



## News from The Trustees

2018 has proved to be an interesting year to be a trustee, during which I believe we have made considerable progress and put in place a number of significant improvements to the way DPML operates and supports our collective objective of enhancing this wonderful place we all live in.

Since the AGM in September, we have seen the biggest change in the make-up of the board of trustees for many years with three new residents taking up their roles. I personally welcome them on-board and hope that you, the residents support us all through the inevitable transitional period. The AGM was in parts, an interesting (or should I say difficult) meeting, but I believe we are now in a position to move forward with enthusiasm and confidence.

As the year has progressed, the trustees have identified with the need to interact and work more directly with plot holders on important decisions and where necessary we are encouraging residents to become more actively involved and openly share their opinions/concerns.

Additionally, over the last few months since the SGM in May, we have spent considerable time following through our promise of reviewing the Gardening Services provided to the Park and looking at solutions to support the provision of a better service for all. We have created a small working group of residents who are assisting the estate manager and the trustees in identifying working schedules for the different seasons and advising on what activities and services we need to provide. We have already started to publish regular working schedules and updates, but in the near future, we expect to expand this by providing more details in the form of a gardening news page on the website.

I am also pleased to advise, that we have now held our first meeting of the new group put together at the suggestion from the AGM, to look at the two resolutions concerning the "byelaws/community group framework" and the "usage/rental of all our facilities" (including the use of the lodge). I am confident that we now have a knowledgeable team of people, with a diverse cross section of opinions who will ensure that the best interests of the Park are fully upheld, whilst appreciating our longer-term needs. I thank them in advance for their contribution.

Finally, as the festive season approaches I wish you all a happy and very merry Christmas and would once again like to thank all the volunteers who continually help contribute to the welfare of the Park and its residents, often working tirelessly without recognition. Without them, the estate would be a poorer place to live, so once again a big thank you from both the trustees and the staff of DPML.

Paul German  
Chair DPML



## Mobile Library Visits

The Mobile Library stops at: Delamere Park Community Centre, 10:10am – 10:25am

Friday (3 week cycle), future dates are:  
14<sup>th</sup> Dec / 4<sup>th</sup> & 25<sup>th</sup> Jan / 15<sup>th</sup> Feb / 8<sup>th</sup> Mar.

## Park Events for your diary

- Sunday 2<sup>nd</sup> December ~ Children's Christmas Party
- Friday 7<sup>th</sup> December ~ Karaoke Night in the Bar
- Friday 21<sup>st</sup> December ~ DP. Carol Service
- Monday 31<sup>st</sup> December ~ New Year's Eve (Disco)
- Sunday 13<sup>th</sup> January ~ The Big Breakfast
- Saturday 26<sup>th</sup> January ~ Burn's Night Supper
- Saturday 2<sup>nd</sup> February ~ Race Night
- Saturday 16<sup>th</sup> March ~ St. Patrick's Night Ceilidh

More details of events will be available nearer the date via email and will be displayed on the Clubhouse notice board, tickets available from Reception when required.



## Santa Claus is coming to Delamere Park

**Ho! Ho! Ho!**

Santa Claus is coming to Delamere Park on Wednesday 12th December from 6.00 p.m. with Delamere Forest 41 Club who will be collecting for the local charities – St Lukes Hospice and The Joshua Tree.

Please make a note in your diaries so the children, and you, can meet Santa.

## Delamere Park Carol Service

Delamere Park Carol Service will be held on Friday, 21 December at 7.30pm in the Park Room. The Service will be conducted by the Revd Hilary Merrington, Associate Vicar at St John's Church, Norley, as the Revd. Peter Rugen has moved to a new parish. There will be light refreshment at the end of the Service. A collection will be taken, monies raised going to a charity of the church's choice.

We understand that some residents feel they cannot attend this Service because it is being held in the evening. If you know of anyone who would like to attend but feel they can't because of travel issues, could you please offer a taxi service. Just offer your neighbour a lift. Alternatively, if you know of someone but you can't help, please ring Barbara Smith on 888844.

