



Maidenhead Civic Society NEWS



Issue 4/17

November 2017



***Improvements to North
Town Moor and Pond
– see page 6 for update***

Nina Morrow of MSFL in the pond

Visit our website: www.maidenheadcivicsoc.org.uk

The Chairman's Page

A local list of non-designated heritage assets: it's not a very catchy title but it could be something we need.

Non-designated heritage assets are buildings, monuments, sites, places, areas or landscapes of merit that deserve respect and consideration in planning terms but which are not protected as a Listed Building or by a Conservation Area or the like.

Currently, around half the local planning authorities in the UK have a 'local list' of their heritage assets. Maidenhead is not one of them. Sevenoaks in Kent, however, is. They have recently completed the task of compiling one; and two officers from Sevenoaks Civic Society who ran the project are coming to our AGM to explain how they did it in a presentation "Recording our Local Heritage".

While 'local listing' offers no statutory protection to a building or site, it is a material consideration when determining the outcome of a planning application and there's plenty of evidence to show that it has helped to preserve character and sense of place in the face of unwanted redevelopment.

A local list might contain buildings, barns and monuments as well as spaces, vistas and views. Just like heritage assets designated nationally, and conservation areas designated locally, local heritage lists have an important role in celebrating heritage that is valued by the community at the local level. These lists sit alongside Historic England's National Heritage List for England.



The list would include sites which are distinctive or of particular importance to the community and deserve recognition.

If all it does is make people more aware of what's around them, that's a bonus, but it would undoubtedly change the level of consideration given to preserving the character or appearance of a site during a planning application. At another level, it could form the basis of a 'waiting list' of sites that could be considered for formal protection in future.

I can't wait to hear more on November 22nd. I hope you will join me.

Bob Dulson

57th ANNUAL GENERAL MEETING OF THE MAIDENHEAD CIVIC SOCIETY

**To be held on Wednesday, 22nd November 2017
at St Luke's Community Hall, Norfolk Road, Maidenhead**

At 8.00pm – an illustrated talk on “Drawing up a Local Heritage List”

**by Sir Michael Harrison & John Stambollouian,
Sevenoaks Civic Society**

To be followed by refreshments, and the AGM at 9.15 pm

AGENDA

1. Introduction by the Chairman of the Committee
2. Confirmation of the Minutes of the 56th Annual General Meeting
3. Accounts for the year ended 31st May 2017
4. Chairman's Report for 2016/2017
5. To approve the election of Members of the Committee. *See note below.*
6. Election of the Officers
To elect from the Committee Members a Chairman, an Honorary Secretary and Honorary Treasurer
7. Any other Business.

Election of Committee Members

There currently are eleven Committee Members: Bob Dulson, Eileen Goford, Mike Emmerson, Martin McNamee, Ann Darracott, Brian Darracott, Martin Trepte, Joyce Delasalle, Roger Panton, Ian Rose and Tina Sell. Under the terms of the Society's Constitution the Committee shall consist of eight to twelve Members. One third of the Committee Members must retire each year and shall be eligible for re-election and accordingly, Eileen Goford, Mike Emmerson and Joyce Delasalle will retire, all of whom offer themselves for re-election. There is also one additional vacancy.

The Membership is invited to make nominations for the position of Committee Members. The nominations, in writing, should be accompanied by a seconder and the consent of the nominee, and be with the Hon. Secretary prior to the AGM.

**MINUTES OF THE
56th ANNUAL GENERAL MEETING OF
THE MAIDENHEAD CIVIC SOCIETY**

Held on Wednesday 16th November 2016 at Maidenhead Rowing Club

Thanks to all for coming and welcome. We regret the passing of three of our long-standing members: Lilia Baillie-Hamilton, Margaret Bowdery with both of whom the Society worked closely, and Rosa Lee, an artist and conservationist associated with Woolly Firs who had been a member from 1969.

- 1. Apologies for Absence:** Ann and Brian Darracott
- 2. Approval of Minutes of 55th AGM:** The minutes were approved. Proposed by Joyce Delasalle seconded by Martin Trepte.
- 3. Accounts for the Year Ending 31st May 2016:** Details to be found pages 10 and 11 of the November 2016 Newsletter. Thank you Mike for your work on the accounts. Re. Maidenhead Riverside: It would cost between £10,000 and £12,000 to keep lights on all year, not just Christmas. Council will match money raised for the project. We will donate. Accounts accepted. Proposed by David Snelgar and seconded by Tina Sell.
- 4. Chairman's Report:** Our chairman Bob Dulson reiterated our commitment to our core purpose which is to give the community a voice. Our members are active in the consultation process about the future of our town with representation on PROM and providing chairs for four of five topic groups. We want a variety of housing: appropriate for first-time buyers; bungalows; a hospital, and local shops. The latest plans will put back in Spencers Farm, Braywick, Breadcroft, Ray Mill, Golf course. We will respond as a group but he urged us to respond individually. We are in favour of putting investment into the riverside area and will push to put leisure into the Neighbourhood or Borough Plan.
- 5. Election to Board of Trustees:** Martin McNamee, Bob Dulson and Tina Sell stood down but were re-elected. Proposed by Eileen Goford and seconded by Joyce Delasalle. Two new members were elected to the Board of Trustees: Roger Panton proposed by Brian Darracott and seconded by Bob Dulson and Ian Rose proposed by Martin McNamee and seconded by Joyce Delasalle.
- 6. Election of Officers.** Eileen Goford as Honorary Secretary and Mike Emmerson as Treasurer were re-elected. Proposed by Bob Dulson and seconded by Martin McNamee.
- 7. Any Other Business:** None. Meeting concluded at 10:05 pm.

CHAIRMAN'S REPORT OF THE YEAR

Much of the Society's year has been involved in monitoring and attempting to influence the continuing developments reported on last year. The main focus, of course, has been the publication of the RBWM Borough Local Plan (BLP) where progress, to put it mildly, has been frustrating.

There have been many complaints about inadequate public engagement and consultation and we share many of the views of the Residents Action Group which was formed during the year specifically to challenge this. But our key concern is about the number and type of dwellings planned for Maidenhead and the impact on character and infrastructure. The Society has made two submissions to the consultation process, and we await with interest the outcome of the latest stage – Regulation 19 – when the BLP is submitted to the Planning Inspectorate.

