by the Council; the proposed development would consist of high end flats which would not be affordable to local people. **BR** put three reasons against the proposed development to the meeting: the car park should be improved with better signage as a lot of people are unaware of its whereabouts; allow development to be shown on map and allow development to be used for community use.

Q. You haven't mentioned what happens to the money from the proceeds of the sale - will this go to the local Council and will it help to reduce our rates?

A. **BR** advised that rates will probably increase until we catch up with Christchurch whose rates are much higher than those in Poole. There will be a community fee levied on the developer which would be so much per square metre to be used for affordable housing and a community based scheme.

Q. But that's not the price of the land will this go to the Local Council?

A. Councillor May Haines advised that as most people will be

aware there is a large regeneration project ongoing in Poole and there is a website (Poole Progress) and she believes it is intended that the proceeds of the sale will be used towards funding the re-generation of the bus station/ Lighthouse/ Dolphin Centre area. However we do not actually know what that section of the car park to be sold will be used for until the Application goes in. It might not necessarily be “high end” and under the new Council we are not sure what the ownership will be.

Q. *Reverting to the Beach Road car par, what is being done about the people parking “nose to tail” down the left hand side of Western Road and on the grass verges which if they were made to use the car park would resolve this problem.*

A. **DE** apologised for interrupting but he felt the car park should be free to use most of the year which would free up the problem of on street parking at certain times of the year but also controlled to ensure it cannot be used by camper vans.

BR asked for a quick show of hands as to whether the existing car park should be retained and improved. The majority vote agreed. **BR** advised that we had invited representatives in the Council involved in this proposal to come along and support our objections to the development but they declined.

BR then introduced Sir Robert Syms, MP who would give a talk on the background of the workings of our parliament.

GUEST SPEAKER – SIR ROBERT SYMS, MP

Sir Robert said that we live in interesting times but the outlook for the British economy is looking

good, living standards are up, and unemployment is under four percent; the economy is growing at just under two percent, a balance of deficit 1% and falling, national debt down and we have one of the fastest growing economies in Europe and, despite grumbles, a good NHS service, clean environment and almost all honest politicians.

So you might ask if we are doing so well why we lost some 1,300 council seats at the Local Election, as we set out to leave the EU at the end of March. The difficulty was we did not have a majority and a lot of people were voting against the deal but the reality is that the difficulties trying to get the deal through the House of Commons should not be under-estimated and 600 pieces of legislation had to be got through and the withdrawal agreement got hung up. He felt there were two problems; firstly we should have talked about trade at the outset of the “divorce”. There was nothing in the Constitution that says we cannot talk about trade and we allowed the EU not to do that and despite this the EU insisted on putting the backstop into the Agreement which was all about trade and nothing to do with the Withdrawal Agreement. So that was going to cause some problems with the Customs Union. There were some in the Tory party who were happy to leave without a deal. **RS** believes a well managed plan to leave the EU would work and after all the EU are interested in trading with the UK with trade agreements of mutual interest but we got hung up in trying to get the deal through.

A ‘No Deal’ would prove difficult but manageable and we have been preparing for that over the last two years, the ports are more or less organised, the NHS has stockpiled vaccines and medicines, British

Airways would have to fly for a while without a licence, there would be some disruption to trade and ships may be turned around until we make better arrangements. There would be some disruption to trade but the Treasury would be able to underwrite some losses to enable us to deal with it. Where we went wrong was not insisting on a trade agreement at the outset. Do I think there would be problems with a No Deal – it would be challenging but it could be done. The problems will occur on the issue of Data Protection and transfer of information. There is lot of information available on various websites regarding pensions, benefits and the Irish question. The PM is trying to negotiate her way through these problems. The mistake was in calling a General Election in 2017 resulting in the deal not going through in March.

However, it is hoped to resolve Brexit over next few weeks but British politicians have been too soft. We should have had a trade agreement at the outset which, if Dominic Raab was still Secretary of State for Brexit we may have had a deal. The PM has a difficult job. Parliament does have its problems which may persist for another two to three years and there are slight problems with a Speaker who is no longer neutral. So we do not have a Mrs. Thatcher and a “handbag” to clobber other people to push this deal through.

Nevertheless **RS** felt Theresa was doing a difficult job in the circumstances but there comes a time when wear and tear on Brexit means a fresh face may be needed for the future of our children, many of whom are unable to get on the property ladder and end up renting and short term renting resulting in lack of incentive. We therefore have to address that and ensure there are enough homes

and incentives for young people.

RS feels despite the recent problems the Conservative Party will recover. **RS** briefly referred to the recent merging of Councils in the West Country which have also caused slight problems. Mr Farage has a number of good points but **RS** was not sure they were part of the solution to the problem.

RS then invited questions from the audience.

Q. Why is PM still in the job?

A. Because she won the vote by a majority which is the way democracy works. Some Prime Ministers get in at the right time whereas others get in at the wrong time – politics is all about timing. Some of RS's colleagues pushed for a change before Christmas but as no majority this did not happen whereas if they had pushed in January or February it would have happened. The Prime Minister also feels obligated to try and finish the job she started. I hope that we may resolve this and find a way forward within the next few months but the reality is the PM is doing her best in difficult circumstances.

Q. Why No Deal and why not follow Canada or Iceland examples?

A. In the case of Canada their agreements have been in place over generations but the reality is it is best that we get a deal to go through.

Q. What is the point of leaving the EU if we cannot make our own foreign trade agreements?

A. Well there are a range of issues, the first is that the staying in the EU costs a considerable amount of money and we are the second largest contributor. There is also a lot of bureaucracy and Trade deals are not always what they are cracked up to be. If we had

a temporary customs arrangement it could take 6-8 years to carry through so my belief is to go out with a full agreement. The EU has had responsibility for trade policies for 40 years and has not signed up to any trade agreements with say China or America, nor Japan and it is felt we could do a better job. There will be short term problems I agree.

Q. Do you think a lot of your colleagues are more interested in saving their jobs rather than supporting their Party?

A. Most MPs are honourable and have strong feelings that they are right and one in point was Ken Clarke but people who were elected on the premise of leaving the EU and then proceeded in a different way **RS** finds difficult to take. Most MPs accept legislation and do their best to get that through.

Q. Given that we do not have a "handbag" lady, do you believe there is someone who can unite the Party?

A. I am sure we could find someone who could unite the Party. From his perspective the problems may have been averted if MPs had been able to vote which they were denied when Theresa stood. Personally I would support Dominic Raab because as Defence Minister he did a very good job.

Q. What about temporary trade agreements – who decided on these at the end of the day?

A. Trouble is the backstop. If in the backstop we continue to trade with the EU and we would not pay a penny to them and what would happen then is the net cost of £14 million will be paid the EU lays down the law we in Britain have a mindset that we must abide by it whereas the French, if they decide its not in their interests they will go their own way If it is not in our

interests we can break the agreement, simple as that.

Q. The EU has been doing trade deals over the last 40 years or more – what is that makes us think we can do better?

A. Britain does have connections beyond Europe with the Commonwealth. What Britain is after is trying to safeguard our agreements with the EU and try and balance that. If we leave without a deal then the trade deals continue. With a deal we can trade all over the world which the EU has chosen not to do. The problem of EU trade agreements is the length of time they take – they first go to Brussels, then to Paris for six months and then to Madrid, to Lisbon on it goes on year after year. Trying to get 27 countries to agree is very difficult. Also it applies to a variety of goods and there is always someone trying to stop something along the way. You may find getting out of the EU could take six to seven years before we get trade agreements.

BR thanked Sir Robert very much indeed for coming along today. (Applause)

DATE OF NEXT Association MEETING

Our new Chairman looks forward to seeing you all at the next meeting of the Association on **Wednesday, 12th June 2019 at 19:30** to be held in the Committee Room (Rear of Branksome St. Aldhelms Parish Centre (accessed from Lindsay Road).

BR then closed the 60th AGM of the Association at midday and invited everyone to partake of the refreshments.



Family run for over 35 years,
set on Sandbanks beach

Live Jazz Music throughout the
Summer every Friday evening and the
last Friday of every month as part of
the 'Friday Night Series'

The perfect setting for every occasion

Private Hire available for Birthdays
and Weddings

28 Shore Rd, Poole, Dorset BH13 7PJ

01202 708346

www.jazzcafesandbanks.co.uk



Is BH13 The BCP Council's Cash Cow?



Since the Autumn 2019 edition of Pines and Chines there have been a number of important issues that have come to light, which will affect our area and your lives in the years ahead and unfortunately, not for the better, if left unchecked.

The BCP Council has had its first birthday and in early March this year, it won a £79m bid from Central Government for more buses and improvements to walking and cycling routes. Unfortunately, BH13 has been completely left out of the plans. We've discovered that under Poole Council, BH13 was used as something of a Cash Cow. Our roads are now well established and dangerous rat runs alleviating the chronic traffic congestion on the main thoroughfares between Poole and Bournemouth. Houses are coming down and the flats are going up adding to the number of cars on

the roads. Our aging population is less mobile and those who can get out for a walk, risk their lives crossing roads. On top of this, the shocking news that rates of pedestrians and cyclists killed or seriously injured per 100,000 of the population on Bournemouth Christchurch Poole roads are amongst the highest in the entire UK.

Past and present Council Policies and levels of infrastructure investment are inextricably linked to our safety, health and wellbeing today. It is deeply concerning we have been excluded, and are still

being excluded from virtually all significant infrastructure investment in the entire area and in particular, the major Central Government 'Transforming Cities Fund' worth £79m.

The £79m Transforming Cities Fund for the BCP Council, means 29 or so of the 33 wards in the BCP Area are set to benefit by getting on average £3m each for 'sustainable transport'. The BCP Area is now officially the 4th worst congested conurbation in the UK and it is a major problem. Meanwhile, our area quietly continues to take the

strain off the wider road network with Branksome Park taking over 20,000 vehicles a day..... The chronic lack of pedestrian crossing areas combined with the problem of speeding, continues to endanger the lives of older people going to the shops, children getting the bus to school, walkers and joggers through The Chine, as they attempt to cross the roads.

