

Report of the Fabric Goods and Ornaments of the Parish of Finchampstead and California for 2018 (to be presented at APCM 2019)

Overview:

The overall stewardship of the 'Fabric, Goods and Ornaments' is an ongoing task undertaken by the Churchwardens year by year. Their annual report is submitted to the Parochial Church Council (PCC) for review and finally approved by the Annual Parochial Church Meeting (APCM). This Fabric, Goods and Ornaments report is the process by which the Church of England oversees and ensures good management of all the Church physical assets. Part of this process mandates the local Area Dean, on behalf of the Diocese, to undertake regular inspections of each of their local Parishes to assess how they are implementing their responsibilities, and the local Churchwardens are subsequently mandated to provide documented evidence of; all Service Registers, the Church Property Register, Church Log Book, Parish Statistical Return and various other documents concerned with related property issues, building & inventory Insurance, etc. in order to demonstrate that the church is being managed properly in line with Church of England regulations.

This Fabric, Goods and Ornaments report should be read in conjunction with the report from the associated committees at the three worship sites responsible for the day to day maintenance and running of our buildings and facilities around the parish.

The report is separated into sections for each of our buildings and facilities:

Parish Church of St James

The Church is maintained regularly and kept fit for purpose requiring regular review of the building and its structure together with the heating and lighting, replacing or repairing any problem or issues that may arise from time to time. This in an ongoing process and these activities are identified from the weekly use of the facilities, during normal services and by being vigilant to issues as they arise. However, the Diocese mandates that a more structured review is undertaken every 5 years when an independent professional Architect is appointed to undertake a specific "Quinquennial Inspection" and their subsequent report, which identifies any urgent or planned remedial work needed to the Church (or other surrounding plant) is planned and enacted as part of the ongoing building maintenance assurance process. The last inspection was undertaken in August 2015 which found the church in very good order. It identified a small number of recommended minor remedial tasks. A plan was created to address them over the following 5 years. A great number of these have already been addressed.

This year we had an extra, very much unplanned project when a short section of beam fell down from the top of the Nave wall, behind one of the heaters in October. We are incredibly relieved that no-one was injured, and in response we closed the church immediately as we did not know the cause of the incident until professional investigation had taken place. The professional inspection identified the causes of the damage involving a fracture along the wood and unintended damage during earlier works, possibly aided by the positioning of the heaters causing the wood to be subject to localised temperature change. The report declared the church safe to enter again, and we were happy to be back in church before Christmas. The report's main recommendations for action were that we should repair the fallen timber and review the heating arrangements, including the possibility of moving overhead heaters down onto the wall rather than the beams. The report assured us that this was not work that

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needed completing immediately. We intend that the recommendations for beam work will be undertaken during 2019, subject to funds and permissions being granted. We expect little further interruption in our day to day church life and will take this opportunity to upgrade the heaters. We will be considering the energy efficiency as part of our commitment to being as 'green' as we can.

In other areas of the church this year, continual minor repairs have taken place to maintain lighting, heating and sound systems.

Repair work in the church is supported through '*The Friends of St James*' who undertake fund raising events. Also very welcome are any 'donations or legacies' enabling us to continue the loving care of our church & buildings. This year following the fallen section of beam and the significant anticipated costs of repairs and modifications, we decided to launch the Church and Buildings appeal. Donations will help us pay bills to repair the damage and all associated costs. The exact amount required is being determined at the time of writing, but it is currently expected to exceed £15,000. Funds raised through the appeal may also assist with other significant church and church buildings related costs.

Huge continuing thanks go to all on our cleaning team who diligently keep the church neat and tidy from week to week and also all the service support folk who maintain the Communion and fabric items utensils in good order, and secure our goods and ornaments, etc. This is a big and complicated task. Hiring external contract resources to do all this work would cost a small fortune and be prohibitive.

So thank you to all the; TWP, TGC and to all concerned with the Church and Manor House for your support, time and talents and for your continuing donations and financial giving.

Churchyard and Surrounding Area (St James)

Upkeep of the churchyard is the responsibility of the *Helen Taylor Churchyard Trust* which undertakes fund raising specifically for the ongoing ground maintenance of both the upper and the lower churchyard together with the gates, fences and hedges. We offer all those living in the Parish a tranquil and peaceful place of rest for both full Burial and interment of Ashes.

The maintenance of all the grassed areas is the largest part of the work and remains the most costly item of expenditure, but maintaining all the paths & trees and keeping all the memorials safe is always time consuming and important work. The main contract for grass cutting is with Darren Wise, who is doing a grand job. The '*Gardening Club*', made up of stalwart volunteers, beaver away with all the seasonal leaf falls, trim the constantly growing ivy and keep the paths and walls free from weeds. The work keeps us busy while enjoying good healthy fresh air and much needed useful exercise and, of course, we all enjoy a good bonfire from time to time!!! All budding gardeners wishing to help would be more than welcome to join us!!!