Alongside the BLP, the Maidenhead and Cox Green Neighbourhood Plan (MNP) trundles on. This is a rocky road too, which has led to several re-starts, testing the patience of Society members Martin McNamee, Roger Panton, Ian Rose and Mike Copland who chair four of the MNP's five working groups.

Planning

As ever the Planning Group has been at the centre of the Society's work. The regular consideration of a selection of the planning applications has continued unabated. Over the year the Group examined more than 160 proposals and submitted comments and/or objections to the council on 60 of them. Around 50% of these were refused and the others permitted, occasionally after successful appeals.

Along the way, a number of issues gave the Group cause for concern:

- A failure to control development on the flood plain. Flood Risk Assessments are often not submitted or demanded by the Borough; and there's an apparent lack of consultation with the Environment Agency.
- The oversupply of flats. Generated by the desire to achieve numerical targets and maximise developers' returns, this will result in an imbalanced market, with a shortage of family homes.
- The increased number of permissions for "undersized" dwellings. Combined with a lack of leisure amenity space these will lead to a substandard housing stock with potential social issues in the future.
- A growing trend for detached ancillary accommodation units in gardens - often initially proposed as gyms.....
- Inappropriate infilling. The character of the neighbourhood/street scene can be adversely affected by such development.
- The tendency for developers to elude conditions that were an instrumental part of the original planning permission, e.g. the de-forestation of the South Bucks riverbank at Taplow Paper Mills.

- Loss of amenities in Maidenhead Riverside. Proposed hotel and car park redevelopment further threaten the already impoverished character and identity of this popular visitor destination.
- Economies in the Planning Department at RBWM. Following wholesale changes, it is understood that many planning decisions are now made by sub-contracted officers, with limited local knowledge. This is especially a concern on flood related applications.

The Society acknowledges Martin McNamee's 10 years of sterling service as Planning Group chairman and expresses thanks to him and his colleagues Jane Gifford, Renu Gujral, Roger Panton, Ian Rose and Rudi Sheldon.

The Society continues to support the work of the Waterways Restoration Group and is represented on it by Ian Rose.

Projects

Green Way: The amenity value of the Green Way will be improved next year when a new bridge is put in over the Cut at Braywick. This is a planning gain arising from "The Loftings" development off Stafferton Way. Given that the Green Way, which runs from Cookham through Maidenhead to Bray, was created in the mid-80s as a stream-side path, it was somewhat disconcerting that in 1988 the stream dried up. With the aim of getting it flowing again, the Green Way Working Group was formed with the Society's Ann Darracott and Margaret Bowdery from East Berks Ramblers as founding members. GWWG meets twice a year to discuss planning applications, to compile condition reports on path and stream and receive updates on the progress of the waterways scheme.

Our commitment includes monitoring North Town Moor pond which has had newt larvae in again this summer plus increasing numbers of damsel fly nymphs and now also water boatmen. The "Make Space for Life" team cleared some of the pond weed and algae in October, and visitors to North Town Moor will notice a new National Trust noticeboard detailing the amenity.

Millennium Walk: Two major missing links in this walk from Hurley to Maidenhead Riverside still exist.

1. Maidenhead Road to the Green Way West Footpath involves crossing the railway track and then via a new path to the Green Way. We have permission for the path but not for the at grade (ground level) rail crossing, despite at grade crossings on the same line at Spade Oak and trains (*the Marlow Donkey*) only every 30 minutes.

With 500 houses planned for Spencers Farm, just to the south of our proposed path, would the developer fund a footbridge?

2. Widbrook Common to Maidenhead Riverside is an objective dating back to 1973. It was included in the 1999 Maidenhead Local Plan and in all Public Rights of Way Improvement Plans since then but is reliant on developer funding. The path was included in a planning application to redevelop the old Stiefel Laboratories site for housing but this was refused. However, the emerging BLP earmarks the Laboratories

site and some adjacent green belt land for redevelopment and again includes our path. Will this long-held objective finally be achieved?

Maidenhead Riverside: We are encouraged that the Council, following our representation, agreed to look at opportunities for improving the amenities in Riverside. Under the heading *Making the Most of Maidenhead Riverside* two public forum meetings were held where a host of ideas came forward. It seems the next stage will be to form a residents/council working group to move things forward.

Ockwells Manor: The preservation of the setting of Ockwells is a Society concern. In 2012, following a petition, the RBWM Cabinet recommended that the field opposite should be designated Green Belt to protect the setting of the Manor and it was shown as such in the BLP Preferred Options document the following year. However, by the time of the Draft BLP, it had disappeared. The official response from the town hall, gained after the intervention of our patron, the Prime Minister, was that Green Belt designations require fivefold evidential justification and that political whim, albeit a recommendation of the Cabinet, isn't one of them.

A further threat to the setting of Ockwells came in July when an application to build houses on Thrift Wood Farm was received by the Royal Borough. The farm, to the east of Ockwells, is within the restricted land of the 1945 covenant given by Sir Edward Barry to the National Trust. We informed the Trust who objected to the development, as we did, and the application was refused but interestingly not because of the covenant. The planning officer said *covenants are not a material consideration in determining this or any planning application*. So we wait to see if the applicant will appeal.

In the meantime information on the historical links between Ockwells and other heritage assets continue to be made (see the link with Hull on page 20).

Events

In January, sixty members and their guests were given a fascinating insight into the Royal Family's relationship with the media by the head of Royal Communications, Sally Osman, at our Annual dinner at Moor Hall.

In March a group of 17 members, led by Events Group chair, Tina Sell, were welcomed to Taplow Court – the home of SGI-UK. Guests toured the house and learned of its history from the time of the Earl and Countess of Orkney to the Grenfell family's period of residence in the twentieth Century before enjoying afternoon tea.

The Events Group had developed an attractive forward programme of outings and social events. Despite their efforts, it has to be recorded that the take up of places has sometimes been weak. The planned visit to Greenwich Village, for example, had to be cancelled due to a lack of numbers and the Tea Dance organised for October suffered a similar fate. Considerable thought goes into the relevance and breadth of appeal of the events on offer but feedback, comments or suggestions from members

are always welcome. Our thanks to Tina and Group members Mike Copeland, Joyce Delasalle and Angela Dulson.

During the year, Society volunteers attended a number of other events with a view to raising the profile of the Society. These included Cox Green May Fair, the Civic Day launch of *Maidenhead and Me*, the Friends of Maidenhead shop, Maidenhead Festival and the Littlewick Show.

