

WINTER 2022



PINES AND CHINES

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



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Editorial

Blimey, it's the Winter Edition again. Seems like only yesterday I was editing the Summer Edition. Time really does go faster as you get older!

Trust all is well and that you had a good summer. Certainly, there was plenty of sun but also a shortage of rain. As before, our garden suffered and the grass varies between green patches that were in the shade and brown patches that were in the sun. Well at least my wife doesn't need to mow it as often now.

Plenty of interesting articles in this edition ranging from gardening to preserving memories to complaints about noise to two local quizzes. Thank you to all those who contributed.

Obviously, the saddest event recently was the death of Her Majesty Queen Elizabeth II but what a memorable and brilliant experience the funeral was on 20th September. I actually found incredibly moving watching the live feed from Westminster Hall prior to the funeral. Just to watch without commentary people

file past the coffin after waiting for hours and then individually showing their sadness, respect and thanks for a life faithfully and generously lived. Wow.

Just prior to the death of the Queen we had a chance to celebrate her Platinum Jubilee marking 70 dedicated years on the throne. Here in Links Road we had marvellous street party which I know was enjoyed by all.

Unfortunately I was attending a wedding up north but was really pleased how neighbours were more than willing to make sure the event went ahead. Many thanks. Coronation party in 2023?

Enjoy the read and as always if anyone has an interesting story they want to tell, please let me know.

All the best
John Gunton

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PRESIDENT'S REPORT

Welcome to the Winter edition of the Association's magazine.

The Association continues to seek a Chair following Adrian Wardlow's departure at short notice in May 2020, after one year in office.

Despite my plea for a volunteer in the Summer 2021 magazine, I fear that no one has stepped forward. This is now a matter of some urgency, as we cannot continue for much longer in our present predicament.

However, I must pay tribute at this point to the sterling contribution of Dugald Eadie, who took over as Planning Officer in June 2017 and, for the past year or so has taken on the role of Acting Chairman as well continuing in his role as Planning Officer.

May I also express my appreciation to the following members of the Executive Committee who have each played their part in the smooth running of the Association

- Jackie Heap – Treasurer and Membership Secretary,
- Vicky Moss – Special Projects Coordinator
- John Gunton – Magazine Editor
- Carol Parkin – Honorary Secretary
- Michael Parkin- Membership Secretary

BCP Council's proposal to transfer the BCP Council Beach Huts to a Special Purpose Vehicle (SPV)

Paul Scully MP, Minister of State at the Department for Levelling Up, Housing and Communities, wrote to the Leader of the Council, Cllr Drew Mellor on 29 July 2022 to say that

"My predecessor wrote to you on 16 June in relation to this proposal. That letter set out that the Council's proposal is not in line with the intended use of the Direction, and that the government would review both the Direction and associated guidance to make changes as needed to make this explicit."

I lodged a Freedom of Information request for a breakdown of all expenditure incurred, in this aborted exercise, such as payments to consultancies and accounting firms etc., in setting up the Beach Hut SPV. and this totalled £147,052.

Rockwater's proposals at Branksome Chine

Please see several references to these proposals in Dugald Eadie's Planning Report elsewhere in this magazine

South part of Beach Road car park

This item, last appeared on the BCP Cabinet Forward Plan dated 16 April 2022 but it seems that the BCP Council is determined to go ahead with the sale of this site.

The BCP FuturePlaces Ltd Business Plan Update dated 31 May 2022 lists the South Part of Beach Road Car Park as the first item in Table 2: Initial FuturePlaces Project List.

I am pleased to report that Roger Allen has kindly agreed to lead the Pinecliff Sunken Garden for 2023.

John Sprackling
President

The aim and object of the association

The aim of the Association is to protect the interests of 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 the

Bournemouth Poole and Christchurch Council and to bring to its notice all matters which adversely affect the amenities of the whole of the District.

It also submits recommendations to the Council concerning any plans, developments or financial matters which would improve the

Environment, Community, Safety, Amenity and Cost Effectiveness of the area and the residents' quality of life.

The Association is a member of the National Organisation of Residents' Associations and the Campaign to Protect Rural England.

Treasurer's Report

Our financial position continues to be in good order and I am pleased to report that as at 31st August 2022 our bank balance stands at £44,174.37.

Income from the apartment block bulk membership scheme continues to be one of our main sources of funding with most of the 90 apartment blocks paying their 2022 fee. It is however disappointing to report that 3 apartment blocks have declined to renew their membership.

Income from household

membership is broadly in line with our expectations although a number of households remain in arrears.

Following recent appeals, I am pleased to report that more household memberships are being paid directly to the associations bank account or by PayPal which significantly reduces the administrative burden.

Thanks to the excellent work done by John Gunton advertising revenue is once again providing a large contribution to the cost of producing the Pines & Chines

magazine. I would like to thank all of our advertisers for their continued support.

Expenditure for the year to date is well within the 2022 budget with the maintenance of the website being the main cost to the association.

There will be an increase in expenditure over the remaining months of the year as there will be the cost of producing the Winter 22 edition of the magazine.

Jacqueline Heap FCCA
Honorary Treasurer

Planning Report

The planning process has shown some signs of improvement over the last 6 months, with less delays and some decisions on long-standing issues. This applies to both the Planning Department and the Planning Inspectorate. As before, there are quite a few development projects which are suffering delays due to supply and staffing problems.

As always, the most controversial issues are usually site-splitting and replacing detached houses with blocks of flats. There is some evidence that the importance of the Conservation Areas is recognised, with space between properties being preserved, and a

requirement to protect the sylvan environment. However, the overall national pressure to increase availability of housing is often used as an excuse to justify increased density. I sometimes wonder if I should feel "guilty" when objecting to these applications, but our

Association is supposed to protect the interests of our residents!

Lindsay Road is gradually being re-developed with blocks of flats. We have known for some time that this would happen, but at least the planning system has

succeeded in protecting much of the sylvan environment. I was also particularly pleased when the application for 2-4 Leicester Road was Dismissed on Appeal. The situation in Burton Road is quite confusing. There is a constant flow of amended proposals for site-splitting, and so far the only one to have been approved is at 2/2A, the corner site next to the controversial Balcombe Road development. It is very difficult to predict what will happen next, and it has been causing stress for residents nearby, particularly in Dover Road. The Rockwater project at Branksome Beach Restaurant is still under review, and the main events in the last 6 months have been in relation to the "Shacks" which have replaced the previous useful beach shop. There was also a series of errors in relation to the plan to erect decking next to the promenade. For the moment, that has been postponed. The local action group continues to carefully monitor this project.

