The Parish of St Andrew's Sadberge, Darlington

Annual Report and Financial Statements of the Parochial Church Council (the PCC) for the year ended 31st December 2021

Rector: The Reverend Mark East

Associate minister: The Reverend Sue Chew Bankers: NatWest. High Row, Darlington Independent Examiner: Mr Steve Collinson

Aims and Purposes

The Parochial Church Council of St Andrew's Sadberge has the responsibility of cooperating with the incumbent, the Reverend Mark East, and his Associate Minister, the Reverend Sue Chew, in promoting the ecclesiastical parish and the whole mission of the Church – pastoral, evangelistic, social, and ecumenical. The PCC is also responsible for the maintenance of the Grade II listed church building as well as its grounds; the Lych Gate and churchyard wall are also Grade II listed.

Objectives and Activities

The PCC is committed to enabling as many people as possible to worship at our church, and to become part of our parish community in Sadberge. The PCC reviews the pattern and style of worship in St Andrew's and ensures, as best it can, that our services and other activities put faith into practice through prayer and scripture, music, and sacrament.

When planning our activities for the year, we have considered the Charity Commission's guidance on public benefit, and the supplementary guidance on charities for the advancement of religion.

We try to enable ordinary people to live out their faith as part of our parish community through:

- Worship and prayer; learning about the gospel; developing their knowledge of and trust in Jesus
- Provision of pastoral care for people living in the parish and the wider community
- Missionary and outreach work

To facilitate this work, it is essential to maintain the fabric of our church.

Achievements and Performance

Worship and prayer

The PCC responds to the wish of its regular congregation to take part in traditional forms of worship. Most Sundays there is a service of Holy Communion which is sung by the small but enthusiastic and effective choir. On the first Sunday of the month a more flexible form of worship is frequently used. These services are often devised by the Associate Minister in conjunction with members of the congregation, and occasionally liturgy from the Iona Community is used to great effect. Leading of worship is shared between the two Ministers; the Reverend Sue Chew has taken approximately 90% of the services in 2021.

All are welcome at our services. At present there are 44 members on the church electoral roll, 16 of whom are not resident in the parish. The average weekly attendance at services is 26 but this number is always at least doubled at major festivals.

As well as our regular services we enable our community to celebrate and thank God at the milestones of the journey through life. Because of national lockdowns in 2021 the numbers of baptisms, weddings and funerals have been severely curtailed.

Those who are no longer able to come to church are not forgotten and they are visited by members of the congregation, many of whom are lifelong friends, and by the Associate Minister who is willing to administer Holy Communion to those who request it. We also stream our Sunday services online.

Deanery Synod

Two members of the PCC attend the Deanery Synod and report back to us, so providing a link with the Churches around us and with the Diocese as a whole. Items discussed this year at the request of the Synod are included in the Deanery Synod Representative's Report.

Church Fabric

The stewardship of Grade II listed structures is a constant challenge for the PCC and a significant drain on our scarce resources. During 2021 service visits were required to maintain the standard of our oil fired heating boiler and our fire extinguishers, and significant repairs were made to areas of the church roof. The PCC regularly discusses long-term plans to attempt to ensure that sufficient funds are available for future needs.

Mission and Evangelism

The aim of the PCC has been to develop further the good links between the church and the community. Activities during the last year are listed in the Associate Minister's Report.

The church and village newsletter, *The Roundabout*, is delivered free of charge 10 times a year (in normal years) to every household in the village; in 2021 our monthly deliveries were curtailed by the national lockdown. The PCC is immensely grateful for the generosity of parishioners and others who contribute to the printing costs as well as to the volunteers who undertake delivery of *The Roundabout*.

Music

As mentioned above St Andrew's is fortunate (unlike many small churches today) in having a small but enthusiastic choir whose membership has grown again this year, despite restrictions on Sunday services. We normally sing a setting of the Communion service most Sundays with the addition of occasional anthems, chanted psalms, and seasonal music during Advent, at Christmas and Epiphany and during Lent. The PCC is very grateful to choir members for giving freely of their commitment and talent.

The national lockdown in 2021 has prevented other musical activities that would normally have taken place in St Andrew's, although it was possible to introduce an Advent Service of Carols and Readings – a new venture for St Andrew's.

Volunteers

Many members of our congregation work tirelessly on a voluntary basis to support, maintain and develop the activities of St Andrew's, and without this support the church could not function. The PCC is profoundly grateful to all who have supported the activities mentioned in this report as well as to those who keep things ticking over from week to week. Members of the PCC participate fully in this work and continue to support, encourage, and care for one another and all members of our community while ensuring that a very warm welcome is given to visitors and newcomers.

Financial Review

The unrestricted General Fund benefitted from receipts of £26,759. Payments from this fund were £25,804 resulting in a 'surplus' over the year of £955. Income from weekly collections was hard hit by the closure of church because of Covid regulations. We continue to change much of our regular giving to make use of Parish Giving which improves our cash flow by the regular payment of Gift Aid. In 2021 many church members made very significant gifts to the church in order to maintain the fabric, and it is this that has increased this year's income. The PCC is immensely grateful for this generosity.