In September our ‘*Maidenhead and Me*’ Art Competition concluded when Theresa May interrupted a busy schedule to present the prizes to the winning artists and formally open the exhibition of all the entries. As she chatted with them, the Prime Minister’s presence was clearly appreciated by the 80 or so guests, artists and friends, transforming the day into a memorable occasion.

Communications

The quarterly Civic Society News continues to be the main vehicle for communicating with our members and we’re grateful to Brian Darracott who edits it and Sue Ross and the team who distribute it. Occasionally we send out *Keeping in Touch* bulletins by email with news and events for members when appropriate, although there have been few of these in the last 12 months. Social media, like Facebook and Twitter, has proved useful for promoting activities like our art competition and effective in raising our profile. Clearly, however, we need to find the opportunities to blow our own trumpet a little more frequently to remind people of what we do and to catch the eye of potential new members.

Membership

In the year to 31st May 2017 we were pleased to welcome the following new members:- Taslim & Angela Gbaja-Biamila, Jeannie Otun, Alan Mellins, Sally Somerville, Jill Davison, Alec & Marjorie Melvin, Geoff & Eileen Cowen, John Stewart, Matthew & Gillian Bennett and Katherine Lawrence.

	2013	2014	2015	2016	2017
Total Membership					
(Family, Honorary, Life, etc)	246	232	236	233	232
Total Members (Excl. Corp)	352	334	345	344	340
Life Members	101	101	99	94	91
Honorary Members	19	19	18	19	18
Corporate Members	2	1	1	1	1

In the current year (2017-18) we already have 7 new memberships comprising 10 members and while we have lost a few, the total membership remains fairly steady. Our sincere thanks to Joyce Delasalle, membership secretary, for her diligence in managing the process and her enthusiastic drive.

Our Hon. Treasurer Mike Emmerson maintains our financial records efficiently and without fuss. Thanks go to him in generous measure. We are equally grateful to our

Hon. Secretary Eileen Goford for maintaining the formal record of our monthly meetings.

Finally, I'd like to record the Society's thanks, as ever, to our members for their loyal support and to our Executive Committee and volunteers for everything they do in the name of the Society.

Keeping an eye on the past while looking to the future is one of the Civic Society's strengths. History and heritage inform our thinking. It's enshrined in our motto: *Preserve the best, improve the rest*. Someone who epitomised that principle and informed it with his unique insight was our esteemed colleague, former chairman and president, John McIntosh who sadly died in July. We miss him. But we should always remember his unshakeable belief that if you keep plugging away you will get the result.

Bob Dulson

TREASURER'S REPORT

The Annual accounts for the year ended 31st May 2017 are enclosed with this report.

The main highlights from these accounts are as follows:-

Overall there was a surplus of Income over Expenditure of £462 in 2016/17. This compared to a (deficit) of £860 in 2015/16.

Income

Receipts were up overall by £203. Grants received however were down by £325 on the previous year but the surplus on outings was up by £188 and Gift Aid by £210. Subscriptions were up slightly by £137 on the previous year.

Expenditure

Expenditure overall was down by £1,119 on the previous year.

Insurance was down by £244 due to an overcharge in previous years.

The *Maidenhead and Me* competition produced a surplus of £185 over expenditure due to higher donations. The previous year there was a deficit of £129.

There was a loss on social events of £156 compared to a loss of £417 in the previous year.

Finally, the previous year's costs included a donation by the Society of £438 towards the Fishery Estate boundary plaque.

On the increased costs side, General Expenses were up by £147 and Hire of rooms for speakers, AGMs, and committee meetings were up by £234.

The Society accounts show a balance of funds in hand of £12,292 compared to £12,240 in the previous year.

Mike Emmerson

**MAIDENHEAD CIVIC SOCIETY - Charity No.
272102**

Annual Accounts for Year ended 31st May 2017

2015/2016

2016/2017

INCOME

350	Donations/Grants/Bequests	25
2,395	Subscriptions Received During Year	2,531
43	Interest On Bank And Other Deposits	37
40	Surplus On Outings	228
609	Tax Refunds On Gift Aid	819
£3,437	Total	£3,640

EXPENDITURE

Administration

314	General Expenses, Printing, Postage, Etc.	460
1,375	Newsletter	1,421
259	Hire Of Rooms, Speakers And Meeting Expenses	493
412	Subscriptions	432
266	Insurance	22
0	Donations	100
152	Ockwells And Associated Projects (Net Costs)	123
129	Maidenhead & Me	-185
307	Heritage Open Day	0
0	Millennium Walk. (Net Costs)	-8
104	Various Other Small Projects	0
417	Deficit On Social Events	156
438	Presentations/Memorials	0
126	Website	164
£4,297	Total	£3,178

-860	EXCESS/(DEFICIT) OF INCOME OVER EXPENDITURE	462
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12,760	Balance Brought Forward	11,900
£11,900	Balance Carried Forward	£12,362

FUNDS

2,665	Bank (Lloyds TSB) and Cash	2,680
9,575	Charities Deposit General Fund (COIF)	9,612
340	Debtor/Insurance Payments In Advance	633
-680	Creditors/Commitments	-563
£11,900	BALANCE OF FUNDS	£12,362

Planning Matters

Over the last couple of months there has been a focus in “planning circles” on the response to the Regulation 19 consultation stage of the Borough Local Plan. Comments had to be submitted by mid-September. Maidenhead Civic Society’s response was spearheaded by our Chairman, who covers the issue in detail below. There has been widespread criticism of the lack of consultation on the part of RBWM, and the failure to reflect comments made at the Regulation 18 stage in the latest version of the BLP. Whatever the verdict on the outcome of the BLP, it is evident that the earlier consultation process was inadequate. A Maidenhead Residents Action Group has been formed to challenge the process. However, as stakeholders we have not joined this action group since the member organisations cover a divergent variety of views – including no development at all. It is our opinion that significant development cannot be avoided, including on some Green Belt. The challenge is how to influence this looming development: reduce the proportion of flats; generate a balanced housing mix; ensure adequate dwelling sizes and good quality housing, address the need for so called “affordable” housing; provide sufficient parking provision and amenity space; and realistically address the infrastructure issues which will result from such an intensive building programme.