SIGNIFICANT DECISIONS ordered by date.

7-9 Lindsay Road. APP/21/00627/F GRANTED 22 April 2022

This application is to replace two bungalows with 2 blocks of flats (28 apartments). The Case Officer did stress the importance of maintaining the sylvan appearance, as this is in the main Conservation Area. There is still concern about the impact on traffic, given the huge increase in the number of households.

9 Western Road. APP/21/00771/F APPEAL DISMISSED 27 May 2022

This plot has a substantial house built around 2000, with a rear garden which has very good tree coverage. Unusually, there is also a rear lane which leads to Martello Road South (opposite the junction with Ravine Road). This proposal

was to build another house in the rear garden, with access using the rear lane.

The Planning Inspector's report included this comment- "My findings thus indicate that the development would fail to preserve or enhance the character or appearance of the Conservation Area, including the positive contribution made to it by protected trees."

4 Burton Road. APP/22/00094/F REFUSED 22 June 2022

Once more, this is an attempt to develop the garden of this property. The new application is for 2 detached houses, supposedly reducing the density of the plot.

It would still mean 3 houses in a single plot, within the main Conservation area. The new houses would particularly affect the residents of Dover Road.

Although this application has been refused, Appeals have now started on both this and a previous identical application (see below).

2,2A Burton Road. APP/21/01677/F GRANTED 22 July 2022 (22 Balcombe Road)

This is a new application to build a second detached house in the garden of this plot. Some years ago, approval was granted for a similar house. An earlier proposal to build a block of 37 flats on the corner site (APP/19/01224/P) was at last Refused on 5 August 22.

172 Canford Cliffs Road. APP/21/01719/P GRANTED 5 August 2022 (Carisbrooke)

Although they had planning permission, McCarthy & Stone decided not to go ahead with the new retirement home. Unfortunately, a developer then

applied to replace the two existing buildings with a very large block of flats. This will increase the number of apartments from 17 to 59, and bedrooms from 34 to 138. There is no problem with the idea of replacing the existing buildings, but this really does seem excessive.

4 Canford Crescent. APP/21/00204/F APPEAL DISMISSED 19 August 2022

This was a site-splitting proposal to replace one house with two, which would have been damaging to the immediate neighbours.

After being refused in September 21, this went to Appeal, and the Planning Inspector confirmed that the proposal would be detrimental to the area.

6 Burton Road. APP/22/00543/F GRANTED 6 September 2022 APP/22/00545/F REFUSED 5 August 2022

The second of these two proposals was another attempt to build a separate detached house in the back garden. Meanwhile, the first proposal, now granted permission, is to make substantial changes to the existing house. There is some controversy because the plans still show a separate plot in the lower part of the garden, and the agreed changes still allow for a drive to be added at the side. It remains to be seen how this situation is managed.

2-4 Leicester Road. APP/20/00276/F APPEAL DISMISSED 9 September 2022

This was a proposal to replace three bungalows with three blocks of flats (37 in total). It is within the Conservation Area, but of course is quite close to the McCarthy & Stone development in Lindsay Road. One serious problem would be the impact on traffic near Penn Hill, between the two sets



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of traffic-lights. This application was refused on 4 June 2021, and after a year, a sensible decision was made.

SIGNIFICANT ISSUES STILL OUTSTANDING

28 Bury Road. APP/20/00900/F 17 August 2020

This is a proposal to replace a tennis court with a detached house, which would be particularly damaging for the house on Canford Cliffs Road which backs on to it. Following the Refusal on 27 September 21, this application has now gone to Appeal, validated on 7 February 22.

11 Lindsay Road. APP/21/01603/F 3 November 2021

Another application to demolish the existing bungalow and replace it with a block of 16 apartments. This application is still being reviewed, and there seems to be concern about the impact on protected trees.

Branksome Beach Restaurant/ Bar/Cafe. APP/22/00159/F 4 February 2022

This proposal (by Rockwater) is to extend and improve the existing building. The proposed changes may be acceptable from a planning point of view, but unfortunately the implications for noise and car parking are a major issue for local residents. There have been more objections to this than I have ever seen!

13 – 15 Lindsay Road. APP/21/01603/F 17 March 2022

After a previous refusal, this revised application is for two blocks of apartments to replace the two existing bungalows. There would be 20 apartments, and it is claimed that enough trees would be left to maintain the sylvan appearance.

Branksome Beach Cafe. APP/22/00538/F 21 April 2022

A project was started to erect decking on the beach next to the promenade. Unfortunately, Rockwater did not realise that they needed planning permission, so this application was lodged.

Meanwhile, all the materials that were laid out for the decking have been removed.

7A Spencer Road. APP/22/00577/F 28 April 2022

This is a shocking proposal to demolish the existing house and replace it with a very large block of 7 flats. This is completely inappropriate in this well balanced road, which is in the Canford Cliffs Conservation Area.

All the properties in this road are detached, in various designs, apart from one which was split into 3 flats before the creation of the Conservation Area. There is a strong local campaign to prevent this development.

4 Burton Road. APP/21/01459/F Appeal Started 24 June 2022 APP/22/00094/F Appeal Started 22 August 2022

There are now two appeals for these two identical applications, which is quite confusing. The applicant's consultant is trying to use 2/2A Burton Road as a "precedent", but the planning department has argued that the sites are quite different, particularly with regard to access.

As usual, we just have to hope that the Planning Inspector applies common sense.

9 Brudenell Road. APP/20/01233/F Appeal Started 27 June 2022 This proposal for a large block

of 9 flats was refused on 27 July 21, but after almost a year the Appeal has started. Meanwhile, a new application has been made by a different developer, which claims to be less obtrusive (App/22/01052/F, 12 August 22). The immediate neighbours are not convinced, as it still threatens their privacy.

23 Over Links Drive. APP/22/007891/F 28 June 2022

This property is at the end of a cul-de-sac, and at first sight the proposal to replace the existing house did not seem controversial. However, it turns out that it overlooks the Parkstone Golf Club House, and there is potential damage due to the steep slope. Basically, the proposed house is too large for the site.

6 Lindsay Road. APP/22/00986/P 3 August 2022

Yet another plan to replace a house with a block of 10 flats. This is consistent with the other applications in this road, but there is not yet enough information to assess the impact on the area. There are trees at the front of the site, but the block of flats may be too high to be properly hidden, as it is a sloping site.

