

**Newsletter No. 49 – November 2018**  
**Cerne Abbas Residents' Association (CARA Ltd.)**

**1. CARA Council Members - 2018**

The current elected CARA Council members are listed below. Should you have any issues of concern, please feel free to contact any of the following:

Chris Lamb	Chairman	No 11
Amanda Leeding	Member	No 54
David Kendrick	Member	No 17
Elizabeth (Betty) Porter	Member	No. 41
Ian White	Dep. Chair	No 59
Jacqui Higgins	Member	No 7
John Vivian	Dep. Chair	No. 1
John Wardle	Member	No. 2

Unfortunately Chris Kelu resigned his position for personal reasons. We wish him well and hope that he might re-join us at a suitable time in the future. Since the AGM, we have met twice; on the 8th Sept. and 10th Nov. Chairmanship according to availability has been shared between Chris Lamb, Ian White and John Vivian. We meet again on the 12th January 2019.

**2. Maintenance**

The South border fence was reinforced with a few concrete posts and some panels have been repaired. Falling fence panels along the North boundary were repaired last week.

**3. General Information**

Keep everything clean and tidy. The six-monthly management Inspections will give you a pointer as to what to look out for, see item 5 below. We encourage all Phase 1 owners to take up the recommendation to have their house stonework cleaned.

Owners having work done by contractors should inform them of our speed limits and the requirement to park properly (visitors parking or the turning circle), not on the road side. Keep up the good work on parking. The South of the estate has 4 visitor places for half the estate i.e. 29 properties so this is important. The majority are now following the rules of:

- Residents' cars should be parked in garages, on driveways or at the entrance turning circle. The other short term parking areas around the site are for the use of visitors.
- Residents may use visitor parking if a visitor uses your driveway.

The speed limit is 10 mph – slower with limited visibility, cyclists and children.

Ensure you and your children are considerate of others when enjoying the estate and playing in the gardens.

If you believe that you are being inconvenienced by the actions of another owner or tenant, then you should first raise the issue with the person concerned. Almost all such issues can be resolved by reasonable discussion and goodwill from the parties involved. If *repeated attempts to resolve* the issue fail then you can inform any member of your CARA committee, with the *relevant details and dates*, so that further action can be considered and taken where necessary.

#### **4. The gardens.**

The trees and shrubs have been pruned or felled in line with the Tree Survey of 2017. The Beech trees in Phase two were to be trimmed but the Poole Tree Protection Officer did not give permission. Two new trees will be purchased to replace those which had to be felled. Some trimming of Rhododendrons will be carried out by our gardeners.

We are developing a vision and rough plans for the next 5 years both for the gardens and the trees. The Vision is aspirational and relates to the appearance. The Plans are the practical stuff, size, shape, location and type of plants and trees. This is not set in tablets of stone and more of a guideline. A draft will be circulated in advance of the next AGM.

The volunteer residents of the gardening club meet the second Sunday of each month at 2pm in Phase 1 gardens. Please join them if you wish to volunteer your labour and ideas; if you want to contribute cash for plants make contact with Daren Pask the club leader, No 18.

The composting bins are along the Tower Road West boundary near the gate. Please remember that successful composting requires that we follow the rules set out below. Anything added to the bins must be broken apart into small pieces. We add the contents of the bins as a top dressing to the gardens, so no root balls or whole tea bags please!

Items to compost are:

- Fruit and Vegetables peelings
- Rotten Fruit and Vegetables - please chop up before adding
- Coffee grounds
- Tea bags/tea leaves - tea bags must be split open
- Egg shells - broken up
- Dead flowers - cut up
- Old bedding plants - cut up
- Old compost from pots and containers – but please break up and spread out when adding to the heap
- Shrub prunings - must be cut up small or, if too big, may be placed in a neat pile next to the compost bins so they can be shredded and then added to the compost.

Items **not** to be added:

- Any cooked food such as fruit, vegetables, meat, bones etc.
- Any bread/baked items or dairy products
- Cardboard or shredded paper
- Perennial weeds e.g. dandelion
- Root balls from plants or shrubs etc.

#### **5. Management Agent's Inspections**

These inspections are carried out in the spring and autumn. They follow the covenants, rules and regulations governing the estate. Findings are reported on a scale of 1 to 10 with 7 and above requiring action by either CARA Council or individual house owners. Frequent actions relate to the external appearance of stonework particularly in Phase 1. Consequently CARA Council has sought out an external stone cleaning company for Phase 1 houses. Detailed information about how to engage this contractor and the cost you can expect to pay is in the recent circular distributed by Ian White. The proposed timing of the Phase 1 external cleaning exercise is the first week in December. We have secured a bulk discount of 10% for 15 or more homes. Should any Phase 2 home owner require external cleaning activities and can accommodate this timeframe please contact Ian White who can liaise with Lilliput External Cleaning.

You will be pleased to read that it is now acceptable to have hanging baskets by front doors and pot plants on the front steps as well as shrubs and bushes growing up patio fencing. House numbers should be easily seen and numbers and door furniture should be the same or similar to the original. Small variations in the exact brown colour of rear fences are to be expected and accepted; a completely different colour should be avoided. Patios extend to the drop down to the common grassed areas and pots, planters and other garden items (including Buddhas and birdbaths) on the ledge outside fences or on the patio steps are all acceptable

## **6. Safety and Security**

CARA is a member of the local Neighborhood Watch scheme, Ray Wylde (No. 21) is CARA's contact with the scheme. The Dorset Police Newsletter is received and distributed by Ray who uses his discretion as to which of the frequent newsletters may be of interest to our residents.

## **7. The Final Word...**

Thank you all for being an engaged member of CARA and in particular those who contribute freely to the upkeep and running of Cerne Abbas. This is another period of congenial and inclusive residence, with the emphasis on a positive and considerate environment for all. As noted at the AGM we should all continue to strive for a Cerne Abbas which is vibrant, prestigious, and an inclusive place to live; with attractive public spaces across the estate, open spaces suitable for all, and desirable well maintained buildings equal in value to others in the area. Our aim is to ensure that houses and estate infrastructure are maintained to preserve functionality and aesthetics.

Chris Lamb on behalf of CARA Council

Chairman, CARA Ltd.