Our monthly Planning Group meetings continued with nearly 50 applications reviewed and comments submitted on about 10 proposals. We are getting used to the new planning system which has been introduced by RBWM. It is still frustrating trying to identify the relevant document descriptions within each planning application. In spite of representations to the planning department many of the file descriptions are meaningless, and the standard of some submitted drawings are inadequate. The new system differentiates in Community Comments between mere “comments” and “objections”. One of our more eagle eyed members has noted that unless you use the word “object” then it is not registered as an objection. Consequently, we now make clear whether we are making a more gentle steering comment or positively objecting to a proposal.



Exclusive House – the former Sehlbach & Whiting warehouse premises

Recent applications in Oldfield Road have featured prominently. The art deco industrial building **Exclusive House** (*picture, previous page*) has been earmarked for development for a number of years. Originally, 20 dwellings were suggested as suitable for the site, possibly maisonettes. The current proposal is for 37 flats, regrettably yet more flats. The development is limited to three storeys in height, which facilitates the use of the ground floor for “undercroft” parking. In spite of this feature, the number of parking spaces is inadequate. Although located outside the town centre, there are real problems with parking in the locality. The large development opposite - known as Kings Quarter has gross under-provision of parking capacity, with resultant long term parking in Oldfield Road and the Barclays Bank car park on Bridge Road. To drive out the maximum number of dwelling units, many proposed apartments are below the recommended minimum National Standard, notably 50 square meters for a 1-bed/2-person flat. We would like to see the total number of flats reduced, with larger living areas and a proportionate increase in the provision of parking spaces.

Further south on Oldfield Road, between Oldacres and the railway embankment, lies the triple site of **Unit 5/The Amber Centre/Thames Autos** (*below*).



We commented on an earlier application in December 2016 for this site, which was subsequently withdrawn. The current application is virtually identical and for the same number of dwelling units – 67 (yet more) flats. These three sites were identified for a total 30 dwelling units (mixed housing) in the 2014 Preferred Options exercise. Again, to maximise the number of units a total of 67 is proposed. There are varied heights to the blocks of flats, with a maximum of four storeys to the north - overshadowing the existing properties in Oldacres. In addition to concerns about the total number of flats, there is again a high number of apartments where the living space is below the recommended minimum National Standard mentioned above. Although some flats are only marginally below the minimum, a total of 20 (30%) are

less than the recommended living area. Such substandard dwellings should not be permitted to be added to the Royal Borough's housing stock, and we fail to comprehend why the planning authority does not enforce these minimum dwelling size requirements. We believe the bulk, height, scale and mass of the proposed development (especially in the north of the site) are excessive. We believe a compromise number of around 45 flats would be acceptable, with a combination of larger dwellings and more leisure amenity space being provided. For once, parking provision appears adequate.

Under the feature about the surroundings and setting of Ockwells Manor in the last Newsletter, there was mention of a pending application to demolish outbuildings and redevelop **Thrift Wood Farm**. A total of 7 dwellings were proposed, with a terrace of 5 modernistic houses and a pair of semi-detached. This development was completely unacceptable given the protected setting and the location within the Green Belt and we are pleased to report that it has been refused. The land is also protected by a covenant requiring written permission from the National Trust. Such permission was neither sought or granted.

We regret that we have lost the battle to prevent the demolition of **Green Trees** (*right*), the Arts and Crafts style detached residence in Widbrook Road. There have been a series of applications to redevelop the site with 12 flats in a Shoppenhangers type apartment block. We were pleased that the Royal Borough refused the initial application, but unfortunately permission has been granted on appeal. It is to be hoped that this does not mark the start of a more widespread change of character for Maidenhead Riverside.



Finally, an update on “underground” developments down by the Thames. You may recall the concern that was expressed in our last newsletter about the planning permission to permit a sub-basement excavation and redevelopment at **Chantry Court** in the Fisheries. Development in the flood plain is controlled by a specific policy – Policy F1. The potential trend for downward development is not really identified or covered by the Policy F1. Permission for the Chantry Court development was granted at officer level, which is not satisfactory for such innovation. Now there has been an application for **Waterside Place** on Lower Cookham Road to create an underground car park and storage area over the entire footprint of the detached dwelling above. Recently constructed houses in the Riverside area are raised at ground floor level, with an undercroft below to permit the accumulation, flow and dispersal of flood water. Infilling of such undercrofts should not be permitted, while excavation downwards reduces the capacity for storage of ground water. The Royal Borough is failing to liaise adequately with the

Environment Agency on such innovative schemes. As we go to print there has been no consultation evident between the RBWM and the EA on this application. As a riverside planning authority, it is essential that development on the flood plain is closely controlled and monitored. Whilst parts of the Royal Borough appear to be protected by The Jubilee River (at least in the short term) the potential for extreme weather events associated with climate change will only increase over the years.

More Work Needed To Meet Housing Demand

The challenge of meeting the need for additional homes in Maidenhead requires more research, creative thinking and community engagement, according to Maidenhead Civic Society.

The emerging Borough Local Plan sees Maidenhead as a “sustainable location”, capable of taking 70% of the Borough’s total housing requirement of more than 14,000 homes.

The Society, however, is gravely concerned about the impact of such numbers. In our response to the Local Plan consultation, we say the practical effect of around 10,000 new dwellings – an estimated 45% increase in people and cars – on Maidenhead’s compact town centre, its infrastructure and the lifestyle of residents is unsustainable.

The council, we say, should have considered sharing the load, adding a smaller percentage to each existing settlement or even creating new ones. The Society is a strong advocate of the Green Belt but, recognising that growth is inevitable, we believes that a much greater effort is needed – including an uncomfortable debate on green field sites – to reach an acceptable compromise.

And to help meet the extra pressures expected from Crossrail’s arrival the Society says a new station halt in the Cox Green/Woodlands Park area could be an option, as well as enhanced commuter parking at Taplow Station.

Public consultation on the Borough Local Plan Submission Version (BLP) closed on September 27th.

Headlines from the Society’s Response to the Consultation:

- Clearly there is a need for more housing, including affordable homes, to meet existing demand, anticipated growth and, especially, housing for the elderly and young families.
- The assessed need of 14,260 new homes over BLP period equates to 24% increase across the Borough. We would have preferred to see:
 - a simple strategy of adding 24% to each existing settlement to share the load; or

- the creation of new settlements but we understand this was not considered.