Dugald Eadie

Answers to Local Quiz page 34

1. By the entrance to Branksome Park Bowls Club.
2. Skerivore.
3. The name of the largest Lighthouse which his grand father designed in Scotland.
4. 1878.
5. Haven Hotel.
6. Kidnapped and The Strange Case of Dr. Jekyll and Mr. Hyde.
7. In Poole Harbour off Brownsea Island.
8. Oyster farming.
9. 1890.
10. BraniGome Chine.
11. Lakeside Road.
12. Bergin and Lathien.
13. 1884.
14. Bournemouth and Boscombe.
15. Bournemouth Middle Gardens.
16. Flaghead Chine.
17. Simpson's Folly
18. Lakeside Road.
19. Beryl Burton, a famous lady cyclist.
20. Leicester Rd. and Canford Cliffs Junction.



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Councillors Corner

Ward Update and News

It has been a busy summer for the council with lots of visitors to our award-winning beaches.



The council continued to operate their Summer Response programme to deal with the peak demands to our area. While there is no perfect solution to this annual occurrence, extra bin provision as well as more traffic wardens operation have helped to lessen the impact of littering and inconsiderate parking. The council had and continues to work with The Sandbanks Ferry Company to monitor impact traffic congestion to ferry customers.

Following many complaints about cars parking on the grassed areas of Cliff Drive, I worked with the council to have small boulders placed at strategic points to stop visitors from using the green areas as parking. I continue to work with the local neighbourhood police team to deal with anti-social behaviour including speeding cars that use some of our local roads as 'race tracks'.

I am pleased to report that the drainage improvement project (funded by CIL) to Branksome Chine Woods is nearing

completion and so far, it has received positive feedback. I will continue to liaise with council officers on this and should further work be required, I will submit another CIL bid to secure funding to pay for this. At the time of writing this article, I am waiting to hear whether another CIL bid I submitted for traffic calming measures will be awarded.

With autumn making an early appearance, I have started to

work with our street cleansing team to clear leaf fall as well as clear gutters. I have been assured that this is becoming a priority for this time of the year.

As always, I continue to work on planning related issues on behalf of residents in the ward. In the meantime, should you have any issues you wish to raise with me, please contact me on may.haines@bcpcouncil.gov.uk.

Councillor May Haines



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The Great Drought II

Yes, I know I've already written on the topic. And the sequel is never as amusing as the original. Although it's déjà vu all over again, it's four years since the last. And the drama has gone up a gear since then.

In 2018, I grumbled about 8 weeks without rain and struggling with my Open Garden, on 28th July. This year however, we have had lower rainfall over winter, and a dry spring. The old traditional saying can be sued under the Trades Description Act.

'April showers' were deferred until May Day (the traditional distress call). We had to wait for a newly declared bank holiday. There was a thunderstorm over the Platinum Jubilee weekend. The proposed celebratory picnic intended for the newly blessed Jubilee Garden at St Aldhelm's followed that fine old English tradition 'If wet, in the church hall'

I had a Cunning Plan, and this year held the Open Garden three weeks earlier, on 9th July. The grass was struggling though still green. Footfall of around forty people did not help of course, and by the next rain, on 16th August the grass was tawny and dead, save a little round some edges in the shade. Another drop of rain subsequently, so the government sprang into action for which it is justly famed, and declared a drought for Dorset on 30th August.

Us gardeners knew there was a drought well before that of course, and I was doing watering, rather than gardening for that two and a half months. A recap (for those who don't remember the details from my 2018 report) eleven water butts, and five 'reservoirs' in the woodland. All virtually empty. Dipping the

watering can, and 'watering with a hand fork' digging to soak in rather than running off the dust, like quicksilver. Then, additional mulching with the coarse compost left after sieving for potting compost.

Cutting back dead plants, dead-heading blooms. And lopping off bright fresh top growth for established shrubs like rhododendrons, to cut down their water loss through transpiration. Autumn came in August. Plants shut down, with crisped leaves not even showing autumn colours. Some will have died, and some will shoot again in the spring.

The mock orange in the front shrubbery is dead wood. It may yet resurrect next season. When the ash trees were there, it shot up thirty feet or so, trying to reach the light. An established berberis has scorched, shrivelled leaves. You can't kill berberis, can you? Time will tell. Next year, either cutting down or replacing.

The gardening experts are now encouraging us to plant drought resistant plants. Readers will forgive a slight smugness when I report that my Mediterranean garden was created around 15 years ago.

The south-facing sloping sandy lawn died in May. Turf dug up, and the site terraced with ten tons of Purbeck, and a couple of tons to create a gravel garden, it still needs some water, especially plants in pots such as the olive trees, and succulents like agave.



Bot cordyline (now a tall tree) and yucca love it. The yucca only blooms when it feels like it, but it likes this drought and has obliged with four substantial spikes of bloom.

I won't say we have had 'heavy' rain since. But heavy enough to destroy a water butt stand that had been there for years, tipping over the water butt and losing all the precious rainwater. And since it was number two in a sequence of four, destroyed the tubing that linked it to the others.

A replacement stand at the right size had proved impossible to find. So, an improvised one of paving slab supported by concrete block will outlast anything that can be bought in the DIY supermarkets.

Gardens are dynamic, there is constant change, and gardeners will adapt to the new conditions imposed on them.

David Reeves

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Speedwatcher Chris clocks '90' down The Avenue!!

Avid member of the Branksome Park Community Speed Watch team, Chris Christie, this year celebrated his 90th birthday.

Chris has a 40-year career in the RAF behind him eventually reaching the rank of Group Captain.

His story is one of realising his dream and living it out in a variety of roles and locations here and abroad all with the common theme of aeroplanes and flying.

Chris started young as a 15-year-old apprentice in 1947; here is a picture of him three months along the road.



He quickly developed his love of all things arial and quickly qualified as a pilot serving both as a fighter pilot (though he never fired a shot in anger) and then as a fast jet instructor. There aren't many aircraft of his era that Chris hasn't flown including helicopters. For 30 years he also trained ATC cadets in Chipmunks.

This picture shows him later in his career in 1986. His time in the RAF led to many postings overseas, in Hong Kong and



Germany (Gutteslowe) as well as RAF Valley in Wales and several other stations in the east of England.

He also managed the RAF Red Arrows display team as well as, in his spare time, representing the RAF in rifle shooting winning the 1956 National Full-Bore competition.

After retirement, settling down in this area, he was then instrumental in the creation of the Bournemouth Air Museum and has been involved for over 22 years. He was for 10 years the Assistant Manager and played a big part in the relocation of the museum to its current site near the airport. He has also acted as one of the museum guides and has brought his own flying experience to enhance visitor enjoyment of the displays.