**Come and join with family and friends at this lovely Service.**



## Bar Opening Hours

DAY	Date	HOURS	ACTIVITY	
Friday	21	December '18	Normal Hours	
Saturday	22		Normal Hours	
Sunday	23		Normal Hours	
Monday	24	Christmas Eve	18:00 - Midnight	
Tuesday	25	Christmas Day	Noon - 16:00	No Plot Draw
Wednesday	26	Boxing Day	Noon - 23:00	No Quiz
Thursday	27		18:00 - 23:00	
Friday	28		18:00 - 23:30	
Saturday	29		Noon - 23:00	
Sunday	30		Noon - 22:30	
Monday	31	New Year's Eve	18:00 - 01:00	
Tuesday	1	New Year's Day	Noon - 23:30	No Plot Draw
Wednesday	2	January '19	Return to Normal Hours	No Quiz
Thursday	3		Normal Hours	

## News from Estates Manager

I would like to update residents regarding recent maintenance issues. We have carried out a repair to the Burco boiler in the kitchen which is now functioning correctly.

We have repaired the car park lighting which is important as the dark evenings are now upon us. We have also had our main boilers serviced and all our emergency lights tested. Although these seem mundane things I do believe it is important to stay on top of our building maintenance issues and try where possible to deal with minor issues before they become major.

We have also recently undertaken a deep clean to the kitchen and extract unit and also to the changing rooms which I hope the users of these facilities will appreciate.

The Gardening Steering Group is meeting regularly and has been extremely helpful in putting together a Winter grounds maintenance programme which we update and mail out to you on a monthly basis. A copy of the monthly programme also appears on the club notice board. Hopefully this will help residents to be better informed regarding gardening matters.

On the website you will find a news update page which can be accessed via a link on the front page. Currently there is a message about leaf collection. Where possible we will use this to keep you better informed as recently I have had a number of residents commenting on the large number of emails sent out from the office.

The recent bonfire was a huge success and I would like to thank all the organisers and volunteers for making it so.

Other than that may I wish you a very happy Christmas and New Year from all the staff at DPML

Steve Hayes  
Estate Manager



## Bonfire Night Thanks

Many thanks to everyone involved in organising another successful Bonfire Night, once again the fireworks were spectacular.

Special thanks go to:

- The Gardeners
- The Bonfire team
- The Firework team
- The Bucket Collectors
- The Community Groups for donating raffle prizes

Thank you also to everyone who contributed to the bucket collection and bought raffle tickets and for the generous donation of £60 from the sale of hotdogs, we are pleased to report that the total sum raised on the night was £1335 which will be put towards the cost of next year's fireworks and a donation towards the Children's Christmas party.

## Coffee Mornings in the Clubhouse

On the first Thursday of each month (and on the third Monday in the winter months), many of our Community Groups host a Coffee Morning in turn, from 10.30 to 12.00. Do come along for a sociable chat with fellow Park residents. Contact Maria on 889728 for any further information.

Coffee mornings dates are:

6th and 17th December  
3rd and 21st January  
7th and 18th February



## Squirrels Pre-School

Thank you so much to the Gardening Club for their kind donation of spring bulbs and their continued support, it's very much appreciated.

If anyone is having a pre-Christmas clear out, any donations of Dress up clothes and barbies would be brilliant for the children. And any toys in good condition that you would like to see go to a good home. Please pop them in to Sam at Squirrels.

We are doing a raffle at Christmas, with some lovely prizes up for grabs. If anyone would like to buy raffle tickets, pop in to see Sam. There will be a list of prizes up at Squirrels and on the notice board in the Clubhouse. Tickets can be bought from Thursday 22nd November.

Don't forget Toddler group term time only Mondays 9.30-11.30am!

## Park PALs

We congratulated Barbara, Christine and Pam who were jointly awarded the Fitzsimmons Trophy at the AGM in September. Together they have certainly brightened up the lives of our 25 members and contributed to social life on the Park.