In addition, £6.85m has been raised in BH13, in Community Infrastructure Levy (CIL) receipts since 2013. The Conservative Poole Council only invested £54,100 here in that period...on the somewhat dubiously located zebra crossing outside the Mazda garage in Canford Cliffs Village.

CIL is a tax paid by developers which is meant to be used to enhance infrastructure or address the deficits in the local area and going forward we need to see more CIL invested here to compensate for the impact of increasing development.

Yes, we can all get upset with the Rainbow alliance of Lib Dems, Independents, Labour, Greens, Poole People Party & ALL party who are running the Council, for “deliberately” missing Tory Wards out of major investment and using the area as a Cash Cow, but we should remember, The Conservative Poole Council has done the same before them.

On 26th February 2020, the BPCRA attended the Transportation Advisory Group Council meeting to present the Highways Safety Petition, push our CIL bid and raise all the issues above. Many thanks to everyone who signed our Petition to improve pedestrian and cycle routes to encourage walking and cycling and install safe pedestrian crossing points and a programme of traffic

calming measures – we got 264 signatures in total.

We called on the BCP Council to change their Road Safety Policy to be more proactive and preventative in their road safety policies rather than waiting for a death before a pedestrian crossing is installed. The BPCRA asserted the bid for £1.7m (approx. 25% of the £6.85m raised in CIL) to address the chronic deficits in infrastructure and make the area feel safer, but we have not yet heard the result from The BCP Council.

Studies since 2015 show the shocking fatality rates & serious injury rates in the BCP area and Dorset, are amongst the worst in the entire UK for pedestrians and cyclists and the problem is getting worse each year.

The area is approximately 21% above the national average (7th highest/worse in UK) for Pedestrians Killed Seriously injury (KSI) rates per 100,000 of population.....and 60% above national average (2nd highest/worse in UK) for Cyclists KSI per 100,000 of population. ... Hopefully the £79m investment in infrastructure improvements will reverse this worrying trend, but education across the entire

population is desperately needed to ensure behaviour changes.

In The Times on 26th February 2020 it was reported a study by psychologists on 500 motorists has proven that “the higher status of the cars led to drivers less likely to stop at zebra crossings”. Apparently “Owners of more expensive cars are more narcissistic making them more dangerous to pedestrians”... as a BMW driver myself, I would like to contest those findings as gospel, but.... statistically pedestrians and cyclists in BH13 and BH14 really are vulnerable and more driver awareness education needs to be carried out.

Introducing 20mph limits around the Community Hubs and where there are vulnerable people pedestrian crossing the roads and getting out of cars are essential. A programme of traffic calming measures such as chicanes and speed cameras in this area could bring back the ‘Park’ environment it was set out to be when it was first developed by Henry Bury in the 1880s.

Revenues from speed cameras are invested into driver awareness education programmes and can help people adjust their behaviour.





Pedestrians need to segregated for safety, so cyclists commuting can get to work and the vulnerable are protected on the promenade and in The Chine. How this could be achieved in practice is up for discussion but there are a number of ideas going around.

If there are any positive outcomes from this pandemic for this area, it will surely be that throughout April, Branksome Chine Woods has had hundreds more walkers, joggers and cyclists (not including those cycling in the Chine) enjoying the area like never before (hopefully none of them will get hit by a thoughtless driver or cyclist whilst they are walking to the beach). The air is less polluted, there is less traffic and we can hear the wildlife that lives around us.

What's your vision for the Branksome Park and Canford Cliffs Area?

I'm sure that will prove taxing for many people whilst they adapt, but speeding tickets are ultimately a fair tax on the individuals who don't think of others and put lives in danger by their thoughtless driving.

The bottom line is we have a huge problem across the entire BCP area and it will take a concerted effort from the BCP Community as well as Dorset Police and The BCP Council to reduce the death and seriously injured statistics.

To conclude, the area is being forgotten in terms of infrastructure investment and the pressure BH13 is under to serve as a Cash Cow for the wider BCP Area, will be even stronger in the aftermath of the Coronavirus. The recent flux of more extreme planning permissions being submitted, will be most tempting for the Council to approve. CIL

receipts from here, will, perhaps, rightly continue to be spent on more deprived areas within the BCP. However, it is utterly unacceptable that it is being done at the expense of risking lives in the area the money was raised as well as undermining the Conservation Area and The Environment at the same time.

Visions are important. My Vision for the area is to promote the unique recreational opportunities the area offers walkers through the Chine and cyclists along the roads and down to the seafront.

The Chine needs to be properly drained to address the flooding which is being made worse by developing on gardens of the large plots. Making sections of the Chine accessible to wheelchair users, would mean everyone could enjoy the beautiful woods. Cyclists and

Perhaps with the help of Councillor May Haines and Councillor Mohan Iyengar, the BPPCRA can hopefully continue to build a constructive relationship with the Council. This communication will be crucial in making a positive contribution to the emerging BCP Local Plan. The Draft BCP Local Plan is due to be published in Sept/October 2021.

The BPPCRA is always looking for new members and there could be a window of opportunity over the next year or so, to really make a positive difference to the area, the lives of residents and those passing through the area as commuters and recreational users.

If you'd like to get involved, please get in contact.

Vicky Moss
Vickymoss.bpcra@gmail.com



COMPTON ACRES

Compton Acres – Not Just

Dorset's Finest Gardens...



Compton Acres is renowned across the UK as one of the country's finest private gardens... BUT

Did you know that the multi-award winning tourist attraction is also home to a wide variety of charming gifts and culinary delights?

Visit the Compton Acres Gift Shop & 'Gifted Moments' store for:

- Locally sourced and fair trade treasures
- Scrumptious confectionery
- Sophisticated wines
- Hand crafted children's toys
- Stylish kitchenware
- Luxury beauty products
- And more!

Compton Acres is also home to one of Dorset's most popular Café and Tearooms. Indulge in wholesome, home-cooked dishes, inspired by Great British classics, as well as a mouth-watering variety of traditional homemade cakes and pastries.

If you're looking for a world of elegant gifts, tastes, smells and delights - right on your doorstep, **visit Compton Acres...**

164 Canford Cliffs Road, Poole, Dorset BH13 7ES | Tel: 01202 700 778

WWW.COMPTONACRES.CO.UK

A Good Life

helping end loneliness in later life

Canford Cliffs is seen as great place to live, where people enjoy a good quality of life. It may surprise many that this area was identified in a recent study as having one of the highest levels of loneliness amongst older people living in Poole.

While, there are several active community groups such as your Residents' Association that provide valuable links for their members to news and activities in their local area, there is always more that can be done.

To this end, the Borough of Poole with the full support Councillors Haines and Iyengar, submitted a bid to the National Lottery to secure funding to provide the resource to carry out further works. I am very pleased to say that we were successful and won £187,000 to take this important work to the next stage. The local charity, Community Action Network, who head up this initiative have the following to say:

"Loneliness in later life is an issue for Canford Cliffs"

says local charity Community Action Network (CAN)

Loneliness can be experienced throughout life, but it can be harder in later life. Local charity-Community Action Network (CAN) are trying to do something about that. They told us "We worked with local partners including Faithworks Wessex, Prama Life, Public Health Dorset, BCP Council, and Bournemouth University to

win funding from the National Lottery Community Fund, to deliver a programme called 'A Good Life' – aiming to help end loneliness in later life initially in Canford Cliffs and Alderney.

Everyone approaches ageing with different attitudes, feelings and health. We like to think that you're never old until you stop finding joy in life, so perhaps finding and experiencing joy is what makes us feel alive. We'll be working with local communities, businesses and voluntary organisations already doing great work to combat loneliness, plus recruiting a new group of volunteers, or 'Community Connectors' as we're calling them, to bring some joy and fun to the lives of older people who might like to connect more but don't know where to start, or don't think there's anything they would enjoy. It's important for us to work with the local community and be steered by their knowledge and insight, so we'd really like to hear



from you if you'd like to share your views and/or become more involved. Please contact Peter Bungay – Programme Coordinator on 01202 466130 or email him on peter.bungay@can100.org"

Please do get in touch. Any input will be most welcome. Remember, if you notice changes in your neighbours, such as a less tidy garden or becoming withdrawn for no apparent reason, knock on their door and ask. They could be the lonely neighbour next door.

Councillor May Haines





COFFEE ★ SALOON



Exceptional Coffee
Delicious Food

Canford Cliffs

Poole ★ Westbourne ★ Wareham ★ Dorchester ★ Weymouth

www.coffeesaloon.com

Box moth caterpillars

coming to a bush near you very soon

Last year I noticed that a box tree in a pot outside my front door was looking very sick. My immediate reaction was that it was box blight – the well known fungal infection that turns leaves brown and leads to bald patches and has been known to decimate box trees in many gardens. I disposed of the plant and my others all seemed fine – they are crucial punctuation marks in my garden design. I wish I'd been a bit more observant, as over one weekend towards the end of the summer, I noticed some cobwebs on a couple of plants and a green caterpillar. By Sunday night six of my box plants had been massacred, with inches of leaves completely removed and bare stems exposed.



Closer inspection and research led to the discovery that these bright green caterpillars were none other than box moth caterpillars, which have just reached Dorset on their travels from London and the South East. Tell-tale signs such as denudation of the leaves, the presence of green caterpillars and their black sticky droppings and the presence of cobwebs in the plant now seemed like red flags that I couldn't believe I'd missed.

Luckily a friend recommended spraying with Xen Tari Raupenfrei (available on a well-known online retailer). You dissolve a sachet in water and spray the plant. It is a biological insecticide which contains a micro-organism which destroys the caterpillar's gut when it eats leaves which have been sprayed. A few diligent sprayings will stop the dreaded munching and your plants will recover. We must all be vigilant this spring when temperatures rise above 15 degrees as the caterpillars will hatch and the damage will start again. Look out for cobwebs and green caterpillars and take immediate action to protect your precious box plants and help reduce the prevalence in our area.