He even had one of the display planes named after him and still supports the museum 2-3 days a week.

He is one of the original members of the Branksome Park Community Speed Watch having swapped his aircraft weaponry for the handheld speed gun becoming a regular team member roadside. His flying experience has given him an edge in recognition skills, and he is a leader in identifying vehicle makes and models and using the NATO phonetics to call out registrations!

To recognise Chris' 90th and his contribution, the Speed Watch team presented him with gifts and cards at a live speed monitoring session in The Avenue. In a further surprise, Dorset Police Officers also attended and presented Chris with a plaque and certificate recognising his unique contribution to the local community.

Roy Pointer



This picture shows Chris with other members of the team at the roadside presentation.

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My turn as Attorney

Being asked to act as attorney, under a Lasting Power of Attorney, is a bit like being asked to act as executor.

A responsibility, and a vote of confidence in your abilities. But you hope, for the sake of the person giving it to you, that you do not have to exercise that duty. I had already been executor for friends and relations, no less than seven times. But never an Attorney. In the event, I was both, in comparatively quick succession, for an old school chum.

The forms to give Lasting Power of Attorney (LPA) are not 'rocket science'. If they were, I would not have downloaded them and guided my friend through the sequence which had to be followed. Unfortunately, he mislaid a page, and therefore decided to use a professional firm. He wanted both his daughter (whom my wife and I had known since a baby) and I to be able to help him should the need arise.

So, the first Really Useful Hint on an LPA is that two attorneys should act 'jointly and severally', (my original form) and not 'jointly' (the professional one).. The 'jointly and severally' means that either can take the necessary action (keeping the other informed, obviously.) 'Jointly' is exactly like running a three-legged race. Both are required to undertake each and every transaction together, and two signatures every time. Since we were more than an hour's journey apart, there was a lockdown and I'm 'vulnerable' ('Smile when you call me that') it was all a little difficult.

The attorneys start to act in place of the donor, when the donor no longer has 'the capacity' to act.. This is a medical decision, undertaken by a health professional. Sadly, this is increasingly common at some stage in dementia. Dementia was not



my friend's affliction. But previous damage to his pre-frontal lobe meant, a deteriorating condition so he was no longer capable to make the right decisions.. Fortunately I was able to access his psychiatrist's report showing that he needed an attorney to act for him.

My friend was convinced that he was still capable. Unfortunately, so was his bank; a well-known Building Society.. Being 'on your side' should not have extended to his actions, because of him lacking capacity. They continued to follow his instructions over the phone, and to let him use his bank card. At his request, bank statements were sent to him at his nursing home address.

This was despite them having seen and acknowledged the LPA, and the psychiatrist's report. They allowed us to operate, with both signatures (itself a complexity in lockdown). But there was little point while he had control and continued to make unwise and occasionally catastrophic decisions.

We complained, of course. It was evident from their response that they'd failed to understand the enormity of their incompetence. We then complained to the Ombudsman. Straightforward, because I had copies of everything, so easy enough to provide details of the whole sorry saga. Then Building Society asked me to go

through the bank account, as they were not apparently competent to identify their own mistakes. You would think that the most primitive record keeping could distinguish between a withdrawal made with two signatures, and one using a card (forbidden to the attorneys.)

The Ombudsman's office found in our favour, and put proposals to the Building Society in March. This was completely ignored by them. Consequently, the complaint joined the queue for a formal determination. On 17th August ruled on the case awarding over £1,000 This was also completely ignored. At time of writing, refund of monies paid out in error, plus compensation, remains unpaid

The Ombudsman is adjudicator, not an enforcer. This is not to denigrate the work of the Ombudsman's office, resolving most disputes by an impartial ruling which works for both sides. Decisions are published by the Ombudsman. This story is a superficial overview, removing as far as possible identifying detail. However, once published, interested readers can have more explicit detail.

Acting as attorney, the last favour for a friend, was worthwhile despite, or rather because it was a difficult journey

David Reeves

Canford Cliffs Library Conservatory Community Room Expansion – an FCCL update

So just why is there scaffolding around what Bill Bryson in his bestseller *The Road to Little Dribbling* calls 'a lovely little library' – a building of historical interest housing Canford Cliffs Library which serves as a community hub and provides library services for those locally and afar?

The activity is all part of getting organised to start on the project to expand the conservatory community room at the library, which will be some 90 percent larger when completed. The architectural design by Neil Richard faithfully follows expanding the existing design, and with Cube Design finalising the detailed schedule of works, the Construction Works Team of BCP Council-part of Building Maintenance & Housing led by Max Creed Principal Construction Manager, Construction, will undertake the project led by Gillian Glutz Client Project Manager Housing, BCP Council.

The project follows a sustained effort and fund raising by the Friends of Canford Cliffs Library focussed the last seven years which garnered significant support from our local councillors, the community, the BPCRA, Canford Cliffs Land Society and Poole Maritime Society. The award of Community Infrastructure Levy funds by BCP Council has enabled the project – delayed by covid – to proceed.

The design of the conservatory first built in 1933 onto the existing library closely matched the windows and stonework of the existing building and the



enlargement will look the same, incorporating various stonework and windows re-used from the current conservatory. In 2022 it is much more complex to meet building regulations, and indeed health and safety regulations on how the project is carried out are far more complex than the simplicity when building some ninety years ago!

The resulting community conservatory room will also be accessible for the less able with a new ramp and doorway into the room entering from the garden walkway outside the library. The greater size resulting

will enable both the FCCL and other community groups to have the room to meet, while also providing the library with an enhanced source of revenue at last able to let out the room with sufficient size for meetings and gatherings not possible before. The Edwardian designed garden with its lovely sunken pond will be closed until the completion of the project, and we look forward to celebrating completion in the New Year.

Richard Phillips
Chairman
Friends of Canford Cliffs Library
rmp@arcg.co.uk

A bit of history- Chines-Promenade-Simpsons Folly

Canford Cliffs Chine has in the past been referred to as Bitman's or Billman's Chine, Sugar Loaf Chine and Smugglers Chine and Flaghead by the name of Beacon Chines- a mid 1760s map by Isaac Taylor shows a beacon or observation post symbol here.



order to complete the building of the promenade there was a large pile of rubble called Simpson's Folly. These remains provided a focal point on the beach between Flaghead Chine and Shore Road.