- Maidenhead seems destined to take 70% of the total, i.e. 9,982 new homes, which equates to a 45% increase in population and cars. We believe this undermines the admirable aspirations of the Spatial Vision for a safe, healthy, sustainable environment and has serious implications for traffic, parking and the flood plain. There is little comfort in the Infrastructure Delivery Plan which is merely a wish-list. We are also expected to accept that Supplementary Planning Documents (as yet unwritten) on key issues like heritage assets and character & design will deliver the necessary guarantees.
- With its Thames Valley location, unrivalled accessibility and leafy suburbs, Maidenhead is a desirable place to live, offering quality homes in a high quality environment. This is its main appeal. A Local Plan that advocates higher densities, 10,000 mainly flatted new dwellings (there is no stipulation for variety) and relaxed rules on infill development, threatens both its appeal and its character.
- A key concern is the removal of restrictions on the location and height of tall buildings in the town centre. The Maidenhead Town Centre Area Action Plan (AAP) represented a community consensus on town centre rejuvenation. We believe the AAP policies on tall buildings and the need for a sustainable mix and choice of housing in the town centre should be retained.



- Notably absent from the BLP is anything constructive on Arts, Culture and Tourism in Maidenhead. It also comes without vital supporting documents like an up-to-date Transport Plan, Parking Standards and the anticipated Design Guide.
- In essence, we feel we're being asked to agree a Plan which paints a less than comprehensive picture of how the Borough should evolve. Other options could and should have been explored with the community. Criticism about a lack of public engagement during the process was justified. The Plan pursues a political imperative. Whilst purporting but failing to protect Green Belt, it overturns much of the community-approved Town Centre AAP to doggedly deliver the numbers.

Martin McNamee and Bob Dulson

***Maidenhead & Me* Artists show**

Maidenhead As They See It

Prime Minister (and Civic Society patron) Theresa May stopped by in September to present the prizes to the winners of our *Maidenhead and Me* art and photo competition.

Accompanied by her husband, Philip, Mrs May spent an hour viewing the artwork on display and chatting with entrants, sponsors and invited guests.



Theresa May chats to some of the younger artists

Following the prize-giving, all 80 entries went on show in the Nicholsons Centre. The exhibition attracted 800 visitors over 10 days, almost double our best attendance in previous years, and drew dozens of appreciative comments in our visitors' book. In line with one of the Society's principle objectives, *Maidenhead and Me* aims to encourage public appreciation of the place we call home.

This year's theme was "Maidenhead as I see it" and it drew a wide variety of interpretations from the artists and photographers who entered. From the simple to the sophisticated, there was beauty, tranquillity and nostalgia, along with humour, starkness and satire.

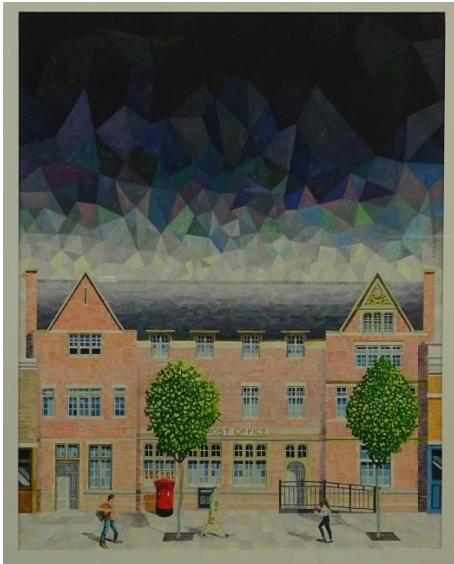
After viewing the entries, Theresa May remarked that Maidenhead was clearly a very attractive place to live but, she added, it's the people that make it what it is. Could that be the theme for next year?

Prize Winners

Unfortunately, we only have space in this issue of the News to feature a selection of the winning entries.

Adult Art

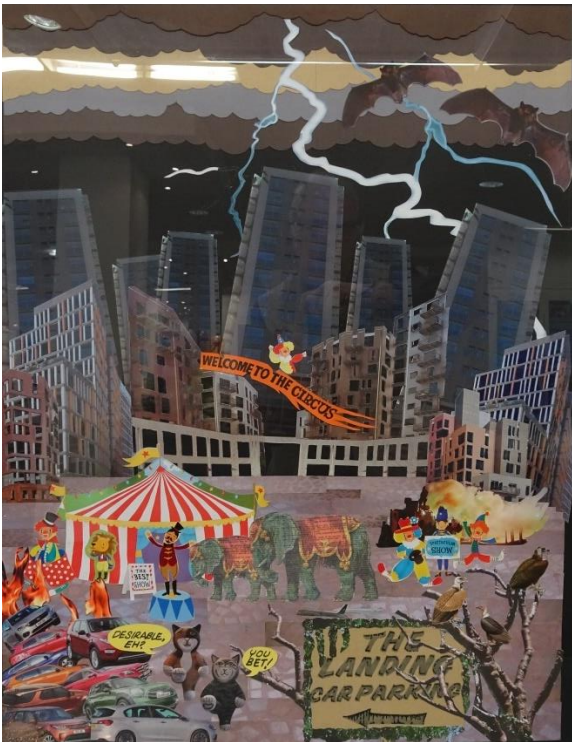
- 1st: £200 - Martin Dutton (*Last Post* - watercolour of Maidenhead Post Office)
2nd: £100 - Eloise Hunt (*Back in the Day* - wax pencil nostalgic town centre view)
=3rd: £50 - Sarah Dixon (*The Landing* - satirical collage)
=3rd: £50 - Edward Hancock (*Yellowbrick Road* - watercolour of High St & Cressett Towers)



The Last Post



Back in the Day



The Landing



Yellowbrick Road

Adult Photography

- 1st: £200 - Rod Bird (*Kidwells Close* - b+w geometric moody shot)
2nd: £100 - Rod Bird (*Evening Light* - Pinkneys Green)
3rd: £50 - Gareth Hughes (*Tranquillity* - lone swan and jetty)



Kidwells Close



Tranquillity

Teenage Art

New category designed to attract the young talent we know is out there but most of them, it seems, had other things to do over the summer! Of the few entries we did receive, the judges decided to award the following:

- 1st: - No award
2nd: £20 - Maya Rhucroft (*Lamb Chop Park* – graphic in oils)
3rd: £10 - Loki Pavett (*Maidenhead Thames* – acrylic of bridge & river)

Junior Art

We received a splendid and colourful selection from the girls of Claires Court Junior School, many of whom had clearly given a lot of thought to the “As I See It” element of this year’s challenge.