The current churchyard is close to full capacity in terms of full burials but still plenty of space for interment of Ashes for some years to come. The Liddell-Sampson churchyard is now fully fledged with a peaceful and tranquil feel surrounding it, with a beautiful Memorial Garden. The garden is still having some further landscaping done, in particular to find deer and rabbit proof plants.

There has been significant progress in uncovering the Lost Liddell Gardens which has already uncovered some 200m of paths and steps and will no doubt add further enrichment to our church life, with the potential to use it for events, as well as restoring balance and variety in the plant species around.

The road surface at the bottom of the hill approaching the church from the direction of the Queen's Oak is deteriorating and will be an issue to be dealt with in 2019.

Manor House and Church Centre (St James)

Our planned major project this year was to be refurbishment of the kitchen, including a plan to improve our storage facilities. The kitchen, which is over 25 years old, was deemed not fit for purpose in 2017, and we had started to explore our options. Following plans being drawn up, we applied for and were granted planning permission for a small enlargement of the storage area at the rear of the church centre in late 2018. This is great news and allows us to plan the work and subject to funds, hopefully make a start during 2019. This will be a not insignificant cost but a worthy investment for the future of the Manor House. It will also allow us to have a larger storage area linked to the hall. A more detailed plan and the associated likely costs will emerge during 2019.

During winter we had some trouble with the heating in the Manor House, affecting both up and down stairs heating and the hot water. An engineer attended and fixed the fault, as well as usual maintenance having been done on the system.

The PCC is responsible for the management through agents of the 4 flats at the rear of the Manor House. There have been no significant costs on the interior of the flats in 2018.

The Manor House received an external 'face lift' over the summer with lots of painting completed as part of ongoing maintenance. This included window frames, walls and guttering,

A big thank you to all those in the 'Thursday Gardening Club', the 'Tuesday Working Party' who save the church significant bills by undertaking a whole variety of jobs both inside the Manor House and the surrounding grounds. The average age of the team is well over 80 years so if there are any budding 'DIYers' or 'gardeners' who would like to enjoy the fresh air do come and join our happy band doing all sorts of jobs in the Manor House & Flats maintaining them in good working and rentable state for the future. We also have gardening Saturdays complete with bacon sandwiches for our volunteers.

43 McCarthy Way

The PCC has responsibility for the maintenance through agents of this property. Purchased as an investment property, it is currently used to house our curate. During 2018, it was redecorated at a cost of about £2K prior to Rev Gemma moving in.

St Mary and St John's Parish Centre

A small committee which includes at least one of the wardens has the responsibility for the maintenance and upkeep of the St Mary and St John's Parish Centre. The property is in fairly good condition with the boiler serviced annually and the carpets cleaned regularly.

Although the centre is maintained and well looked after, it has gradually become less fit for purpose. The building is not designed to last for ever and we have been considering our options for a while now. Whilst the surrounding area is being rebuilt, we would like to be a real focal point of the community, and a source of support for residents. Amongst other smaller changes, our goal would be to have the entrance door on the opposite side of the building - facing outward into the community rather than away. Watch this space.

The bookings of the hall have continued to be organised by the wardens and most evenings and some days are regularly in use.

Gorse Ride Junior School (SMSJ)

St Mary and St John's congregation worship in the main hall of Gorse Ride Junior School. All silverware, the altar table and other items required for regular worship are locked away in the sanctuary area during the week.

The School Caretaker continues to be a huge asset to the church in setting everything up for us on a Saturday evening ready for our Sunday service.

We are very grateful to the sidespeople, coffee makers, flower arrangers and sound technicians for all their help during the year in setting up the church and allowing our services in the school to continue.

St Eligius

Fabric: In 2018, no major works were carried out to the interior or exterior of the Church. Crest Nicholson, on behalf of the Defence Infrastructure Organisation (DIO), continue to be responsible for the upkeep of the Church until such time as the building is sold.

The electrical supply to the building was upgraded in October 2018 and the Fire Alarms were also upgraded in January 2019.

When change of ownership is confirmed, a project team will be appointed, to put together a plan of action for the building to be made fit for purpose, which will include, insulation, heating, renovation of kitchen and toilets and storage.

A huge Thank You must go to the small team of volunteers who continue to maintain the Communion items and Church Linen in good order, keep the candles trimmed and adorn the Church with beautiful flowers.

Goods and Ornaments: A few items have been removed from the Inventory due to damage or were unsuitable for use and a few items were added, mainly concerning the installation of office furniture. The care and maintenance of various items in St Eligius, which generally are in good condition, is also undertaken by a small team of volunteers.

Thanks

With such an active parish as ours with a 12th century church, multiple supporting buildings, with now three worship centres, etc. it takes a lot of time and resources to keep running smoothly. We would like to thank all the members of the parish who give up their time and talents in all sorts of practical ways to help with this process. This year in particular we would like to extend a special thank you to those who have aided us in fundraising efforts for St James in response to our new Church and Buildings fund, and to all those who helped us in our hour of need following the beam falling.

Very many thanks.

Joanne Myall, Robert Alder, Larry Le Var, Lucia Golding, Dave Moore, Marjorie Stalker

Churchwardens, to April 2019