The property was one of the first to be constructed of concrete and Captain Simpson built his house as near as possible to the sea; unfortunately, after only five days in residence a southerly gale sprang up and washed away the foundations leaving the building unsafe. The folly was initially blown up in 1890 by Poole Corporation workmen using 108 pounds of gunpowder and the resulting pile of rubble provided an ideal playground for generations of children. It had been hoped to preserve the Folly as an historical monument but this was not feasible and the promenade now covers the site on which it once stood.

Based on Looking Back at Canford Cliffs with kind permission of Iris Morris.

In 1992 controversy arose with regard to the 1920s beach huts in the Chine, many of them had been allowed to fall into disrepair because the Council had planned to remove them, but a successful plan campaign was launched and a number of huts were allowed to remain.

The owner of the Canford Cliffs Hotel (destroyed by incendiary bombs in April 1941) built a 'Martello Tower' on the top of the Chine for his own use as a smoking room, the design imitated a Martello Invasion Fort. After a few years it became a casualty of cliff erosion and ended up on the beach as a pile of rubble.

A Mr Ronald Pratt remembers the building of the sea wall and the zig zag path down to the beach from Cliff Drive in the early 1930s. Evidently the construction involved the installing of chutes down which construction material was passed to the beach. There are memories of

night watchmen and braziers and steam hammers being used to drive in steel shutters for the retaining walls of the promenade. During construction a man committed suicide in the sea and Ronald Pratt remembers all the police and ambulance activity and the stretcher with the body being brought up the chine-with a bowler hat on top.

Until the remains were blown up and cleared in the early 1960s in



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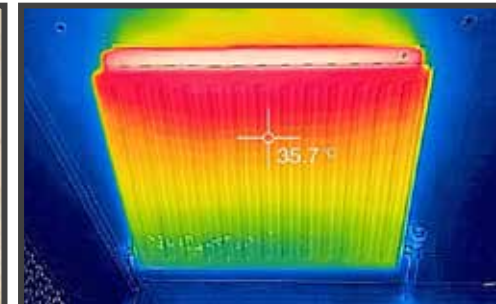


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The Aims and Objectives of the Association

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's so easy to join, just follow these four steps to pay your annual fee of £5.00 per household:

1. Make your Standing Order payment to Branksome Park & Canford Cliffs Residents' Association
2. Barclays: Sort Code: 20-11-39: Account Number: 00201804
3. It is particularly important to provide your name and Postcode for the payment reference.
4. Email your name, address, telephone number to the Association's Membership Secretary <parkinmt@yahoo.com>



Or, pay through PayPal
<<https://www.pinesandchines.co.uk/paypal-membership-form/>>

Or, complete the application form below and the STO mandate opposite then return them to Mike Parkin at The Parish Office, Branksome St Aldhelm Centre, 401 Poole Road, Poole, BH12 1AD.

Name

Address

.....

.....

.....

Post Code Tel No:

Email

We look forward to receiving your application.

Contact will only be made by members of the Executive 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.

The Association registered with the Information Commissioners Office and adheres to the Data Protection Act.

*Contact the membership secretary for further information.

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

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Signature	
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A reflection on change

The King and Queen

On 8th September we all experienced a profound loss, as we heard of the news of our late Queen's death. Even though we knew that it was, like our own deaths, inevitable it nevertheless came as a shock.



Flags were quickly flown at half mast, condolence books were put out and we went into a time of collective grief. Most of the population, on the 19th September, then watched, or listened to the most glorious of funerals on a lovely sunny day, as operation London Bridge (the code name for the Queen's funeral planning) kicked into action for one of the most prepared events in our nation's history. And the good Lord blessed her and us with good weather. Remember our Queen was also the world's Queen.



Whatever your views of the monarchy, her Majesty served as a good example of duty, service and commitment to the cause. The cause of continuity, keep calm and carry on, stability amidst, ever shifting sands and yet she like many of her generation embraced new technology and change. Although sometimes seen as being old fashioned, and slow to change her household in fact, the monarchy, have changed and adapted over her reign. Many of the things that changed during her reign will not be likely to return, such as the Royal Yacht



Britannia and the use of the Royal train. As a society and nation we have become more diverse, more international, multi-faith and more pluralistic.

And yet the one thing that didn't change was her proclamation of her faith in Jesus. She often referred to it in her Christmas messages. It was Christ, who was her source of strength and example. Her family, like perhaps our own, or those around us, experienced the stuff of life, divorce, death and disaster, along with scandals spread across the



world media. In those times, she often referred to Jesus as her source of comfort and solice. As the Supreme Governor of the Church of England she had a distinctive role, anointed on her Coronation day back in 1953, set apart and different from being a wife, mother, grandmother, great grandmother and Queen to many in the world.

In September in the space of a week, we had a change from Queen to King, as well as prime minister. Whether or not we are royalists (anti or pro the monarchy) or believers in Jesus, agnostics or atheists, we have a new King. King Charles III, who has spent a long time waiting and being prepared for this role and this time. His reign will not be as long and whatever our misgivings, or hopes, it is my firm belief that in the same way that our God, is a God of second chances, we need to give him our support and a second chance, forget his past mistakes. We should look forward to his reign, with hope in our hearts for a better future. In the same way that the Queen shook many a hand of those she might have disagreed with in private, she showed grace and acceptance in public. She, like Jesus, embraced all, as part of her public duties. Change is not easy for anybody

"She often referred to Jesus as her source of comfort and solice. As the Supreme Governor of the Church of England she had a distinctive role, anointed on her Coronation day back in 1953, set apart and different from being a wife, mother, grandmother, great grandmother and Queen to many in the world".

but it is something that we have to go through. In the nine years that I have now been living in this area, much has changed and yet much has stayed the same. Take for example the way we handle money, in our increasingly cash less society, we have seen on the High Street in Canford cliffs the disappearance of all the banks. But surely when the first notes with King Charles arrive, we will be keen to see what they look like.

So whilst many wish our relationship with money to be digital, for ease and simplicity, the physical will have its place. The Covid pandemic had a profound effect on our society and interactions. And yet surely one of the nicest things, when it ended was being able to be physically present, with people again. The basics in life don't really change. The best things in life are often free ...love, joy, laughter, celebrations, a sunrise or sunset, the lapping waves of the sea bringing peace. In this time of change may you know the unchanging God, His peace and presence in Jesus. Amen.

Rev'd Charlie Boyle

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Worth a look

My quirky Poetry Book
by Sylvia Wilson

Below is a small selection of poems from 'Worth a Look'. The poetry book contains over 100 original poems.