- 1st: £20 - Sophe Vysata (*My Map* – felt pen depiction of the locations that matter to her)
2nd: £10 - Ellie Gilman (*Marvellous Maidenhead* – an imaginative watercolour)
3rd: £5 - Kyra Lloyd (*River Thames 2017* – Pencil & Watercolour, perspective)



My Map



Smile please! Society Chairman, Bob Dulson, and Theresa May with all this year's winners

Maidenhead and Me would not take place without help from Bovilles Art Shop, Enjoy Maidenhead, the Louis Baylis Charitable Trust, the Maidenhead Advertiser and the Nicholsons Centre. Their sponsorship and support is very much appreciated.

Projects

William de la Pole, Duke of Suffolk - his religious foundations and link to Joan of Arc

The armorial achievement of William de la Pole and his wife Alice Chaucer (granddaughter of Geoffrey) is amongst those depicted in the great hall of **Ockwells Manor**, located between those of Henry VI and Margaret of Anjou. What follows aims to highlight a small part of the historic insight provided by our study of the Ockwells glass.



In 2011 the Civic Society organised a visit to the various local almshouses of which Suffolk was either patron or founder (see Feb 2011 Newsletter p9-16). On a recent visit to Kingston-upon-Hull (City of Culture 2017) evidence of an earlier religious foundation was discovered. Study of Suffolk's life history, which was punctuated by religious patronage, allows speculation on what effect his capture by Joan of Arc had on the war between England and France.

Kingston upon Hull

William was descended from the de la Poles of this town who in the early C14th were its most successful merchants, making money from the export of wool, fishing, importing wine and providing from their brickworks, bricks to build churches and the town walls, a material often used in the C15th by William. His great grandfather, also William (d.1366), was the first Mayor of Hull who founded the Charterhouse in Hull that his son Michael, 1st Earl of Suffolk, developed. This almshouse is still functioning though the building is now C18th.



The Charterhouse today



Remains of the Beverley Gate, Hull, built with bricks from the de la Pole brickworks

The career of William de la Pole

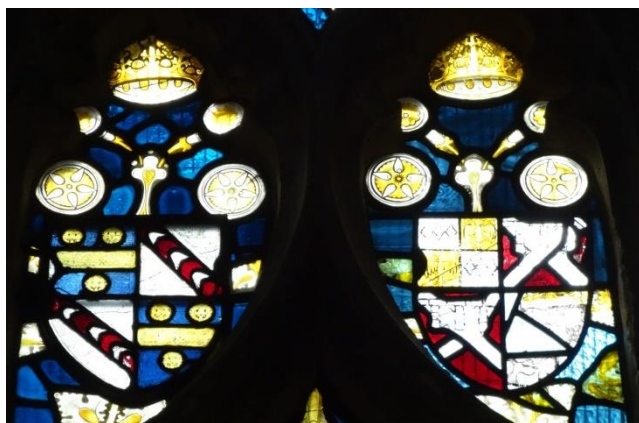
1415: William becomes 4th Earl of Suffolk after the deaths of his father Michael 2nd earl at Harfleur, and then of his elder brother, also Michael, the 3rd earl, at Agincourt.

1428: Thomas Montacute, Earl of Salisbury dies at Orleans after being hit in the face by a splinter from a cannonball. William is his second in command.

1429 May: Joan of Arc raises the siege of Orleans and the English flee. **June** William is captured by Joan of Arc at Jargeau, becoming the prisoner of the Bastard of Orleans, illegitimate half-brother of Charles, Duc d'Orleans, and John, Count of Angouleme, both prisoners of the English. **July** the Dauphin is crowned as Charles VII by Joan at Rheims.

1430 Feb-Mar: William is released to obtain his ransom and had to agree to do everything he could to obtain the release of Angouleme. He marries Alice Chaucer, second wife and widow of Thomas Montacute, Earl of Salisbury. **May** Joan of Arc captured at Compeigne because, after she led a sortie out of the town, the governor, Guillaume de Flavy, shut her out by raising the bridge and shutting the gate. With her at Compeigne was Archbishop Regnault de Chartres, half-brother of Flavy who, after Agincourt, when many French nobles were captured, had been negotiating with the English. After Joan was captured the Archbishop wrote a letter which said that *she had been taken because she was so full of pride and had not acted according to God's will but only according to her own*.

Between 1421-1430: William rebuilt St Mary's Church, Hull (*right*), using bricks, probably with the aid of the town council, Henry VI and Richard Neville, Earl of Salisbury, who inherited both the earldom and Bisham Abbey from his wife, Alice Montacute, daughter of Thomas Montacute, Earl of Salisbury, by his first wife.



Armorial glass in east window of St Mary's, Hull, showing coats of: L-R: William de la Pole before marriage to Alice Chaucer in 1430; Richard Neville, Earl of Salisbury, after marriage to Alice Montacute (by 1421); Henry VI; Kingston-upon-Hull

1431 May: Joan of Arc burnt at the stake in Rouen. **July** René of Anjou, brother in law of the Charles VII, the French King, and a supporter of Joan, is captured by the Burgundians. Henry VI, King of England and France, arrived in Rouen in July but due to the uncertain situation was not crowned in Paris until **December**.

1432: William to have custody of Charles Duc d'Orleans

1436: Grants lands to the Charterhouse in Hull.

1437: William and his wife rebuild St Mary's Church, Ewelme, Oxon, to include St John's Chapel, to accommodate the tomb of her parents. Armorial glass in the chapel shows that the parents of both William and Alice were being remembered but also the parents of Richard Neville, Earl of Salisbury. They also founded an almshouse and school, both built with bricks. René of Anjou is released by Philip Duke of Burgundy after agreeing to pay an enormous ransom and leaves for Italy to claim the throne of Sicily (actually Naples – Sicily itself was already lost to the Spaniards).



Armorial glass in east window of St John's Chapel in St Mary's Church, Ewelme, showing coats of: L-R: William's parents (Sir Michael de la Pole and Katherine Stafford); Richard Neville, Earl of Salisbury's parents (Joan Beaufort using the coat of her father John of Gaunt, and Sir Ralph Neville, Earl of Westmorland; Alice's parents (Sir Thomas Chaucer and Maud Burghersh). Note: these shields are no longer in their original position.

1440: Duc d'Orleans released to work for peace with the French. If this fails he is to return to captivity but never does. Henry VI decides to build a college at Eton. Suffolk supervised payments including for bricks made in a new kiln in Slough in 1442.