Helen Schuster Bruce
helensb@bcppra@gmail.com



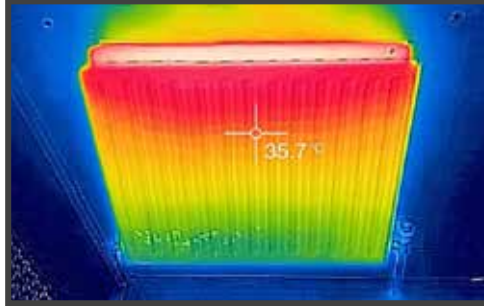
GAS TEC

HEATING & PLUMBING LTD

Awarded "5 stars" on the Poole Buy with Confidence Trading Standards scheme for workmanship, customer service and price.



OFFICE: 01202 980062 24HR: 07887 888459 WWW.GASTECLTD.COM



WE OFFER 10% OFF ALL WORK COMPLETED FOR "PINES & CHINES" READERS



BRANKSOME BEACH

Poole's smartest
seafront venue

Restaurant • Terrace Bar • Café

Pinecliffe Road, Branksome Chine, Poole 01202 767235

www.branksomebeach.co.uk

Membership Application

BRANKSOME PARK & CANFORD CLIFFS RESIDENTS' Association

The Aims and Objectives of the Association

The aim of the Association is to protect the interests of the residents and to investigate on their behalf any aspects which could be detrimental to private properties or public services. The Association endeavours at all times to maintain good relationships with Poole Borough Council and brings to their notice all matters which adversely affect the amenities of the whole of the District. It makes appropriate recommendations for improvements. It also submits recommendations to the Council concerning any plans and developments which relate to the District.

The Association is a member of the National Organisation of Residents' Associations and the Council for the Protection of Rural England.

Members receive two magazines – our Summer and Winter editions. These cover much of our ongoing work. Plus we hold regular monthly member meetings to which you will receive notice through our email newsletter. Regular news items and much more feature on our website **www.pinesandchines.co.uk**

It is easy to join us, just follow these steps:

1. Make your payment by Bank Transfer (BACS) to the BPPCRA account:
2. Barclays: Sort Code: 20-11-39: Account Number: 00201804
3. It is very important to provide your name and Postcode for the payment reference.
4. Email your name, address, telephone number and membership type, (Household at £5:00 per annum or

Apartment Block membership at £3:00 per flat) to our Treasurer Jackie Heap at treasurer.bppcra@gmail.com
Your details will never be shared with any third parties. The BPPCRA is signed up to and strictly abides by the General Data Protection Regulation (GDPR) as per the Data Protection Act 2018.

On receipt of your initial payment you will be added to our membership list and a membership number will be emailed to you. We will then ask you to set up an annual STO quoting your name and membership number to cover renewals.

Alternatively you can complete the application form and the STO mandate and return them by post together with a cheque for £5.00 per household or £3.00 per flat for Apartment Block membership made payable to BPPCRA.

Name

Address

Post Code Tel No:

Email

- ☐ I wish to become a member of the Association as a Household (please tick)
- ☐ I wish to apply for an apartment block membership plan at £3.00 per flat (no of flats)
- ☐ I wish to renew my membership of the Association
- ☐ I enclose the completed standing order mandate.

Please return this application together with your standing order mandate and subscription to:
Jackie Heap, The Parish Office, The Branksome St Aldhelm Centre, 401 Poole Road, Poole, BH12 1AD

We would appreciate it if all new members would be kind enough to provide a phone number and email address if possible with, of course, their address. Contact will only be made by members of the committee and all information provided on the Application Form is restricted to use within the Residents Association and is not shared with anyone or any organisation outside of the Association. It will be assumed by the Association that we have your approval to use these means of communication to contact you on Association matters, unless you specifically opt out.

Standing Order Mandate

To:	Bank	
	Branch address	
	(insert your bank details)	

Pay to:

Bank Barclays
Account Name Branksome Park and Canford Cliffs Residents Association
Account number 00201804
Sort code 20-11-39

This replaces any existing standing order to the Branksome Park and Canford Cliffs Residents Association paid to this account or to its account with Santander.

Debit my account as follows:

Account name	
Account number	
Sort code	

With the following amount and on the same date each year until further notice: (MINIMUM £3 single, £5 couple)

Amount in figures	
Amount in words	
Payable on following date	
<u>Reference: insert membership no. if known</u>	

Name	
Address	

Signature	
Date	

Traditional Shakespeare on Brownsea Island

Shakespeare's Romeo and Juliet returns to Brownsea Island this summer.

From 29th July to 14th August. Brownsea Open Air Theatre (BOAT) will present the story of two young people, setting their faces against the hatred and division of their elders.

Picture a peaceful Sunday morning in Verona, Italy with two leading families, the Montagues and Capulets poised for yet another fight. Caught up in this long-running feud are Romeo Montague and Juliet Capulet. Will they overcome the prejudices of their parents and fall in love across the divide?

One of the biggest theatrical projects in the south, BOAT's annual Shakespeare production is set on The National Trust's Brownsea Island in Poole Harbour. These beautiful surroundings make for a wonderful show, and a fantastic evening of traditional Shakespeare.

BOAT receives excellent national and regional coverage, and has been featured in The Guardian as one of the UK's Top 10 Open Air Theatre Venues, Debrett's 2009 list of the top five things to do in

England and, in 2019, Woman's Weekly featured BOAT as one of the Top 5 Open Air Theatres in the UK.

It all began in 1964 when The Bournemouth Little Theatre Club hit upon the idea of marking the 400th anniversary of William Shakespeare's birth with an open-air production on Brownsea Island, recently opened to the public by the National Trust.

A team made visits to the island, which was hugely overgrown, waist high in many places and chose the area in front of the farm as the site for the performance: the cowshed being the only source of electricity. To this day the cowshed plays a vital role, being a store in the winter, a workshop in the spring, as the set is built, and as dressing rooms during the run.

As they had an island setting for their performances, the play chosen in 1964 had to be The Tempest. Three evenings in August were planned. Open air Shakespeare was a novelty then and attracted TV interest from both BBC and ITV. The three



evenings sold out very quickly and a fourth evening proved necessary to cope with the demand.

Not a single year has been missed since 1964 and now eight performances take place each year. BOAT is a registered charity, raising funds primarily for the National Trust and the Dorset Wildlife Trust. BOAT is professionally run, but all those involved with BOAT, whether onstage, backstage or front-of-house are unpaid volunteers.

There is more to the BOAT experience than just the performance. The short ferry journey from Poole Harbour really sets up the evening, and sailing back to shore at night under the stars is memorable. Patrons often go to the island using their ticket from 5:00pm and explore the island or picnic. The ticket is fully inclusive, so patrons don't need to pay anything else to enjoy this unique experience.

See BOAT's website for more information and to buy tickets

www.brownsea-theatre.co.uk

Steve Annandale



BERKELEYS

PROPERTY AGENTS • CHARTERED SURVEYORS • EST 1991

Properties of pedigree in BH13 and BH14
From large to small
We successfully sell and let them all.



Our dedicated sales team with over **98 years joint experience** are on hand to offer advice on all your property needs.

We have the **largest window advertising in the area** and we **promote all our properties** on Rightmove, Zoopla, PrimeLocation and OnTheMarket.

Talk to a member of our professional team
by calling us on **01202 708383**

 @BerkeleysPoole
 /BerkeleysEstateAgents.CanfordCliffs

info@berkeleys.com
lettings@berkeleys.com

BERKELEYS CANFORD CLIFFS
1-3 Haven Road, Canford Cliffs, Poole, Dorset BH13 7LE
Tel: 01202 708383

www.berkeleys.com



Residential Sales & Lettings
01202 708383

'And the Rain it raineth every day'

Nothing like a spot of the Swan of Avon to add a touch of class to an otherwise undistinguished column.

In my attic bedroom, musing in a snug bed as to whether I had the energy to get up, I heard the patter of tiny raindrops on the Velux windows. This caused inspiration to strike. The safest topic, when one English person meets another is 'the weather'. Even when, or particularly when, the weather ceases to be 'safe'. As I write, there is still a fragment of February left, and already it is the second wettest February since records began. So, 'February fill dyke' has lived up to its proverbial reputation.

Trouble is, that January was equally soggy. I am reminded of the old Flanders and Swann bogus folk song, bemoaning the adverse weather of each and every month, particularly:

'April brings the sweet spring
showers
On and on for hours and hours'

For those affected by floods, I can have nothing but sympathy. Gardening on sand has its drawbacks of course, but in coping with rainfall this exceptional, sand has its virtues. The other oddity of the weather this year has been how mild it has been. Plenty of water, plus temperatures several degrees above the level that grass stops growing, means that I have cut my lawn four times already this year. On clay, this would have been impossible: on sand, a few hours of sunshine, a day at most and it is feasible to do. Equally, it



is 'good planting weather', that cliché of gardeners that annoys the rest of the population. I have put in an oak sapling, to replace large ash struggling at the end of their useful life. 'Ash before the oak, sure to have a soak'. Another wise old weather saw: you're really getting value for money.

Lovely weather for bog gardens, of course. No such thing on a sandy hillside, unless artificially created. A punctured butyl liner to slow the drainage. It works all winter. In the summer (and especially the six week drought of 2018) it actually needs watering, for the moisture loving plants to survive. The one behind a tall lonesome pine benefits from the fact I park my two wheeled barrow there. Five foot long, and with sloping sides, it's a rain reservoir, and tipped up, sloshes a fair amount onto the bog garden. There, arum lilies, purple loosestrife and astilbe thrive. Over the other side, the bog garden has only guttering built into a stone surround, sloping inwards. Much more dependant on artificial additions in dry weather. For this reason, we appeared to have 'bonsaid' a tree fern. Large fronded

fern it is: tree it ain't. But, this wet winter, it's showing signs of a trunk, so I am living in hopes.

A couple of times a month, I walk with the Purbeck Plodders, and we have managed so far to be lucky enough to catch a dry, and sometimes even sunny day for our walks. Muddy of course, and skirting the more substantial puddles on the footpaths, with Braisher boots, I manage to keep out the damp. I have good quality wellingtons shaped to the foot, which are suitable for river valley walks, with a risk of flooding. However, Cashmoor was high ground: so I thought I was safe. Setting out from the pub, a lane with high hedges was flooded at a depth more than adequate to go over the tops of my boots. Soaked feet for the rest of the walk, but only seven miles in the morning, so I escaped incipient trench foot.