To get hold of your copy please contact
Alan Wilson
alansw2@talktalk.net

Magnolia

*Not too many of us will know,
Magnolia were around a very
long time ago.*

*A great survivor of the dinosaur
era,
When 95 million years ago was
a very scary period!*

*With a widespread family of
over 200 shrubs and trees,
Pollinated by winged beetles.
There were no bees.*

*Bearing flowers in pastel
shades including yellowy gold,
Beloved of gardeners around the
globe.*

*Tulip trees as they are popularly
known,
Numerous hybrid varieties have
been grown.*

*Specimen trees can grow to 70
feet tall,
Best not to plant one next to your
wall!*

*Blooming forth when it's less
cold,
A springtime beauty. A joy to
behold.*

Old Harry

*Harry Paye, the Poole pirate,
sailed the open seas,
He needed a good favourable
wind to catch the enemy.*

*Plundering the French and
Spanish ships was his aim,
Now there are local rocks said
to bear his name.*

*Close by he hid the treasure-
trove booty,
Taken from the foreign boats he
had looted.*

*Old Harry and his wife can be
found off Handfast Point today,
Sadly his first wife eroded away.*

*Relatives also left stranded a
long time ago, remain in sight,
Their address is The Needles, Isle
of Wight.*

*Lets pull on our heart-strings one
more time my friend,
Hoist the mainsail lads. May our
journey never end!*

A Rainy Day

*Dark grey clouds are rolling in,
Expect the rain will soon begin.*

*Pitter-patter on the windowpane,
It has started to rain.*

*Garden plants love lots of
showers,
Helps them bloom with colourful
flowers.*

*Umbrella in hand and scarf on
my head,
Dashing to the shops to buy some
bread.*

*To cheer myself up, bought a
chocolate cake,
Will enjoy a slice in my coffee
break.*

*My dog's walk may have to wait,
Till the sun is shinning on the
garden gate!*



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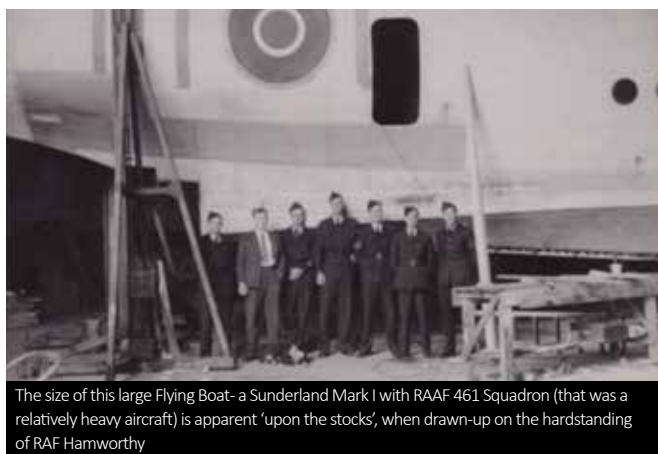
RAF Hamworthy 80th. Anniversary Special

Part One: "Astonishing Stories of RAAF 461 Squadron at Poole"

461's Tour of Duty was bookended by two extraordinary events, with astonishing stories of survival:

In one of the first RAF Coastal Command ops from Poole Harbour involving a Sunderland Flying Boat, an aircrew of RAAF 461 Sqdn., in UT-K, was airborne from the locality- Lake Base of RAF Hamworthy very early on Thursday 3rd. Sept. at 0150 hours - designated for convoy escort in the S.W. Approaches. After a 45 min. flight to RAF Mount Batten, the captain Fred Manger and some of the crew transferred from 'K for Katie' (which was shuttling crews back & forth), to another Sunderland UT-C; 'C for Charlie' that was scheduled to proceed with the mission, due eventually to reach Gibraltar- to refuel & return. Charlie was also identifiable by the registration T9111 from the manufacturer Blackburns (Dumbarton).

The still fledgling Squadron, which had been formed at RAF Mount Batten in Plymouth on Anzac Day,



The size of this large Flying Boat- a Sunderland Mark I with RAAF 461 Squadron (that was a relatively heavy aircraft) is apparent 'upon the stocks', when drawn-up on the hardstanding of RAF Hamworthy

in that year on the 25th. April (from the quickly expanding RAAF 10 Squadron), was allocated to Poole. At the beginning of Sept. 2 Officers along with 130 other ranks with heavy baggage had arrived at the nearest station of Hamworthy Junction by special train, whilst a convoy which included 2 Queen Mary Transporters bringing some frames, parts and

other equipment made a way to the Lake Shore locality, The remainder, including most of the aircrews, flew-in directly from Plymouth Sound to Poole Harbour. It's noted that on arrival the operational strength of the Squadron was 7 Sunderlands with 6 serviceable.

Facilities at Poole had been hurriedly put together/sorted-out, and were certainly 'ad hoc' at the outset ! {Yet within the course of a year RAF Hamworthy despite the lack of a hangar, would be extolled as being exemplary, by Coastal Command, in serving as an example for visiting VIPs, of a Station's good practice.}

Just 4 hours out from Mount Batten on its mission, 'C for Charlie' encountered deteriorating weather... In poor visibility, this aircraft flew directly into severe turbulence associated with a huge Thunderstorm. There was blinding rain, within an increasing updraught, which

challenged the 2nd. Pilot Phil Davenport, who had taken over control, when his captain Fred had gone to 'the dunny' (Australian slang for the loo). There was a horrific surge upwards which Phil tried to counter by pushing the aircraft's nose downwards.

Fred mercifully managed to get back to the controls just before Charlie passed through the thorn's core, without time to readjust the angle of Charlie and the speed, the terrifying result was an inevitable stall! Despite heroic efforts Charlie was forced into looping the loop. Everything went completely topsy-turvy: The crew hung on upside down, with contents flying around- even kitchen utensils + navigational charts. *Fighting to upright the very heavy Sunderland, miraculously one-by-one the four engines kicked in again!*

With an urgent need to secure all, restore order & check-out Charlie, the only option was to return home, so Navigator Donald Kennedy, skilfully plotted a course for Plymouth... and for Poole to arrive on the 5th..

The majority of the 11 aircrew would stay together, continuing in the main with Charlie to March 1943- with almost 2 dozen missions having been successfully completed within this critical period during WW2. These ops focussed on both Anti-Submarine & Anti-Shipping Patrols, along with the Escorting of Convoys. A further type of effort was the combined op to 'Flood' a zone with radar transmissions for a week or so, from multiple aircraft, to deter the increasing U-boat menace, by forcing them to submerge more often...This disrupted their transit from the occupied French Ports, across the Bay of Biscay, out into the Atlantic.