In September we went to the Riverside Restaurant to enjoy their Sunday Carvery lunch and in October a party revisited our favourite tearoom, the Bluebell Café at Barrow. There is a group going to 'The Spirit of Christmas' concert at Chester Cathedral.

A Christmas tea in the Clubhouse is planned with every member contributing something to the buffet. There will be games and a quiz. January will be cheered up with a Soup and Sandwich get together, again in the congenial atmosphere of the Clubhouse.

Feeling lonely? Come and join us. For more information please ring Barbara on 882533, Christine 301699 or Pam 889665.

## Mah Jongg



Just a reminder that this small group meet in the bar area at 1.30pm on second and last Thursday of the month. It is a very enjoyable afternoon for all.

Also on Thursday, 13th December, we will be holding our Christmas lunch in the Park Room after which we will play on a points basis with the winners being awarded with bottles of wine. What's not too like!

Interested? Ring 889665 or email [mahjongg@delamerepark.co.uk](mailto:mahjongg@delamerepark.co.uk)

## Indoor Bowls



Indoor Bowling started again in the Spring of this year. We meet every Tuesday at 8.00pm and bowl in the Park Room on our mat. It's a great game, no previous knowledge or experience is required. There are always bowls to play with so please do not think you cannot play because you haven't got any. Come along and enjoy a new hobby with new friends. There are no fees/costs.

Indoor bowling will continue in December and after the Christmas holiday we will resume on Tuesday 8th January. If you require any further information please phone Brenda on 01606 252655 or Marjorie on 01606 301847.



Hi everyone,

It is nearing the end of our 2018 gardening calendar and we report another very successful and entertaining year.

The hour has changed, the nights are darker earlier and the cold winds are blowing in but this time of year always creates lovely images in our gardens and the countryside.

Soon the garden will be white with either snow or the little snowdrop flowers which show their flower heads during January.

Then it will be back to the warmer months and the gardening calendar begins all over again.

This year ends with our AGM and Christmas Party on Monday 17th December.

The event is open for members and their guests only. Tickets are available at Reception at £5 members and £7 for guests and will start with the AGM at 7:30pm followed with our usual enjoyable party of food and wine.

Sunday 27th January 2019 from 3:00 – 5:00pm, we have scheduled to show the Gardening Club Holiday film which was to the Ely Flower festival and various places around the Lincoln area. Also refreshments will be served, so please come along, entry will be free.

January will start our enrolment for 2019 and is a good time to consider joining us for the year, so if you would like to come along to one of our meetings (initially as a visitor if you wish) then we will be pleased to see you in the Park Room for 8:00pm start.

Our annual fee is £8 for the full year's meetings. Includes access to discounted seeds and garden sundries plus our two annual parties, and arranged garden visits.

Speakers for the start of the year will be:

Monday 28th January, Jack Swan will talk about 'The Wild Flowers of East Cheshire'. This should be a colourful talk amidst the darkness of January.

Monday 25th February, a favourite speaker will be Anne Harrison who will be helping us out with, 'How to prune shrubs, when and why'. A help with those out of hand shrubs rapidly outgrowing their spot in the border.

Contact Gardening Club through David Cooper Email: [garden@delamerepark.co.uk](mailto:garden@delamerepark.co.uk) or Mike McNeal through reception for further information.

Happy gardening!

## LADIES' CLUB CELEBRATES 40 YEARS OF FRIENDSHIP & FUN



Past and present chairpeople gathered to cut our celebration cake which was provided by our member Fiona Goulden.

We all enjoyed a piece of it, and drank a toast to members past and present. "Cut the cake and make a wish", we don't know what they wished for, but health and happiness and another 40 years could well have been in everybody's thoughts!

Christmas brings more fun and frolics; a sumptuous buffet will be followed by dancing to the music of "The Sisters in Song", they wowed us last year and are returning by popular demand!

In January we will be in reflective mood with a "mindfulness" session to sooth the brain, improve the body, and instill a general sense of wellbeing to help us through the dark days of Winter. Manny Emslie will show us some of the techniques of mindfulness and encourage the willing to join in and experience some of the benefits of "living in the moment".

in February, join us at the AGM where we will report on 2018's programme and socialise over a complementary glass of wine.