My deadline for these meteorological maunderings is the end of the month. I'm hoping, it being leap year, I haven't missed the deadline. However, if you're not reading this, you'll know why...

David Reeves, Lindsay Road

Legal advice that fits with you, your needs and your life



Our clients are at the heart of everything we do. We believe that every client has their own unique requirements and we work with you to ensure that we provide the right support and legal advice.

Our dedicated Private Client team can support you with:

- Wills
- Probate
- Lasting Powers of Attorney
- Trusts law
- Tax planning including the preparation of Self-Assessment Tax Returns



Kurt Lee
Partner
Head of Private Client

Fixed fee packages available, providing you with both clarity and peace of mind.

Our expert Disputed Wills, Trusts & Probate team can assist you with:

- Contested wills and trusts
- Executor and beneficiary disputes
- Trustee disputes
- Contested Court of Protection applications
- Claims under the Inheritance (Provision for Family and Dependents) Act 1975



Victoria Jones
Partner
Head of Disputed Wills, Trusts and Probate

Our specialist Family Law team, there for you every step of the way providing legal advice on:

- Divorce and dissolution of civil partnerships
- Complex financial disputes, particularly involving pensions and company issues
- Children arrangements
- Cohabitation
- Mediation, collaborative law and arbitration is available



Jane Porter
Partner
Head of Family

For effective legal advice, please contact us now on:

0330 053 9759

info@LA-law.com | www.lesteraldridge.com

Calls charged at standard landline rates

Well they made me smile...

(Lexophile" describes those that have a love for words, such as "you can tune a piano, but you can't tuna fish", "To write with a broken pencil is pointless."

An annual competition is held by the New York Times to see who can create the best original example)

Here some of the submissions:

I changed my iPod's name to Titanic. It's syncing now.

England has no kidney bank, but it does have a Liverpool.

Haunted French pancakes give me the crepes.

This girl today said she recognized me from the Vegetarians Club, but I'd swear I've never met herbivore.

I know a guy who's addicted to drinking brake fluid, but he says he can stop any time.

A thief who stole a calendar got twelve months.

When the smog lifts in Los Angeles U.C.L.A.

I got some batteries that were given out free of charge.

A dentist and a manicurist married. They fought tooth and nail.

A will is a dead giveaway.

With her marriage, she got a new name and a dress.



Police were summoned to a daycare center where a three-year-old was resisting a rest.

Did you hear about the fellow whose entire left side was cut off? He's all right now.

A bicycle can't stand alone; it's just too tired.

The guy who fell onto an upholstery machine last week is now fully recovered.

He had a photographic memory but it was never fully developed.

When she saw her first strands of gray hair she thought she'd dye.

Acupuncture is a jab well done. That's the point of it.

I didn't like my beard at first. Then it grew on me.

Did you hear about the crossed-eyed teacher who lost her job because she couldn't control her pupils?

When you get a bladder infection, urine trouble.

When chemists die, they barium.

I stayed up all night to see where the sun went, and then it dawned on me. I'm reading a book about anti-gravity. I just can't put it down.

Those who get too big for their pants will be totally exposed in the end.

What do we learn from cow, buffaloes & elephants?



It's impossible to reduce weight by eating green grass and salads and walking



A Poem by John Betjeman as spoken on the BBC in 1938

(kindly sent to the editor by Douglas Knowlden)

I shan't tell you where all the lovely places are
I want them for myself.
But I'll tell you where to look.
Are youanxious for a little sea air
But not too much?
Do you like what the guidebooks call 'a salubrious climate'
And a respectable residential neighbourhood?
Then go tothe exclusive Branksome.
Here the pine trees and the rhododendrons and heather
Are allowed to grow besides twisting roads-
Steep cliffs for him who pushes a bath chair-
And houses hide respectfully amongst the foliage of their spacious gardens.



Need a Trusted Handyman?




**K.C. Home
Maintenance**

07766 740060

It is important to only allow trusted & reliable persons into your home.

I am Enhanced DBS checked and fully insured. I also provide a free no obligation survey followed up by a written estimate, so there are no hidden surprises.

kchomemaintenance.weebly.com



CROATIAN ISLAND HOPPING

HAVE you ever dreamed of island hopping around Croatia's picturesque and historic coastal towns? Why not experience MV Katarina, an exclusively chartered 5-star deluxe cruise ship... Travelsphere welcome you aboard your very own luxurious private floating hotel!

On board, you will enjoy fully equipped, air-conditioned ensuite cabins, a welcome cocktail on arrival, four-course meals prepared by the onboard chef, a Captain's Dinner, buffet breakfasts every morning, with tea/coffee/water served all day. There is direct access to the sea from the swimming platform, a sun deck and hot tub available. Not forgetting free Wi-Fi on board.

There is something truly relaxing about cruising... You'll be in the expert hands of your captain and crew, who will navigate their way through Croatia's idyllic islands and take care of your every need.

You'll wake each day to a beautiful view, while all you've had to do is enjoy the facilities on board and the comforts of your well-appointed cabin.

As your ship sails through turquoise waters towards a picturesque harbour, enjoy a morning coffee on the sun deck, planning your day of exploration. When you step ashore, you will have a chance to experience the natural wonders, historic sights

and hidden treasures of the day's port of call, including Dubrovnik's Old Town, a tour of Mljet National Park and UNESCO-listed Split. Here's a run down of what you can enjoy on your 8 day trip...

DAY 1 UK — SPLIT

Depart on your flight to Split and on arrival, we'll transfer you to your ship, MV Katarina. Enjoy a welcome cocktail before dinner on board.

DAY 2 SPLIT — KORČULA

As we cruise this morning, we'll learn how olive oil is made and enjoy a tasting on board. We'll arrive at the island of Korčula after lunch, where you can join an optional guided walking tour or make your own discoveries. Later, our optional excursion to Zrnovo includes a dinner of Dalmatian specialities with a local family.

DAY 3 KORČULA — DUBROVNIK

Today we sail to Dubrovnik, where you will have plenty of free time to explore. We also offer you the opportunity to kayak beneath the city walls on an optional excursion. There are lots of wonderful places to eat in Dubrovnik and tonight is yours to have dinner wherever you fancy.

DAY 4 DUBROVNIK

Discover more of Dubrovnik on a guided tour of the Old Town, then spend some time at leisure this afternoon. Back on board, there's a special Captain's Dinner this evening.

DAY 5 DUBROVNIK — MLJET

Today we sail north along the Adriatic coastline to Mljet. Discover this impressive national park, a beautiful combination of saltwater lakes and dense forest, with a Local Guide.

DAY 6 MLJET — HVAR — SOLTA

Take in stunning views as the ship approaches Hvar, then join an optional walking tour of the main town, also called Hvar, if you wish. Next, we head to the tranquil island of Solta and step ashore in the fishing village of Stomorska.

DAY 7 SOLTA — SPLIT

Finally, we return to Split and discover its highlights, including the Diocletian's Palace, on a guided walking tour. Back on board, there's a lovely farewell evening planned.

DAY 8 SPLIT — UK

We'll transfer you the airport for your flight home.

You can enjoy all of this from just **£1,149**, departing on **5th August 2020** with return flights from **London Gatwick**. Talk to your local travel specialists in store at **Fred. Olsen Travel Agents** to find out more or to book your place on this fantastic cruise experience. Other departure dates available - ask for details.

The Place to Book your

Holiday Fred. Olsen **Travel** Agents



Your
Local
Independent
Travel
Agents



Plus...

FREE PRIVATE TAXI TRANSFERS AVAILABLE*

WHEN YOU BOOK A CRUISE FROM SOUTHAMPTON



Choose our specialist staff
to book your next *holiday*...



Gareth



Charlotte



Ray



Nicole



Helen



Beth

Fred. Olsen Travel Agents

116 Poole Road **Westbourne** BH4 9EF

☎ **01202 023931**

*Terms & Conditions Apply



Find us on

fredolsentravelagents.co.uk

A short history of Branksome Park

The Park: from smugglers haven to exclusive real estate.

Branksome Park in the early eighteen hundreds was a desolate place, “a tract of dark heathland, wild, barren and open” which bona fide travellers hurried across en route to Poole or Christchurch, but less legitimate users found the heath’s remoteness quite an asset.

The sinuous coastline was ideal for avoiding the attention of the Excise men; and a well used smugglers track ran inland from the sea through Branksome Chine, which in those early days was known as Bourne Bottom.

Smuggling was a highly profitable business, and the exploits of these enterprising and often vicious criminals run like a dark thread through the history of Poole since its emergence as a port.

The lakes which then existed in the park were described as “unfragrant pools”, and anyone visiting the area was advised to take a compass to avoid getting lost once they left the beach.

But, contrast that unsavoury scene with the fullsome description composed by the authors of the catalogue produced by the estate agents who sold the Tower and part of the estate for the Bury family in 1892.

“... it is impossible to convey to the reader who is not acquainted with the spot a full idea of the beauties and the grandeur of the estate, and it is a source of satisfaction to the auctioneers to know that they cannot be justly accused of giving too florid or flourishing account of the property. The power of description, however poetical or eloquent the language may be, utterly fails to do justice to the merits of this enchanting spot, the present sale of which marks a new epoch in the history of Bournemouth...”

“Standing at the entrance to the chine at the verge of the sea shore, the view that is here obtained is one of peculiar grandeur and beauty which cannot fail to strike the observer with wonder approaching almost to incredulity at the unique and picturesque scene which is presented to him. To the south horizon stretches the sparkling waters of the English Channel, the view of which is at this point relieved by the Isle of Wight standing out in bold relief in the distance as if by nature intended to lend enchantment to the view; while on the inland side, a scene of sylvan beauty is presented to the eye. The placid valley or chine intersected with its continuous lakes, and belted on either side by the flowering Rhododendrons, with forest trees

towering above, renders it a spot not easily forgotten by those who have once visited it”

Of the chine itself, the writer continues in similar glowing terms “... it is ascended by a gentle gradient, and the upper lakes gradually open to the view, and it is at this point more than any other that one can realise the exquisite beauty of the estate, and pause to gaze with admiration on the scene thus depicted,. the whole being of such a character that it cannot fail to have a soothing influence on the jaded mind requiring rest from the busy turmoil of life, or an exhilarating effect on the shattered nerve from whatever cause it may arise. The gentle rippling of the water from the lakes, resplendent in Summer with the masses of flowering Rhododendrons, and diffusing the fragrance of the white Lilies with which the lakes abound; the murmuring of the zephyr-like breezes wafted up the chine from across the channel; the voice of the Nightingale and Cuckoo in early Spring,. and the melodies of the numerous feathered songsters which at all times may be heard here; are features on the estate which render it the most perfect elysium it is possible to find”.

