

Welcome – Fr Philip welcomed everyone. The meeting was started with a prayer.

Present – Fr Philip, Bob Hudyba (Church property), Ken Baker (400 Club/SVP), Steve McNally (Health and Safety), Sarah Price (Parish Secretary/Gift Aid Co-ordinator/Treasurer), Meryn Lodge (Parish representative) **Apologies** – Anne Shore (Grants Group)

Fr Philip thanked Sarah for the minutes. There were accepted as a true record of the meeting held on June 2023.

Repair and maintenance.

Presbytery roof - The work on the presbytery roof has now been completed. The scaffolding was taken down yesterday and the hoarding will be collected next week. Although it looked like the issue was with the water leak in the house bathroom upon investigation other issues were found including, Code 4 lead being used instead of Code 5 which caused problems with flashings and other lead details over time. The coping stones above the back door were loose and could have fallen at any time. All lead work has been replaced to a higher specification. Chimneys have been pointed up. One chimney has been blocked up as it was causing damp in the room where the parish office is situated. Ventilation has been added. Unwanted aerials have been removed. The cross painted gold. The dormer access from the loft onto the roof this has been refurnished including new lead cheeks and roof and a pair of hardwood doors which open internally to aid access to the roof. It was suggested by Fr Philip that the current loft hatch situated over his bath be closed and a new one created on the landing. Croft's quote of £4,200 including VAT was of very high specification with handrails, crawl boards and lighting. It was decided not to go ahead at this time. It was noted that the quality of the roofing work has been first class. The total anticipated final cost was £139,462 including VAT and Architect fees. This was an overspend of £14,392 on the amount approved under major expenditure by the Diocese but it does include extra work requested to the church roof and stone surround to the church front entrance doors, which accounted for £8,259 of the overspend. Work to the stone surround of the church front entrance doors has been delayed by a couple of weeks due to the cold weather. Replacing slip tiles on the church roof will take place tomorrow, as this needs a cherry picker, they will check the whole roof. Insurance of the works has been extended to 1st February at no extra cost. There will be a rectification period for defects of 12 months.

Church bells – Bob contacted Exaudite, the Bell maintenance company we have used before, but they no longer service Church bells. Sarah to contact local churches or the Diocese to see if they can give a recommendation.

Cemetery Wall – Bob arranged a meeting with Croft to look at the cemetery walls. This was cancelled twice so to avoid further delay, Bob asked Matt from Croft to visit the cemetery alone. Bob asked Matt to breakdown his report and quotation for each wall, and this will be available in the next week or two.

Presbytery stonework – Now the roof repairs are complete, Fr Philip would like to consider having the stone detailing above the front entrance doors restored. This would consist of a triple tiara and cross keys. Fr Philip can provide the artwork. This is not urgent, but restoration work would improve the appearance of the presbytery.

Memorial to Bishop David – As we need to replace the liturgical books, and 3 volumes of the lectionary books could these be purchased in Bishop David's memory. It would be at a cost of £800 for the 3 books alone. Bob suggested, following a conversation with the Architect, that we could we ask the carpenter in Lye to create a box to replace the internet camera shelf which would hide the existing wires and provide a more suitable base for the camera. The detailing of the box would be designed to match the detailing of the choir loft balustrading and Bishop David's name could be etched into the box. Steve agreed with both as one would be a permanent fixture. It was unclear if we would be allowed to have in memory of Bishop David etched into the box.

Parish Centre Roof – Water is leaking from the ceiling the parish centre entrance; we have decided to ask parish centre users to refrain from using the lights. There is also a spongy area of roof which was noticed

when the dormer windows were repaired. We have had a major issue with dry rot in the past. The wall by the main entrance is constantly damp at the top and bottom and two architects have been unable to confirm why. Bob suggests the only way to combat the damp is to take the wall down and rebuild it. The roof has been inspected, and Croft couldn't find the cause. It could be being fed by whatever is causing the wall to be damp. To fully examine the issue, the roof would have to be opened up but because of the history of dry rot, Bob thinks we could be facing costs of tens of thousands of pounds. The question is, do we let the building deteriorate and plan to build a new parish centre in the future? It is currently an awkward space and takes up more space than needed. Would we be allowed to do so by both the council and the diocese? We have been informed that we have a unique site of Church, presbytery, school, and covenant. Fr Philip pointed out that Alton Castle has the same configuration of buildings. The parish centre is not a building of quality, it has structural problems and ground water seeping into the cellar. Fr Philip proposed that we have a group of 4 people who investigate the issue with the archdiocese and council as this has previously been refused. Fr Philip, Bob, and Sarah to be part of the group. If we did go ahead with a new build, we would need to think about what we want from the building to fully brief the Architect. The main question is how we would pay for it, the starting point would be a million pounds. Do we leave it, or do we start investigating? In the first instance Fr Philip will write to the Diocese to request a visit to the site.

HEALTH AND SAFETY - Steve confirmed all alarm and emergency lighting testing is up to date. Following a visit from Dudley Food Hygiene to the luncheon club, it was requested that the bait boxes are now look at weekly, so we follow new regulations. Mervyn and Steve have started the inventory of Church items for insurance purposes, and they just need to catalogue items in the Sacristy. A volunteer group has now started in the cemetery. We received information from the neighbours in Covert Lane that the trees in the cemetery had grown over wires from their properties. Mitch the tree surgeon visited last week and rectified this and other trees including rotten branches, trees blocking light at the base, a fallen branch and the ivy, this was cut, and chemicals added. We just need help of the volunteers to clear some of the twigs and branches left from the recent storm.

FINANCE – Sarah produced the attached report.

400 CLUB – We currently have 238 members. Ken has completed the return to Dudley, and we made a profit of £4,900. The 400 Club recently paid for the new audio and film system in the parish centre.

AOB

The issue with curtains in the parish centre has been rectified. New tracks were professionally fitted, and Steve and Mervyn rehung the curtains.

The Loop system in Church does work. We are awaiting a quote regarding the sound system issues in the Church – Addendum to the minutes this was received this afternoon.

Date of next meeting – Tuesday 18th June 2024, 10.30am

THESE MINUTES WERE APPROVED ON TUESDAY 18th JUNE 2024 AS A TRUE RECORD OF THE MEETING. PLEASE NOTE SOME ITEMS FROM THESE MINUTES HAVE NOT BEEN INCLUDED IN ORDER FOR US TO CONFORM WITH GDPR REGULATIONS.