1441: Founder member of the Guild of the Holy Cross in St Helen's Church, Abingdon, that built an almshouse (of bricks) in 1446.

1443 May: Having lost his Naples throne the year before, Renée, unable to pay his ransom, is involved in peace negotiations with Duc d'Orleans and Charles VII. **October** the Pope cites a secret bull concerning the marriage of Henry VI and Margaret of Anjou, René's daughter.

1444: The king on account of the fears of William de la Pole, Earl of Suffolk, that his conduct as ambassador in France will be called into question, orders him to execute his instructions concerning peace and the king's marriage. Suffolk leads an embassy

to negotiate the marriage and acts as the king's proxy in the betrothal ceremony. The release of John, Count of Angouleme, is also arranged; John tells the Bastard that he had been liberated by the *great pain and diligence* of Suffolk.

1445: He leads an embassy to bring Margaret of Anjou to England to be married to Henry VI. In May, Isabella, Duchess of Burgundy, arrives in Chalons to discuss various grievances, including René's ransom, with Charles VII. A treaty was concluded that included acquitting René of paying the rest of the ransom. Among the other ladies present at Chalons was Renée's wife, Isabella of Lorraine, Queen of Sicily. An eyewitness noted that "*neither of them were likely to damage their knee caps curtsying to each other*". René obtains a licence from Charles VII to make a 20-year truce with England in return for the possession of Le Mans and Maine, the patrimony of Charles of Maine, his brother.

1448: Le Mans and Maine are handed over after a lot of foot-dragging by the English soldiers. The Bastard is involved in the negotiations. Suffolk made Duke.

1449: After the truce is broken, René and his brother Charles help Charles VII take Rouen in Normandy with the help of the Bastard.

1450: Suffolk is blamed for the loss of Normandy and sent into exile. His boat is intercepted in the English Channel and after a mock trial he was beheaded, his body and head being left on Dover Sands. Later, Alice pays for him to be buried in the Charterhouse at Hull.

1451: The Bastard takes Gascony with the help of Angouleme

My suspicion is that once Suffolk was captured by Joan of Arc in 1429, the Bastard of Orleans, who fought alongside Joan at Orleans, saw an opportunity to obtain the release of his two half-brothers by befriending and releasing Suffolk promptly: Charles, Duc d'Orleans, in 1440 and John of Angouleme a few years later. Perhaps Joan was deliberately allowed to be captured as her usefulness had ceased; she had evidently annoyed a lot of important men and her capture probably facilitated the crowning of Henry VI in Paris.

In 1449 all Suffolk's diplomatic work unravelled as René of Anjou (*right*), Margaret's father, helped his brother-in-law, Charles VII, to remove the English from Normandy, leaving his 19-year old daughter Margaret, married to the English King, to take the flak. Evidence indicates John Norreys Esq put up the armorial scheme at Ockwells ca.1453-54, in part as a commemoration of Suffolk's role in the failed attempt to reach a peace with France.



Ann Darracott

Forthcoming Events

AGM – 22nd November 2017, 7.45pm for 8.00pm

Presentation by Sevenoaks Civic Society:

“Recording our local Heritage”



Sir Michael Harrison and John Stambollouian (left) will give us a presentation about their experiences of preparing a local heritage list for Sevenoaks. John was the survey co-ordinator on the project and chairs their Society's Townscape and Planning Group. Sir Michael is the Society's President and chaired the project management team. So, both have first hand, hands-on experience of running this project.

Realising the constraints on council resources, volunteers from Sevenoaks Society have spent the past few years surveying the town's streets in order to build up a comprehensive picture of the local assets of historical and architectural value. They worked in partnership with the council, initially drawing up the selection criteria followed by an extensive amount of background research on the detailed history of the town's built environment. Volunteers then took on the challenge of surveying all 275 roads in the town.

This exercise resulted in 464, of the 785 assets recorded, being accepted by a selection panel of experts, including representatives from the district council, Historic England and Kent County Council, plus a local historian and a local architect. The council have since been able to draft a local list SPD (supplementary planning document), which is due to be adopted imminently. Our guest speakers will explain how this project was managed and how a council working in partnership with the community can produce very positive results.

The presentation will be followed by refreshments and the AGM.

ST LUKE'S SEVENTH CHRISTMAS TREE FESTIVAL

The Society is again sponsoring a Christmas tree at this event at St Luke's Church, Norfolk Road, Maidenhead. The event raises money for local charities. This is an opportunity for us to let local people know what we do, so our tree, decked out in the Society's blue and white colours, has baubles that detail our current activities; Newsletters (and application forms!) will also be available. Apart from lots of trees to admire there will be stalls selling home-made produce and crafts, plus refreshments. Do come along and bring your friends, especially if they aren't members. The church will be open on Friday 8th and Saturday 9th December from 10am to 7pm, and on Sunday 10th from 2pm to 6pm.

THE CIVIC SOCIETY DINNER

Friday 26th January 2018, 7.30 for 8.00 pm

Guest Speaker, **Joan Humble**, Chair of Civic Trust will give a presentation on the subject of ‘**Conservation**’. The “Big Conservation Conversation” was launched by Civic Voice at the 2016 Annual Convention and AGM in Chester. The concept of conservation areas was introduced in England, Wales and Scotland by the Civic Amenities Act 1967 through a private members bill led by Lord (Duncan) Sandys. Civic Voice now holds the annual Sandys Lecture in his name.



Conservation area designation essentially controls the demolition of unlisted buildings over a certain size and works to protect trees, restricts permitted development rights on dwelling houses and tightens regulations on advertising. It also places a statutory duty on local planning authorities to pay special attention to preserving or enhancing the character or appearance of conservation areas while undertaking their planning duties. In 2017 and with the support of Laura Sandys, the civic movement will be raising awareness of conservation areas. Designating a conservation area should not be seen as an end in itself: we live in a changing world and for the historic environment to survive and continue to be cherished it needs to be positively managed. We want communities across the country to come together and say “My Conservation Area Matters”. This will also be the theme for next year’s Civic Day when civic societies will be encouraged to go out and celebrate their local conservation area.

The Civic Society Dinner is a relaxed and fairly informal occasion with good food and wine. Moor Hall in Cookham is the venue and for £35 there’s a choice of menu, a welcome drink and wine with the meal. The dinner is open to members and their guests, although numbers are limited. Do join us for what promises to be a fascinating evening by completing the form at the end, noting your menu preferences.