This is indeed a contrast in the extreme, but even if one makes allowances for the naivety of the prose, the chine must have been a truly beautiful place, even more so than it is today. The photographs and drawings of the walks and views of the chine contained in the catalogue serve to emphasize the innate beauty of the place...

Smuggling was a highly profitable business, and the exploits of these enterprising and often vicious criminals run like a dark thread through the history of Poole since its emergence as a port.

Long Close

A Private Residence For Gracious Retirement



At Long Close we specialise in encouraging our residents to remain as active as possible retaining their dignity & independence in a democratic society, with complete care & back up assistance.

All enquiries welcomed with open invitation to view.
The Proprietor and Manager are always available to discuss your needs.

01202 765090

23 Forest Road, Branksome Park, Poole, Dorset BH13 6DQ
Email: enquiries@longclosecare.co.uk

we know the fate of the lakes, but whatever happened to the Nightingales and Cuckoos?

Although there is no record as to when they obtained the land, or to what use it was put, Branksome Estate, which consisted mainly of heathland and woodland, totalling just over 745 acres, was first owned by an offshoot of the Bruce family from Scotland, and it is to them that the park owes its pine trees and its name...for *Branksome* was the setting for Sir Walter Scott's poem *Lady of the Last Minstrel*.

The Estate extended from County Gates to Pottery Junction, through Canford Cliffs Road to the Martello Tower, via the cliffs to Branksome Dene Chine and back to County Gates, skirting Branksome Dene and in 1851 it was bought by Charles Packe, the wealthy Leicestershire MP.

Packe had employed Scotland's leading architect of the day, William Burn to reconstruct 'Prestwold', his elegant country seat, and he was so pleased with the conversion that in 1854 he commissioned him to build the stone mansion (at a cost of £5,000) beside the sea, which he called Branksome Tower (from Scott's poem). In addition to the house, Packe also built four lodges and a 'Home Farm' on the Estate.

The family continued to live in Leicestershire during the summer months, but spent the winters at Branksome until 1858, when they made it their principal home and abandoned Prestwold Hall altogether as a consequence of a disagreement with his brother over the management and development of the Prestwold Estate. Burn is probably best remembered by architectural aficionados as a planner, and he played a central role in the transition of the

rigid formality of the traditional eighteenth century house to a more comfortable asymmetry which became prevalent in the nineteenth century.

Branksome Tower certainly reflected the asymmetrical aspects of Burn's designs. However, in spite of its architectural interest and its illustrious connections, it failed to escape the cold winds of social change which swept through the park after the second world war, after its sale by Bury's heirs, it was converted to a prestigious hotel, but it was finally demolished in 1973 to

local smuggling activity, but this would not have been incompatible with respectability in the early nineteenth century, as Kipling's poem illustrate... even local clergy were sometimes involved! Be that as it may, Packe was one of the local landowners who, in 1854 was appointed a member of the first local authority to administer the new town of Bournemouth.

At home Packe set about ensuring his own privacy and security by building a wall round his estate. The main entrance from the east, along what is now The Avenue,

It was rumoured that Packe helped to finance much of the local smuggling activity, but this would not have been incompatible with respectability in the early nineteenth century, as Kipling's poem illustrate... even local clergy were sometimes involved!

make room for blocks of flats. The sole tenuous reminder of the family is the mausoleum at the head of Branksome Dene Chine, which was only recently saved from final decay by a grant of money from surviving members of the family (who no longer live in the area) to restore it. At one time there were real fears that it would crumble and disappear beneath a tangle of undergrowth, but there was a bizarre application to erect a dwelling on the site, which was fortunately rejected by the Council.

Packe also employed another famous architect of the day, Christopher Creeke, to landscape the estate. His features included a bathing house on the seafront, and a rustic bridge, from which a young Winston Churchill was to fall in 1893.

It was rumoured that Packe helped to finance much of the

was guarded by iron gates, attended by liveried

porters. The Lodge has disappeared, but local conservationists have reconstructed what was left of the gate and rebuilt it as an arch near the tennis courts in Leicester Road. Contemporary reports claimed that the gravel surface of the avenue, which was then the drive to the house, was brought from Chessil beach and was specially graded to ensure that it caused no discomfort to the horses hooves.

Packe also planned to develop the western part of the estate, but died before any real progress could be made. Locally held beliefs that the Martello tower which stood on Flaghead was a folly built at the same time as the estate wall are contradicted by older sources, which claim that it was a genuine article built during the reign



Bourne Estates Ltd

**Your Local Residential
Block Management Specialists**



*Big enough to manage,
small enough to care.*

www.bourneestatesltd.co.uk

Tel 01202 784280 **Fax** 01202 540981

Email info@bourneestatesltd.co.uk

Unit 4, Branksome Business Park,
Bourne Valley Road, Poole BH12 1DW

of Henry VIII as a defence against a threatened French invasion. The name is said to have derived from Italian towers built near the sea when piracy was common in the Mediterranean. Warning of the approach of a pirate ship would be given by striking a bell with a hammer (martello), hence the towers were called Torri da Martello.

Four years after Packe's death the estate was bought by Henry Bury, a Manchester banker who seemed to have a great vision and a flair for town planning. He retained the beautiful Branksome Chine gardens as an open space, and built the church.

The Landau taking the Bury family to Sunday worship at St.Peter's in Bournemouth was a familiar sight, but the Fates decreed that he was never to use his own little church in the middle of his estate.

Bury laid out the present road system and *Osborne Road* was later changed to *Bury Road* in his memory. He also introduced the rule that every house to be built on the estate must have at least one acre of land in order to preserve the rural character and to ensure the exclusivity of the park. Modern Branksome Park is therefore largely his creation.

When Bury died the area north and west of Western Road had already been laid out, and the wealthy residents he hoped to attract were beginning to move in and build their mansions, among the first of which was *Hailebury*, on the site of what is now *Oratory Gardens*, built in 1878 by Basil Champneys, son of the Dean of Lichfield and a distinguished architect who concentrated mostly upon educational buildings. Before the site was redeveloped with

smaller houses and bungalows, two preparatory schools flourished there, one Church of England and the other Roman Catholic.

Sadly few of the mansions remain, having been demolished to make way for blocks of modern flats which have blighted the prestigious "Avenue" area. In other parts, the large, well tended gardens have been split up into building plots for bungalows and modern houses

Fortunately, - the park has now been declared a conservation area, and although so few of the original buildings survive, it is the park itself that is so special, as the authorities have recognised, and a range of safeguards have been introduced to preserve and protect the luxurious foliage and pine filled landscape that makes Branksome Park unique.

which do not require servants, and the plot sizes, currently about a third of an acre, are constantly under threat from greedy developers.

Fortunately, - the park has now been declared a conservation area, and although so few of the original buildings survive, it is the park itself that is so special, as the authorities have recognised, and a range of safeguards have been introduced to preserve and protect the luxurious foliage and pine filled landscape that makes Branksome Park unique.

During the period of economic depression in the 1880's Bury created employment locally by completing the brick wall surrounding the estate which had been originated by Packe. Traces of the wall can still be seen at the Penn Hill end of Canford Cliffs Road, where North Lodge stood, and along part of Poole Road. At the western seaward extremity of the estate was the Canford Cliffs Hotel which was destroyed by fire resulting from a bombing raid during world war two, but there was insufficient water pressure to allow the fire service to quell the blaze, so it was allowed to burn itself out. The present Nightjar public house was built on the site of the hotel stables.

The Branksome Tower, together with forty-one plots in the area bounded by Buccleuch, The Avenue and Tower Road was sold in 1892 and it was developed, at first with roads of modest width, and with relatively small plots. The whole of the remaining land was eventually sold in 1905 to a consortium which became known as the Branksome Park Company. They imposed covenants to preserve the spacious residential character and quality of the area and its woodland, and one restriction which remained in force until fairly recently was that all houses should have at least one acre of ground.

The shares in the Company were passed on by sale or inheritance until they were all acquired by one person, but until the late 1959's the Company, under close scrutiny from the Branksome Park Residents Association, exercised considerable influence over development in the park.

When the estate was finally sold, the Bury family made over to the Poole Corporation all the amenities of

the park, including the stream from North Lodge to the sea, the Bury Woods, and almost the entire stretch of the cliff and foreshore, which represents most of the southern seaward boundary of the parish.

The Corporation more than lived up to its obligations, and towards the end of the 1920's, during the great economic depression, a force of unemployed labour was brought in from Wales to landscape the area. The whole of the stream was channelled with stone banks, and a firm base, which resulted in the marshy area drying out and the disappearance of the lakes.

Many paths were constructed, with features such as grottos, and flights of stone steps down to the wooded banks of the lower reaches of the chine. The promenade and two cafes were built, and gardens and zigzag paths cut into the cliffs. The work was mainly complete by 1930 and the new amenities were officially opened by Miss Margaret Bondfield MP, the Minister of Labour and first woman cabinet minister. A bronze plaque commemorating the event is set into the wall immediately opposite the 'Solarium Cafe' at the entrance to the chine gardens.

THE CHURCH

Henry Bury selected the site for his chapel very carefully; it was to be the focal point of his grand scheme, in the heart of the park, alongside one of a chain of lakes through which a stream flowed to the sea. Contemporary writings suggest that the lakes were created from the clay pits, but although the bricks for the church were made on site, there was reference to the lakes well before the mid eighteen hundreds.