Taking part in this initiative of an 'A-S Flood', on the 21st. March 1943, C for Charlie taxied to the runway in the Parkstone Channel (then the shipping lane of Poole Harbour) from the 'holding moorings' nearby. The Sunderland had been prepared at the Lake Shore Base of RAF Hamworthy ~ and now was observed by the Signaller and other Officers on watch, from the balcony of newly instated Salterns Flying Boat HQ. Circa 9pm, when a flight-path was lit by flares secured to dinghies in a line + with the RAF upwind launch and a crash tender in attendance, Charlie headed southwards into a steady onshore breeze for an uplift.

Towards potential life threatening encounters with the enemy fighter (Junkers 88s) and/or severe storms.

Then disaster struck... Instead of the flight to Biscay, Charlie slewed to the left with the port-wing dipped. On that side a propellor loss caused Charlie to head towards Salterns Mole before hitting sand/mud flats. These caused Charlie to break in two. Thankfully rescuers were able to reach the essentially uninjured crew ! There was a quick evacuation as Charlie remained fully armed with explosives as aviation fuel

gushed out. The crew had been horrified that the accident could have ended fatally in the aircraft striking a stone pier: In the following dawn, this was seen to be the remaining lefthand-side of the imposing concrete seawall- that once divided Salterns Marsh & the Blue Lagoon from the Harbour, until breeched by a stick of bombs. *[Bombs had straddled the Lilliput area of Poole with Salterns and Flying Boat Moorings, on 11th. May 1941, which had damaged BOAC's Flying Boat Guba + sank the Maia - used for shuttle services to Foynes, Eire.]*

C for Charlie was a forlorn sight, a complete write-off; though parts were salvaged to repair other aircraft. After the 2 extraordinary incidents with Charlie, Fred Manger (total 46 ops), Phil D. (30) and Donald K. (31) continued on 461 Squadron- when next at RAF Pembroke Dock, S. Wales (after leaving RAF Hamworthy), along with lots more 'life-shaping' experiences, eventually returned to Australia having survived the War... *Whereas 83 of their comrades on 461 were lost; inc. 22 allocated to RAF Hamworthy (Sept. '42 + Jan. '43).*

Aimée Alexander the PFBC Trustee i/c Projects
Article dedicated to the Service of P.O. Donald Hartley Kennedy



C for Chortle Looping the Loop- everything went Topsy Turvy! Left: Imagine how very difficult it was for the two Pilots Right: Whilst Navigator Kennedy had an almost impossible task!



One of RAAF 461 Squadron's Sunderlands built by Blackburn Co. Dumbarton as T9111 with the Squadron code UT-C & call sign Cfor Charlie, written-off at Poole 21.03.1943

How well do you know your local area?

See how many of these local sights you can identify.



1



2



3



4



5



6



7



8



9



10

For answers
please see
page 34



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Practical Guidance for Boundary Disputes

Andrew Carswell is a partner specialising in Civil Litigation at Trethowans. He explains some of the issues involving boundary disputes.

Boundary disputes are unfortunately one of the areas in which members of the public, who generally avoid legal disputes, can get involved and sometimes through no fault of their own, let alone choice. They have quite a bad name and in many cases rightly so, although it need not always be a major or insurmountable problem.

In an ideal world land boundaries will be clear and neighbours should rarely have reason to question them, let alone disagree. The best practical guidance that can be given to anyone who has an issue with a neighbouring boundary is to approach it carefully and with courtesy for the neighbour. Often a quick chat will be sufficient, particularly if you are planning to do some work near the boundary, such as trimming hedges or lopping overhanging branches of trees. It is different in the case of building work where your surveyor or architect may advise

notices to be served under Party Wall Legislation. A chat may lead to further discussion. Some reassurance may be required or a sharing of the costs. In other cases, some documents may need to be considered and in the more complicated cases, a surveyor consulted. If discussion can take place leading to agreement then essentially you have avoided a dispute. Unfortunately though, some disputes can arise.

Where legal advice is sought it is normally best to make an assessment of the boundary before any action is taken. The first port of call is normally the "Deeds" (Land Registry plan and other documents where available), with photographs and visits to the property. That said, where there is a significant dispute often a Land Surveyor will need to be involved to plot features on the ground and express an opinion of where the boundary may lie, having regard to various presumptions.

It is a large subject which can throw up some interesting issues. Sometimes "T marks" are helpful. Then there is the so called "hedge and ditch" presumption (normally applicable to the countryside rather than town). There can be issues of adverse possession where somebody has occupied and fenced off land for many years. The memory of individuals cannot be underestimated either and sometimes it can be necessary to take statements from people who can remember how land has been used over the years.

It is very rare for boundary disputes to end up in Court. Sometimes the Land Registry can assist, including the determination of a boundary. The Tribunal procedure can adjudicate. Mediation is always a good idea in disputes, which is obviously a sensible alternative to litigation. Court proceedings should only be issued as a last resort.

In cases where disputes cannot be resolved between individuals, solicitors will often have to become involved and as ever it pays to take legal advice at the right time, certainly before matters become too entrenched. My advice? It's a bit like a green traffic signal- proceed with caution!

Andrew Carswell
Trethowans LLP, Solicitors.



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20 QUESTIONS

Continuing to test your local knowledge

1. Where was the original entrance gate to Branksome Towers moved to?
2. What Is the name of R.L. Stevenson's house In Westbourne?
3. Why was it given that name?
4. When was All Saints Church built?
5. Where did Marconi live on Sandbanks?
6. Which two famous books did R.L Stevenson write while In Westbourne?
7. Where can you find an old Sandbanks Ferry?
8. What is it now being used for?
9. In which decade did Poole Park originally open?
10. Where on our sea front can you see a fossilised tree?
11. Where did Tolkien live in our area?
12. What are the names of the two houses now built on that site?
13. When was Westbourne Arcade built?
14. Name two other Arcades in the BCP area.
15. Where is there a water tower near Bournemouth town centre?
16. Which beach had 5 houses built on it?
17. What was the project called?
18. Where can you find a "literary" lion in Branksome Park?
19. Who are "Beryl" bikes named after?
20. Where was the western entrance to Branksome Towers?