Subscriptions will be renewed in March when the 2019 programme will be revealed!!

Visitors are welcome. To join us, contact Patsy Chuter on 889140 or email [ladies@delamerepark.co.uk](mailto:ladies@delamerepark.co.uk).

## Moving House – Selling Your Home?

Please consider the following factors when selling your home as they will help speed up the sale process:-

- Inform DPML Office when you have accepted an offer. We can then let our Solicitors, Rowlinsons of Frodsham know about the pending sale
- All purchasers including yourselves should contact Rowlinsons Solicitors. Telephone 01928 735333 and ask for Andrew Hazeldine or Kate Williams
- Purchasers must be made aware of the Management Pack. Rowlinsons have been transparent in declaring the fees that have always been in place but previously hidden by their predecessors. In essence there are two fees charged by Rowlinsons when acting on behalf of DPML when a property is being sold:



- £240 + VAT initially paid by the vendor via their solicitor in order to obtain details from Rowlinsons about the Management Company  
- £100 + VAT which is subsequently paid by the purchaser on completion for dealing with the Deeds of Covenant to allow the registration of the property into the purchaser's name.

Please contact DPML Office if you have any uncertainties

## DPML Opening hours

### Office

Monday 8 am – 3 pm  
Tuesday 9.30 am – 3.30 pm  
Wednesday 8 am – 3 pm  
Thursday 10 am – 3 pm  
Friday 8 am – 3 pm

Telephone 212523

Email [office@delamerepark.co.uk](mailto:office@delamerepark.co.uk)

### Reception

Monday to Friday 3 pm – 10 pm  
Saturday & Sunday 10 am – 10 pm

Telephone 889263

Email [reception@delamerepark.co.uk](mailto:reception@delamerepark.co.uk)

## Property Changes

The Trustees would be grateful if you could complete the 'Request for Changes to Property' form if you are considering making any changes to the external aspect of your property, however subtle. This would include for example changes to the drive, new roof, windows, boundaries etc

In addition to abiding by the Bye Laws and Covenants, this is also helpful when selling the property as we are regularly asked for historical evidence of property changes and having this information on file makes the process much easier and quicker.

## Delamere Park Photo Calendar

Efforts to create a Delamere Park photo calendar for 2019 have been thwarted by insufficient photographs. Rather than abandon this idea, the aim is to advertise more and gather sufficient photos for a 2020 calendar! So please look out your photos of Delamere Park gardens and seasonal events and send photo contributions to Jane on [dennisjane@bopenworld.com](mailto:dennisjane@bopenworld.com) or 01606 889770.

## Homewatch

### **20 >> IS >> PLENTY**

I have recently been asked by a resident if we could look the speed limits on DP. Several years ago since I addressed this subject with Cheshire Constabulary.

I was informed that we needed statistics to prove it was necessary; Who would pay for the signage, and varied other requirements, all rejected by the then trustees for various reasons.

I agree a lower speed limit would be desirable.

However a good starting point would be if the residents and their families reduced their speed and stop using mobile phones whilst driving.

I will certainly revisit this subject and report with results.

The "20 is Plenty" was & is a National Advertising Slogan still in use and could be adopted on DP.

## Planting of Trees on Delamere Park Way West

As a result of recent events involving the planting of trees on Delamere Park Way West, Delamere Park Management Ltd acknowledge that in this instance we have failed to communicate our intentions to plot holders and we offer our sincere apologies to those affected. In light of this Delamere Park Management Ltd acknowledge future similar issues need to be dealt with in a more consultative manner to ensure that suitable agreements are obtained without the need for involvement of external parties.

## *Seasons Greetings from your Newsletter team*

Dear Residents, the newsletter gives us all the opportunity to communicate with each other. If you have anything you wish to include in the next newsletter (Spring) the deadline is Friday 15th February 2019. Please contact Ella, Elizabeth or Lesley via email to: [news@delamerepark.co.uk](mailto:news@delamerepark.co.uk)