The approach to the church was from a 'ride' not far from

Henry Bury selected the site for his chapel very carefully; it was to be the focal point of his grand scheme, in the heart of the park, alongside one of a chain of lakes through which a stream flowed to the sea.

a secondary carriage drive to Branksome Tower. This ran from the North Lodge at Penn Hill, and it is still more or less in its original state where it runs past the bowling green and tennis courts (hence the site of the rebuilt gates). It then followed the course of Lakeside Road, whose derivation is now obvious, up to the main carriage drive from County Gates.

The derivation of many of the local road names commemorate the titled and famous people who stayed, either as tenants or guests at Branksome Tower when it became a hotel; these included the Duke of Westminster (*Westminster, Chester, Eaton, Belgrave*), and the Duke of Buccleuch (*Buccleuch, Ettrick, Dalkeith*). Mornish stems from an agent of that name, and *Balcombe* after a property owned by a family who moved in from Surrey.

Most of the land within the parish which was not in the park was owned by Lord Wimborne of Canford Manor. The Canford estate stretched down to the sea at various points, including Canford Cliffs, immediately adjoining the park. He also had a seaside villa called Branksome Dene on the eastern border of the parish. This was later sold to the Edwardian financier Sir Edward Cassell, and it passed to his grand-daughter, Lady Louis Mountbatten (hence *Cassell Avenue* and *Mountbatten Road*).

The foundation of the church was laid by Henry Bury on 22nd

of September, 1875, but he died before the building was complete.

The plan was on a modest scale and the cost of the project, including the vicarage and stables, was between three and four thousand pounds. The furnishings of the church were simple and made of pitch pine, the walls decorated in what may be described as 'pre-Raphaelite' style. The adjoining vicarage was very small and inconvenient, and two of the early incumbents preferred to rent out the vicarage and live in more comfortable quarters elsewhere. The house had three reception rooms, a house-keeper's room and scullery, a butlers pantry, five bedrooms and a dressing room, but no bathroom.

The flyleaf of the first church register of banns of marriage contains a handwritten inscription "This Church was Consecrated under the dedication of the Church of All Saints, Branksome Park, on Thursday 20th September by George, Lord Bishop of Salisbury, and by an Order of the Queen in Council held at Osborne on... the Church was constituted a Consolidated Chapey with a district arrigued taken out of the new parishes of St Andrew Kinson and St Peter Parkstone and declared for the solemnisation of marriages" signed Edward A Bury, Vicar February 26th 1878.

So, Henry Bury was conforming to accepted Victorian practice by building his own church and installing a member of his family as

vicar, although, regrettably, he did not live to see the realisation of his dream.

The railway came to Branksome in 1874 and added impetus to the local pottery industry, owned by Sharp, Jones & Co. which was situated in Bourne valley to the North of the parish. By 1875 the artisan population of the area had swollen to such an extent as to prompt the Reverend Morden-Bennet, vicar of St Peter's Bournemouth to make missionary journeys beyond the boundaries of his own parish to hold open air services at the potteries.

According to the Poole & Bournemouth Herald of July 12th 1894 the bricks and pipes stacked for despatch outside the pottery served as makeshift pews for the congregation.

It would appear that the artisan inhabitants of this northern section of the parish were not inclined to attend their new parish church of All Saint's, probably less on account of the distance involved than from a reluctance to enter what must have been a very select neighbourhood.

A "wooden room" was eventually built for them, to serve as a school

A "wooden room" was eventually built for them, to serve as a school on weekdays and for church services on Sundays, and this was replaced by a new school to which was attached a chapel dedicated to St Aldelm, the Wessex saint.

on weekdays and for church services on Sundays, and this was replaced by a new school to which was attached a chapel dedicated to St Aldelm, the Wessex saint. The Rev. C.G.Doyne from Corfe Castle, who became the vicar of All Saints in 1882, conceived the plan to build a church on the site as a daughter church of All Saints, which it remained until 1930, when it became the parish church of St Aldems Branksome.

CHURCH ARCHITECTURE

The original draft plans prepared by Burton & Stevens of Bournemouth included north and south transepts, but these were dispensed with in the final drawings, as was the tower on the south west corner, which was intended as a possible future extension.

The church was built by Henry Ingleton Saunders, and comprised only a nave and chancel, the latter having a polygonal apsed east end, but during construction it was decided (seemingly as an afterthought) to add a small vestry on the north end of the chancel. The walls are of local brick, made of local clay and fired on site, and covered with Purbeck stone with Beer stone dressings. They are divided into bays by gable topped buttresses and with a continuous moulded plinth and a string course at window sill level. The windows themselves are all of two lights with tracery, alternately trefoiled and quarterfoiled, and there is a circular window with a quarterfoiled centre and eight radial lights in the west gable, which is crowned by a gable bell-cote atop plain tiled roofs. Internally the chancel arch is of three moulded orders, the outer chamfer moulding being continued down the jambs, whilst the inner orders are supported on each side by a cluster of three attached shafts.

The nave roof is of exposed rafters and diagonal boarding, divided into bays by hammer braced collar trusses. The chancel roof is similar, but shaped to suit the apsidal end, the hammer beams being supported on short shafts which begin at the springing level of the windows.

There is a timber dado around the nave walls, matching the height of the pews, and above it is painted secondary dado decorated with stencilled floral and gilt crown motifs. The chancel walls have similar stencilled motifs, with more elaborate painted floral and corner designs to the reveals and rear arches of the apse windows.

After the second world war the church interior was entirely redecorated. The decaying 'per-Raphaelite' decoration was restored, and in the nave and chancel, the original design was simplified. The sanctuary was repainted with a degree of freehand work, the original motif of trailing grapevines and flowers being repeated and improved.

The simple furnishings were gradually replaced and now only the pine pews remain as a reminder of the rather austere interior fittings. The old red flooring tiles in the nave and chancel were taken up and replaced by Poole Pottery tiles, but the pretty Victorian tiles in the sanctuary were not disturbed.

The stables were converted into a church hall, and this was recently revised to accommodate the many functions associated with a much loved parish church.

In 1978 a member of the Unwin family, famous in his day as a seedsman, and particularly for his interest in carnations, bequeathed

a sum of money to the church, which allowed the then vicar, John Kerruish, to relieve the bare walls of the nave with a series of sixteen figures representing the seven stations of the cross.

The pulpit is octagonal, in stone, with panelled sides, marble angle shafts, and a foliage carved cornice. This thirteenth century font is the oldest item in the otherwise Victorian building, and it was brought to the church, again through the efforts of John Kerruish, from the redundant church of St Edmund in Salisbury. It replaced the original font which mirrored the design of the pulpit.

In 1882 the original vestry was taken down and replaced by the present larger one, the upper part of which formed a chamber for an organ. When the church was consecrated there was no organ and the congregation had to rely on a harmonium played by the organist of St Peters Parkstone. At the same time the original, temporary, wooden chancel screen was replaced by the present one, in stone and wrought iron.

The vestry, which has a hipped roof, is of two storey form with square headed windows in the lower part, and lancet type windows to the upper chamber. The reredos, a stone carving of the last supper, was added soon afterward.

The porch was added at the west end in 1928 in memory of F.G.Bury.

In 1950 the lower part of the east wall of the vestry was removed for the construction of a flat roofed eastward extension, the east wall being in the form of a bay window with the sides splayed to accord with the angularity of the apse. The internal aspect is of a small but lofty nave, dominated by a large chancel arch, and because it has no aisles, the first time visitor is able to appreciate at once the innate warmth and intimacy of the church.

Vicars of the Church.

1877	Edward Alexander Bury
1880	Charles Mounsell Wetherall MA
1882	Charles Goddard Doyne MA
1909	Henry Charles Percival
1915	Douglas Maclean MA
1922	Ernest Bury AKC
1942	Eric Bernard Rae MA
1955	John R J Kerruish MA
1986	Michael S Lowe MA AKC

Reproduced from the Spring 1995 Branksome Park, Canford Cliffs & District Residents Association Newsletter, by kind permission of the author, Len Jenkins.

BLINDS CURTAINS SHUTTERS

perfectly made to measure



3 for 2
SELECTED
SHUTTERS



TRADING
STANDARDS
APPROVED



ASHLEY BLINDS & CURTAINS

LOCAL FAMILY COMPANY
ESTABLISHED 15 YEARS

Call now to request your no obligation
FREE home appointment
01202 649649
www.AshleyBlindsUK.com

Westbourne - a Haven for Independent Businesses

First-time visitors to Westbourne often comment on how lovely it is to find so many individual shops all in one place, and as the owner of one of those individual, independent shops, we're proud to be part of such a vibrant community.

The first shops arrived in the growing 'village' of Westbourne in the late nineteenth century, with the famous Arcade opening in 1885. As the nineteenth century ended and the twentieth began, the houses which stretched around the crescent of Seamoor Road were converted or replaced with shops and living space above. Likewise, the stretch of Poole Road which joins either end of Seamoor Road filled with small shops, and that is largely how both streets have remained, making the

shop sizes perfect for independent businesses.

When our family business took over Westbourne Bookshop in the summer of 2015, we were delighted to find a community which could still support a thriving example of what many people thought of as a 'dying trade'. Bookshops need areas with a strong sense of identity and a pride in their individuality in order to survive, and Westbourne has that in spades!

Our own shop was built in 1903 as part of Grand Parade. The first shop to take up residence was Straken & Co, a stationer and bookseller. In the 1950s it became a branch of WH Smith and apart from a short spell in the 1980s it has remained a bookshop ever since, renovated in

2016 to restore the high ceilings and the feel of a classic English bookshop.

Even if you're familiar with the area, it's worth taking time to wander around and look more closely at the independent shops and the buildings in which they sit – every building and business tells a story of its own. The Arcade is rightly famous, but also along Poole Road you'll find one of the oldest shop fronts in Bournemouth, now a delightful gallery. As you stroll around you'll find cafes, restaurants, gift shops, shoe shops, fashion emporiums and independent food stores all in just this one small patch of Bournemouth – the charming Urban Village of Westbourne!

Paul Angel



We're celebrating our
25th year in Westbourne!