**HAVE YOU GOT THEM ALL
CORRECT?**

Answers on page 8

Answers to Picture Quiz page 30

- | | |
|---|---|
| 1. Packe family mausoleum, Branksome Dene Chine | 6 The Italian Villa, Compton Acres |
| 2 Branksome Chine restaurant | 7 43 Cliff Drive, Canford Cliffs |
| 3 Martello Road, Canford Cliffs | 8 Canford Cliffs library |
| 4 Shore Road | 9 Pedestrian entrance to Cerne Abbas, The Avenue |
| 5 Beach near Canford Cliffs Chine | 10 Cabins at The Canford, Ravine Road, Canford Cliffs |

The curse of Branksome Park

Hark, hark,
The curse of Branksome Park-
NOISE, NOISE
From all those big boys' toys.

Demolition sites, rebuilding sites,
They all add to this daily blight.
Heavy lorries, loads of vans
- the biggest building site in the land?

Motorbikes and big flash cars
Accelerating far too loud.
That's an anti-social crime,
you know,
Even the police acknowledge so.

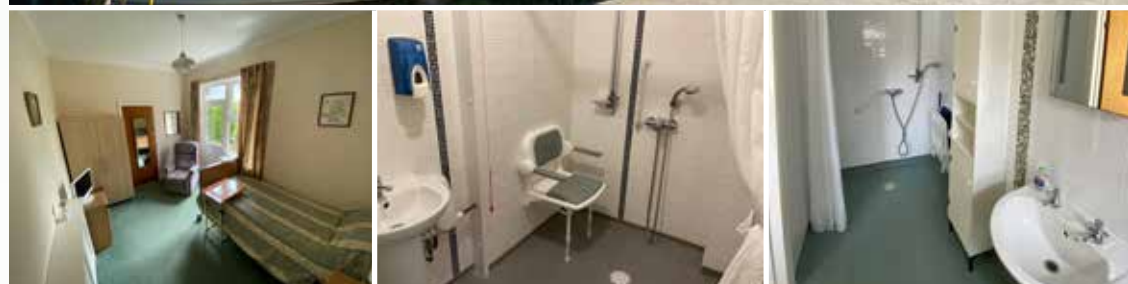
Now don't get me started on
"gardeners"
Blasting the air and grating
our nerves.
Even blowing leaves from
under a shrub-
Sorry ground feeders – there
goes your grub!
The daily blast is disturbing
our peace,
Being in one's garden is no
longer a treat.
Buy a broom, use a rake,
But please, please, just give
us a break!

So:
Drivers, house owners and
developers,
Creating the din that
envelopes us,
Calm it down, leave us be,
Is all this noise
Really necessary?

Barbara Bamford,
Branksome Park

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Smile-a-while

"Poor old fool," thought the well-dressed gentleman as he watched an old man fish in a puddle outside a pub. So he invited the old man inside for a drink.

As they sipped their whiskeys, the gentleman thought he'd humour the old man and asked, "So how many have you caught today?"

The old man replied, "You're the eighth."

Two lawyers walk into a pub. They order a couple of drinks and take their sandwiches out of their briefcases and then they begin to eat them.

Seeing this, the angry publican exclaims, "Excuse me, but you can't eat your own sandwiches in here!"

The two lawyers look at each other, shrug their shoulders, then exchange sandwiches.

And here are some classic one-liners

1. What kind of exercise do lazy people do? Diddy-squats.
2. What do you call a pony with a cough? A little horse!
3. Why did the M&M go to school? He wanted to be a Smartie.
4. What did one traffic light say to the other? Stop looking at me, I'm changing!
5. What do you call bears with no ears? B.
6. What's a foot long and slippery? A slipper!
7. Why do French people eat snails? They don't like fast food!
8. I invented a new word today: Plagiarism.
9. How does a rabbi make coffee? Hebrews it!
10. Rest in peace boiling water. You will be mist!
11. How do you throw a space party? You planet!
12. I hate Russian dolls... they're so full of themselves!
13. Talk is cheap? Have you ever talked to a lawyer?
14. Why did the gym close down? It just didn't work out!
15. Two artists had an art contest. It ended in a draw!
16. A plateau is the highest form of flattery.
17. I have a fear of speed bumps. But I am slowly getting over it.
18. You can only get spoiled milk from a pampered cow.

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- Paul Andrews



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Balcombe Road	Dover Road/Close	Newton Road
Branksome Towers	Eaton Road	Oratory Gardens
Brudenell Ave	Elgin Road	Ormonde Road
Brudenell Road	Elmstead Road	Overlinks Drive
Buccleuch Road	Ettrick Road	Pine Drive
Burton Road	Flaghead Road	Pinewood Road
Bury Road	Forest Road	Ravine Road
Canford Cliffs Ave	Frankland Cres	Sandbourne Road
Canford Cliffs Road (Even Nos)	Haig Avenue	Spencer Road
Canford Cliffs Road (Odd Nos. 3-67)	Haven Road	Spur Hill Ave
Canford Cliffs Road (Odd Nos. 69-99)	Lakeside Road	St Aldhelms Close
Canford Cres	Lawrence Drive	St Aldhelms Road
Cassel Ave	Leicester Rd	St Clair Road
Chaddesley Glen	Lindsay Road	The Avenue
Chaddesley Pine	Links Road	Tower Road
Chaddesley Wood Road	Links View Avenue	Tower Road West
Chaucer Road	Imbrecourt	Ventry Close
Chester Rd	Macandrew Road	Western Avenue
Chesterfield Close	Martello Park	Western Road
Cliff Drive	Martello Road	Westminster Road
Clifton Road	Martello Road South	Westminster Road East
Compton Avenue	Maxwell Road	Widdicombe Ave
Compton Drive	Moorfields Road	Wilderton Road
Compton Gardens	Mornish Road	Wilderton Road West
Dalkeith Road	Motcombe Road	
De Mauley Road	Nairn Road	

Councillors

Canford Cliffs Ward (which includes Branksome Park).

May Haines	c/o BCP Council Civic Centre, Bourne Avenue, Bournemouth BH2 6DK Email: may.haines@bcpcouncil.gov.uk
Mohan Iyengar	c/o BCP Council Civic Centre, Bourne Avenue, Bournemouth BH2 6DY Tel: 07887 684 174 Email: mohan.iyengar@bcpcouncil.gov.uk

Penn Hill Ward.

Bryan Dion	c.o BCP Council Civic Centre, Bourne Avenue, Bournemouth BH2 6DY Email: Bryan.Dion@bcpcouncil.gov.uk
Tony O'Neill	c/o BCP Council Civic Centre, Bourne Avenue, Bournemouth BH2 6DY 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
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Police & Crime Commissioner for Dorset

David Sidwick	www.dorset.pcc.police.uk
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