The Menu

Starters

- A) Leek and potato soup with toasted seeds (Vegan, GF)
- B) Chicken liver parfait with tomato and mustard seed chutney, ciabatta toasts (can be made GF)
- C) North Atlantic prawn, chopped egg and dill salad with baby gem (GF)

Mains

- D) Slow roast stuffed lamb belly with spiced bean cassoulet and herb crumb (DF)
- E) Grilled red mullet with orange glazed endive, cauliflower puree, curry oil and crispy raisins (GF)
- F) Spinach, courgette and goats cheese pithivier with parsley, caper and quinoa salad

Dessert

- G) Pineapple tarte tatin with coconut ice-cream
- H) White chocolate bavarois with passion fruit curd (GF)
- I) Fresh fruit salad (Vegan, DF, GF)

Other Events

Society members may be interested in the following talks organised by local history and archaeology groups:

Maidenhead Archaeological & Historical Society (MAHS)

(Talks held the RVS Centre, 42 York Road, Maidenhead SL6 1SH; 7.30 for 8pm; visitors £3; contact 01628 630924 for talks, and 01628 629614 for outings)

Wednesday 29th November: Talk by Barbara Askew “Queen Victoria: An Affectionate Portrait”

Wednesday 13th December: Talk by Richard Poad “The Shakers - Hands to Work - Hearts to God; More than Kitchens and Pretty Boxes”

Wednesday 31st January: Talk by Paul Whittle “Alaskan Adventure”

Marlow Archaeology (MAS)

(Talks held at the Liston Hall, Marlow, SL7 1DD; £4 non-members; contact 01628 523896)

Thursday 23rd November, 8pm: *The Vikings*, Talk by Barbara Askew (joint talk with AiM)

Thursday 15th February 2018, 8pm: *Princes Risborough Archaeology*, Talk by Paul Green

Archaeology in Marlow (AiM)

(Talks held at the Liston Hall, Marlow, SL7 1DD; £4 non-members; contact 01628 485961)

Thursday 23rd November, 8pm: *The Vikings*, Talk by Barbara Askew (joint talk with MAS)

Thursday 22nd February 2018, 8pm: *Keeping the Grand Junction Canal Afloat*,
Talk by Doug Stuckey, Bucks Archaeological Society.

News from the Heritage Centre

EXHIBITION: “THE MAGPIES STORY”

October 20th to February 17th 2018

In 2016/17 Maidenhead United Football Club had its most successful season ever, moving up into the National League for the new season, which has started very well. To celebrate the club’s success we have updated our exhibition The Magpies Story. When the exhibition was first shown it was extremely popular – especially on days when the Maidenhead team were playing at home at York Road. We hope that this revival will be equally successful. Tabletop football will appeal to youngsters of all ages.

LUNCHTIME TALK

Wednesday November 8th at 12.45pm

A topic relating to the season of Remembrance by Nick Forder, our Curator.

Lunchtime mini-lectures lasting 35-40 minutes are held at the museum on the 2nd Wednesday of most months. There is a small charge of £2. Advance booking is not required.

As always, full news and information about the Heritage Centre is available on our website www.maidenheadheritage.org.uk

Booking Form & Menu Choice

CIVIC SOCIETY DINNER at MOOR HALL

Friday 26th January 2018, 7.30 for 8.00pm

Please detach and send this completed form, together with your cheque,
payable to "MAIDENHEAD CIVIC SOCIETY", to reach
Mike Copeland, 14 Laburnham Road, Maidenhead, Berks, SL6 4DB

no later than 29th December 2017

NAME

ADDRESS

.....

.....POSTCODE

PHONE:EMAIL:

Please reserve ____ place(s) @ £35.00 each. I enclose a cheque for £_____

My party's names and menu choices are (continue on a separate sheet, if necessary):

Name(s) USE BLOCK CAPITALS	Starter A - C	Main D - F	Dessert G - I
1.			
2.			
3.			
4.			

Maidenhead Civic Society is a Registered Charity, No. 272102. Affiliated to Civic Voice.

Please treat any profit on this event as a Gift Aid Donation to the Society (tick) ☐

(You must pay an amount of income tax or capital gains tax equal to the tax we reclaim on your donation)

**If you have any problems, or for last minute cancellations, please contact
Mike Copeland without delay on 01628 634181 or mobile 07770 421221.**

Dates for your Diary

Wednesday 22nd November 2017

Civic Society AGM, preceded by a talk “Drawing up a Local Heritage List”, given by Sevenoaks Civic Society. St Luke’s Community Hall, Norfolk Road. 8.00pm.

Friday 8th – Sunday 10th December 2017

Christmas Tree Festival, St Luke’s Church, Norfolk Road

Friday 26th January 2018

Dinner &Talk

The Civic Society Dinner including a talk by Joan Humble, Chair of Civic Voice Moor Hall, Cookham, 7.30 for 8.00 pm

CIVIC SOCIETY – KEY CONTACTS

Executive Chairman	Bob Dulson, Bryher, Islet Road, SL6 8HT	627130
Hon. Secretary	Eileen Goford, 6 Laxton Green, SL6 3HW	638238
Hon. Treasurer	Mike Emmerson, 15 Twynham Road, SL6 5AT	628006
Planning Group	Martin McNamee, 14 Lower Cookham Road, SL6 8JT	623203
Projects	Ann Darracott, 6 Medallion Place, SL6 1TF	620280
Communications	Brian Darracott, 6 Medallion Place, SL6 1TF	620280
Events	Tina Sell, Marlborough, River Road, Taplow, SL6 0BB	628675
Outings Organiser	Mike Copeland, 14 Laburnham Road, SL6 4DB	634181
Membership Sec.	Joyce Delasalle, 7 Laxton Green, SL6 3HW	637342
Newsletter Distribution	Sue Ross, 3 The Chantry, 21 Boyn Hill Avenue, SL6 4EY	626849

EXECUTIVE COMMITTEE MEETINGS FOR 2017

At the Parish Centre in St. Luke’s Church, at 7.45 pm.

10th January, 14th February, 14th March, 11th April, 9th May, 13th June, 25th July

At the Maidenhead Advertiser Offices, Bell Street

12th September, 17th October, 14th November, 12th December

The AGM will be held on Wednesday 21st November 2018 at 8.00 pm, venue to be announced

**The closing date for copy for the next issue
of the Newsletter is 19th January 2018**

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