Books, Jigsaw Puzzles,
Calendars & Diaries,
Cards, gifts & more!

Any book in print available
to order - most within
24 hours!*

*Subject to availability






Westbourne Bookshop | 65 Poole Road | Westbourne | Bournemouth | BH4 9BA

01202 768626 | books@westbournebookshop.co.uk | [@westbournebookshop](https://www.instagram.com/westbournebookshop)



Flexible
rental
options

No need to sell
No chains!

Can't wait to live life to the full?

(Now you don't have to)

With our flexible new rental options you can be enjoying
your retirement to the full, sooner than you think.

You can unlock the McCarthy & Stone lifestyle at your pace, without chains
or having to sell your current home, and with no long term ties.

No wonder so many are choosing to rent with us.



McCarthy & Stone

Rent or buy - we're here to make it happen



Clarendon House

Our Show Complex has to be seen to be fully
appreciated, as many people are already discovering.

**Sales Office open: Tuesday - Saturday,
10.30am - 5.00pm**

46-48 Tower Road, Poole, Dorset, BH13 6FE

**2 bedroom apartments for sale from £380,000#
or to rent from £2,090 pcm#**

To book your tour of Clarendon House, call now on

0800 201 4266

or visit mccarthyandstone.co.uk/clarendon-house

#Subject to availability. Rental prices are inclusive of the monthly service charge and ground rent. Correct at time of print.

SC006960

Unconscionable Conduct in private transactions

Andrew Carswell is a partner specialising in civil litigation at Trethowans Solicitors. He explains some of the issues arising from unfair and oppressive transactions.



For many years the legal protection for private individuals against transactions, contracts and the making of gifts in unfair circumstances was patchy. Fortunately, over time the law has developed and now offers greater protection, particularly in commercial settings where consumer rights legislation seeks to exclude unfair contract terms and provides cooling off periods and the like. In private situations the law has long recognised the need to offer protection from transactions and the making of gifts, subject to undue influence. In fact, the law is quite well developed in that area and offers rights of redress (perhaps more than protection in the usual sense) for people who have been taken advantage of by those in whom trust, and confidence has been placed.

Unfortunately, this protection is not always enough, particularly for people who fall outside of recognised relationships. Where this arises, the law relating to “unconscionable bargains” may be of assistance. It is known as an esoteric subject, which is legal code for complicated and uncertain. It is often misunderstood, but on a positive note progress is being made.

An “Unconscionable Bargain” is normally a contract made by someone at a special disadvantage, which is so

oppressive to him or her that it should, in effect, shock the conscience of the court and the morally reprehensible behaviour of the other party. In the 1800’s the courts spoke of “poor” and “ignorant” people being exploited, although that has now been modernised and will cover those who, for any reason, are at a special disadvantage. Deciding in what circumstances the other party has acted unconscionably is difficult.

One of the big questions that, historically has never been satisfactorily answered, is whether unconscionability covers gifts. Often gifts will be caught under the law of undue influence, but not always, because the relationship may not be one of trust and confidence and the recipient may not have actively taken any steps in the transaction.

In *Evans v Lloyd* (2013) the High Court decided that gifts were covered, in a case where a man named Wynne Evans had lived with another family on a Welsh Farm (known as a “Gwas”) since he was aged 14, and in later life gave to them two properties he had inherited. After Wynne’s death, the beneficiaries of his Will sought to set aside the gifts arguing that he had a special disability through his subservience to the family and that the gifts were inexplicable

and oppressive. In short it was alleged that the family had taken advantage of him and it was for them to show that the gifts were fair, just and reasonable.

The Judge accepted the broad position relating to the law on “Unconscionability”, but broke new ground by stating that gifts must be covered as well as contracts. However, on the facts of the case the claim failed, as he found Wynne was an intelligent man who had a close relationship with the family and that it was perfectly understandable that he would wish to give them his property. In addition, they had not acted in a way that was morally reprehensible in accepting the gifts.

It seems to me this is an important development. It must be fair that gifts are covered as well as contracts, as they are normally more disadvantageous than contracts, depending on the terms. I think it compliments the law on undue influence and provides greater protection against exploitation in a wide variety of circumstances. However, the law still does not offer protection for people making bad and foolish decisions. Those who are not subject to any special disadvantage and decide to give money or property away and later regret their actions, may have no remedy.

Westbourne DIY & Hardware

Established 1976



Your local store situated in the wonderful Westbourne Arcade

We have an incredible stock and extensive knowledge of all things DIY and hardware.
Open every day 8am through to 4pm except Wednesdays and Sundays

15 Westbourne Arcade. BH4 9AY. 01202 764295
Facebook: Westbourne DIY and Hardware

ELECTRICIAN

www.tmvelectrical.co.uk

Do you find it difficult to get someone to come and do a small job?

Expert in small electrical jobs & fast fault finding
Also larger jobs & complex high specification installations
6 year guarantee on all labour
Fully qualified • Fully insured • CRB checked

Power, Lighting, Fuseboards • Phone & TV points
Extra sockets, lights & switches
Electrical Inspection & Testing
LED Lighting • Lighting Design
Audio Visual Installations • Data points

Small friendly family business
30 years experience

Dorset Trading Standards Approved
Totally reliable & reasonably priced

Call Terry Vaine on: 07973 661043 or 01202 834303



What's going on in the Churchyard at All Saints?

'The churchyard is well used and maintained and the orderly Victorian graveyard has several interesting memorials, surrounded predominately by close cut grass. By broadening the number of nectar producing wildflowers growing in the churchyard butterflies and moths will be encouraged'. This was the verdict of Dorset Wildlife Trust when we entered their Living Churchyard Project a few years ago.

The following summer, the churchyard was a sea of yellow – Bird's-foot Trefoil, Mouse-Ear Hawkweed, and splashes of white petalled Oxeye Daisy ...Last year Poppies, Cornflowers, Camomile and other Cornfield Annuals, followed over winter and spring by Cyclamen, Snowdrops, Primroses and Cowslips, many planted by the Rainbows and Cubs and a few elderly volunteers. Throughout last summer we enjoyed the annual wildflower blooms in the borders along the tarmac path. Watch out for other wildflowers in the previously unkempt graves and the poppies in the war graves!

We were able to fund this after successfully bidding for £7,399.00 from SUEZ Communities Trust (formerly SITA Trust). A considerable part of the funding has been spent with BCP Council to eradicate the invasive species of Rhododendron ponticum. Joint working with the Local Authority Environmental Officer in charge of the adjacent Branksome Chine will ensure that many of the public will enjoy the results of this work.

The contract will end this year. The task will continue but we can



By broadening the number of nectar producing wildflowers growing in the churchyard butterflies and moths will be encouraged'. This was the verdict of Dorset Wildlife Trust when we entered their Living Churchyard Project a few years ago.

already see what a difference has been made. A volunteer working party session in October resulted in a great deal of clearance in the area on the right, behind the Church and adjacent to the Chine. The old tyre has been painted and planted up the making a temporary feature to complement the planting under the fir tree and on the old compost heap.

The next steps are:

- engage a builder to turn over the area with a mini digger. This will enable us to hold a working party to pick out more Bamboo roots and sow wildflower seeds for the summer.
- commission a survey to see if the old compost area is unstable and if so, to recommend

solutions to stabilize it to support a wide path for disabled access. Gabbions, as at Branksome Dene Car Park have been suggested.

- obtain estimates for the design and construction of the new garden.
- apply for Faculties and funding for the above.

If you can help in any way by joining a working party or contributing to funding for the professional work then please let me know. Why not help us by volunteering on a regular basis – currently this is a Thursday afternoon, but we can change it to suit!

Val Lamb

THE SAINT of PAINT

Jeff Payne



When only the best will do

**Specialist in blocks of flats
both communal areas
and external painting**

**Let us work with you with our vast
colour pallet to transform the communal
areas of your apartment blocks.**

No job to big or small.

We clean and tidy as we go

*(We've had customers remark that they wouldn't have known
we'd been there except for the fresh decor!)*

For a competitive quotation please call or email

Tel: 01202 554 696

Mob: 07980 339 807

Email: jeffpayne123@btinternet.com

www.thesaintofpaint.com

Bluebells in the Chine

In 2000 my wife died suddenly of a heart attack while we were on holiday in Spain. Joan had always liked bluebells and I thought it would be nice to plant a field of them in Canford Cliffs Chine which our flat overlooks. I got in contact with Ray Smith, who was our Councillor at that time, and he organised the purchasing and collecting of 3,000 bulbs. These were planted by contractors but unfortunately were put in too close together and the effect was not quite what I had imagined.

That is when Esther Downes and her team from Goodgym stepped in. Esther coordinates the team's activities and on the agreed date arrived with 25 volunteers and another 3,000 bluebells. A really great time was had planting each



bulb individually and it even turned into a kind of social event with food and refreshments and lots of laughs.

I do hope everyone can enjoy the field of Bluebells planted in

memory of my wife and a very special thanks to Esther and her team. The teams aim is to improve and enhance the environment and they have certainly done that!

Freddie Couzens

Goodgym

We are a community of runners that combine getting fit with doing good. We stop off on our runs to do physical tasks for community organisations and to support isolated older people with social visits and one-off tasks they can't do on their own. It's a great way to get fit, meet new people and do some good. As long as you're up for getting sweaty, everyone's welcome.

We are all over the country- In Poole we started last summer and have completed so many great tasks around the local area. It really is amazing!

We do a run report each week on what we have been doing so here is a link of the one when we planted all the bluebells for Frank.!

www.goodgym.org/reports/if-you-go-down-to-the-woods-today-you-are-sure-of-a-goodgym-surprise

Esther Downes



Wardens- Branksome Park

Balcombe Road (*Houses only*)
 Beach Road
 Belgrave Road
 Bracken Hill
 Branksome Towers
 Buccleuch Road
 Burton Road (*Houses only*)
 Bury Road
 Canford Cliffs Avenue
 Canford Cliffs Road (*Odd Nos. 3-67*)
 Canford Cliffs Road (*Odd Nos. 69-99*)
 Cassel Ave
 Chester Rd
 Chesterfield Close
 Dalkeith Road
 Dover Road/Close
 Eaton Road
 Ettrick Road
 Forest Road (*Houses only*)
 Haydon Road
 Lakeside Road (*Houses only*)
 Leicester Rd
 Lindsay Road (*Houses only*)
 Martello Road
 Martello Road South (*Houses only*)
 Mornish Road
 Motcombe Road
 Oratory Gardens
 Ormonde Road
 Pine Drive
 Pinewood Road
 Sandbourne Road
 St Aldhelms Road
 St Aldhelms Close
 Tower Road (*Houses only*)
 Tower Road West
 The Avenue (*Houses only*)
 Ventry Close
 Western Avenue
 Western Road- (*Canford Cliffs end to No. 23*)
 Western Road- (*Alumhurst Road end to No. 27*)
 Westminster Road
 Westminster Road East
 Wilderton Road
 Wilderton Road West
 Withingham Road

Mr S Mellor, Flat 8, Albany House, 3 Balcombe Road BH13 6DX
 Vacant
 Mrs. H. Schuster-Bruce, 4 Belgrave Road BH13 6DB
 Mr G. Anderson, 6 Buccleuch Road BH13 6LE
 Ms. Luci Greenwood, 11 Branksome Towers BH13 6JT
 Mr G. Anderson, 6 Buccleuch Road BH13 6LE
 Mr S Mellor, Flat 8, Albany House, 3 Balcombe Road BH13 6DX
 Mrs I. Pearce, 17 Bury Road BH13 7DE
 Mrs Linda Preece, 4 Canford Cliffs Avenue, BH14 9QN
 Mr V. Dunn, 112 Canford Cliffs Road, BH13 7AE
 Vacant
 Mrs C.N. Norman, 13 Pinewood Road BH13 6JP
 Mrs. H. Schuster-Bruce, 4 Belgrave Road BH13 6DB
 Mr K. G. Jackson, 18 Martello Road BH13 7DH
 Mrs S. Holt, 14 Ettrick Road BH13 6LG
 Mr J. Mills, Bay Tree House, 4 Dover Close BH13 6EA
 Mrs. H. Schuster-Bruce, 4 Belgrave Road BH13 6DB
 Mrs S. Holt, 14 Ettrick Road BH13 6LG
 Vacant
 Mr A. Fisher, 28 Westminster Road, BH13 6JJ
 Mrs J M Henry, 19 Lakeside Road BH13 6LS
 Mr M. Reichl, 18 Leicester Road BH13 6BZ
 Mr J. Sprackling, 23 Lindsay Road BH13 6AN
 Mr K. G. Jackson, 18 Martello Road BH13 7DH
 Mr K. G. Jackson, 18 Martello Road BH13 7DH
 Mrs C. Harrington, 5 Mornish Road BH13 7BY
 Vacant
 Mr K. G. Jackson, 18 Martello Road BH13 7DH
 Mrs H. Schuster-Bruce, 4 Belgrave Road BH13 6DB
 Mr J. Mills Bay Tree House, 4 Dover Close BH13 6EA
 Mrs C.N. Norman, 13 Pinewood Road BH13 6JP
 Mrs C.N. Norman, 13 Pinewood Road BH13 6JP
 Mr J. Sprackling, 23 Lindsay Road BH13 6AN
 Mr J. Sprackling, 23 Lindsay Road BH13 6AN
 Mr R. Goodale, 16 Tower Road, BH13 6HZ
 Mrs S. Holt, 14 Ettrick Road BH13 6LG
 Ms M. Mullin, 27 The Avenue BH13 6LH
 Mr J. Sprackling, 23 Lindsay Road BH13 6AN
 Mrs S. Coleman, 23 Western Ave, BH13 7AN
 Vacant
 Vacant
 Mr A. Fisher, 28 Westminster Road, BH13 6JJ
 Mr A. Fisher, 28 Westminster Road, BH13 6JJ
 Mr R Pointer, 1 Pinetree Drive, 6 Wilderton Road BH13 6EE
 Mr R Pointer, 1 Pinetree Drive, 6 Wilderton Road BH13 6EE
 Vacant

Wardens- Canford Cliffs & District

Alton Road East
 Banks Road
 Beaumont Road,
 Bessborough Road
 Blake Dene Road
 Bodley Road

Vacant
 Mr K. Sanders, Flat 4, 25 Chaddesley Glen BH13 7PB
 Mrs C. Parkin, 10 Moorfields Road, BH13 7HA
 Mrs C. Parkin, 10 Moorfields Road, BH13 7HA
 Mrs O M. Hill, 65 Blake Dean Road BH14 8HF
 Mrs C. Parkin, 10 Moorfields Road, BH13 7HA

Brudenell Ave
 Brudenell Road
 Canford Cliffs Ave
 Canford Cliffs Road (Even Nos)
 Canford Cres
 Chaddesley Glen
 Chaddesley Wood Road
 Chaucer Road
 Cliff Drive
 Clifton Road
 Compton Avenue
 Compton Drive
 Compton Gardens
 Crichel Mount Road
 De Mauley Road
 Elgin Road
 Elmstead Road
 Flaghead Road
 Haig Avenue
 Haven Road
 Imbrecourt
 Inverness Road
 Lawrence Drive
 Links Road
 Links View Avenue
 Macandrew Road
 Martello Park
 Meriden Close
 Maxwell Road
 Moorfields Road
 Nairn Road
 Newton Road
 Overlinks Drive
 Ravine Road
 Spencer Road
 St Clair Road
 Widdicombe Ave

Mr & Mrs P. Nolan, 6A Brudenell Ave BH13 7NW
 Mrs S. Cole, The Red House, 1A Brudenell Road BH13 7NN
 Mrs L. Preece, 4 Canford Cliffs Ave. BH14 9QN
 Mr P J. Gamble, 5, 166 Canford Cliffs Road, BH13 7ES
 Mr Kees Scholts, Flat 1, Corvesgate, 23 Nairn Road
 Mr K. Sanders, Flat 4, 25 Chaddesley Glen BH13 7PB
 Mr K. Sanders, Flat 4, 25 Chaddesley Glen BH13 7PB
 Mrs H Clifton, 16 De Mauley Road BH13 7HE
 Mr I Paterson, 39 Cliff Drive BH13 7JE
 Mrs D. Greenwood, 4 Links View Avenue BH14 9QT
 Mrs A. Cox, 94 Compton Ave BH14 8PZ
 Mrs A. Cox, 94 Compton Ave BH14 9 PZ
 Mrs A. Cox, 94 Compton Ave BH14 9 PZ
 Vacant
 Mrs H. Clifton, 16 De Mauley Road BH13 7HE
 Mrs O M. Hill, 65 Blake Dean Road BH14 8HF
 Mrs H. Clifton, 16 De Mauley Road BH13 7HE
 Mr R. Smith, 27 St Clair Road. BH13 7JP
 Mrs S E Arnold, 26 Links Road BH14 9QR
 Mrs C. Parkin, 10 Moorfields Road, BH13 7HA
 Mr K Scholts, Flat 1, Corvesgate, 23 Nairn Road
 Mr K Scholts, Flat 1, Corvesgate, 23 Nairn Road
 Mrs S E Arnold, 26 Links Road BH14 90.R
 Mr J.N. Gunton, 36 Links Road BH14 90S
 Mrs D. Greenwood, 4 Links View Avenue BH14 90T
 Mrs C. Parkin, 10 Moorfields Road, BH13 7HA
 Mr R. Young, Flat 6, 8 Martello Park, BH13 7BA
 Vacant
 Mr N Blackmore, 9 Maxwell Road BH13 7JB
 Mrs C. Parkin, 10 Moorfields Road, BH13 7HA
 Mr K Scholts, Flat 1, Corvesgate, 23 Nairn Road BH13 7NF
 Mrs M. Hodsdon, 5 Newton Road BH13 7EX
 Vacant
 Vacant
 Mr D. Jones, 14 Spencer Road BH13 7EU
 Mr R. Smith, 27 St Clair Road BH13 7JP
 Mr R Laws 11 Widdicombe Ave BH14 9QW

Councillors

Canford Cliffs Ward (which includes Branksome Park).

May Haines	c/o Civic Centre, Poole BH15 2RU Email: may.haines@bcpcouncil.gov.uk
Mohan Iyengar	c/o Civic Centre, Poole BH15 2RU Tel: 07887 684 174 Email: mohan.iyengar@bcpcouncil.gov.uk

Penn Hill Ward.

Councillor Bryan Dion	c/o Civic Centre, Poole BH15 2RU Email: Bryan.Dion@bcpcouncil.gov.uk
Councillor Tony O'Neill	c/o Civic Centre, Poole BH15 2RU Tel.07774 698 327 Email: Tony.O'Neill@bcpcouncil.gov.uk

MEMBER OF PARLIAMENT

Sir Robert Syms	Local surgery contact 38 Sandbanks Road, Poole Tel: 01202 718078 Email: symsr@parliament.uk House of Commons, London, SW1 0AA
-----------------	--

Clear.
Approachable.
And as individual as you are.

We know that tackling life's most complex problems takes more than just legal expertise. It is about listening, understanding and communicating.



TRETHOWANS

Law. As it should be.

0800 2800 421

www.trethowans.com

Bournemouth Poole Salisbury Southampton Winchester

Reach out and connect with your local customers

Advertise with the areas only dedicated publication

Delivered directly
to around
3000
local members



For businesses and organisations that are looking to reach out and connect with people of Branksome Park and Canford Cliffs and who shop in Westbourne there is no better way to do that than by advertising in the **Pines & Chines** magazine.

This magazine is delivered directly to the homes of around **3000** members



And is further distributed by the some of the busiest shops and cafes in the area more than doubling our readership

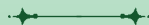


It isn't overstuffed with adverts instead it carries original and interesting editorial

Pines & Chines is actually read by its members and local shoppers



It is packed with useful information about the local area, so is retained as a handy reference



Our magazine could help promote your business, products or services

To book your place in the areas only dedicated publication or discuss how Pines & Chines can help you connect to the local people, contact **Roger** on **07718 635949** or email **vc.bpcra@gmail.com**

www.pinesandchines.co.uk