St Andrew's continued to pay the largest contribution the PCC felt it could afford to the Diocesan Parish Share which pays the stipends, housing costs, training and pensions for the clergy of the Diocese.

Full details of the year's financial transactions are provided in the accounts attached to this report.

Structure, Governance and Management

The Parochial Church Council is a corporate body established by the Church of England. The PCC operates under the Parochial Church Council Powers Measure, and the method of making appointments to the PCC is set out in the Church Representation Rules. At St Andrew's the membership of the PCC consists of the incumbent (our rector), the associate minister, the churchwarden and members elected by those members of the congregation who are on the electoral roll of the church.

The PCC members are responsible for making decisions on all matters of general concern and importance to the parish, including deciding how the funds of the PCC are to be spent. The full PCC met 6 times during the year.

Administrative Information

St Andrew's Church is situated in Darlington Road, Sadberge, DARLINGTON. It is part of the Deanery of Darlington within the Diocese of Durham. The correspondence address is:

Rev. Mark East (Rector) 7 St Andrew's Close Haughton-le-Skerne DARLINGTON DL1 2EB

The PCC is a body corporate (PCC Powers Measure 1956, Church Representation Rules 2011) and a charity currently exempted from registration with the Charity Commission.

The PCC members who have served at any time from 1 January 2020 until the date this report was approved are:

Ex officio members:

- Incumbent: The Reverend Mark East
- Associate Minister: The Reverend Sue Chew
- Wardens: Mrs Catherine Knaggs, Mr Willson Taylor

Elected members:

- Mrs Millie Scaife, Secretary and representative on the Deanery Synod
- Mrs Edith Lowther
- Mrs Kath Hillary
- Mrs Denise Woods
- Mr Ian Whitfield, Health and Safety Officer
- Mrs Wendy Kirkbride, Safeguarding Officer
- Mr Richard Bloodworth, Treasurer

Treasurer's Report

The graphics on this page may be helpful in giving an overview of our financial position. Detailed accounts can be found on the next page.



| Good things | Less good things |
|--------------------------------------|--|
| Income slightly exceeded expenditure | Very significant premises costs |
| Gift Aid claim | Premises costs likely to grow significantly |
| Parish Giving Scheme extended | Difficulty of meeting the Guided Pledge indicated by the Diocese |

| Opening Balances | 8,793.24 | 5,633.89 | 2,448.76 | 730.26 | | |
|---|------------------------------------|--------------------|-----------------------|--------------------------|--|-----------------|
| | Current Account Transactions | General Reserve | Organ and Music | P Bell Repair Fund | | 2020 figures |
| NCOME | | | | | | |
| Tax efficient planned giving Tax efficient Specific Gifts (including Gift Aid | 10,082.84 | - | - | - | Parish Giving and Direct Debits | 1065 |
| recovered) | 7,939.34 | | | | Gift for Roof repairs, Porch plaques, etc. | |
| Other planned giving | 231.00 | - | - | - | Regular small donations | 58 |
| Collections All other giving & voluntary income | 2,143.79 10.00 | - | - | - | Plate collections | 203 51 |
| Income tax recovered | 1,861.94 | - | - | - | This is Gift Aid recovered quickly as a result of the Parish Giving scheme; there is a GA claim in preparation for part of 2018, all of 2019 and 2020 | 133 |
| Legacies received | - | - | - | - | | |
| Recurring & one-off grants | 1,000.00 | - | - | - | From the Parish Council - churchyard | 50 |
| Fundraising income (Gross) | 195.00 | - | - | - | Coffee morning as lockdown eased | |
| Dividend & interest income Fees received by the PCC for weddings, funerals, etc. | 1,798.00 | 2.93 | 1.27 | 0.38 | Fewer events this year - these are the gross fees - some fees still outstanding in St Andrew's Haughton accounts - no fees yet paid to DBF | 206 |
| Transfer of funds from other accounts | - | | | | , · | 30 |
| Cushions donations | 10.00 | - | - | - | | |
| Roundabout donations | 337.00 | - | - | - | | 14 |
| Roof donations (not included in Parish Giving accounts) | 400.00 | | | | | |
| Coffee donations | - | - | - | - | | 14 |
| Flowers donations | - | | | | | 4 |
| Hall rental income | 750.00 | - | - | - | | 75 |
| TOTAL INCOME | 26,758.91 | 2.93 | 1.27 | 0.38 | | 1906 |
| XPENDITURE | | | | | | |
| Fund Raising Costs | - | - | - | _ | | 6 |
| Mission Giving & Donations to Charities | - | - | - | - | | 25 |
| Parish Share | 12,001.00 | - | - | - | | 907 |
| Salaries Wages & Honorarium | - | - | - | - | | |
| Clergy & Staff Expenses | 1,099.00 | - | - | - | Organist - £900 is gift aided back | 99 |
| Mission & Evangelism Costs | _ | _ | _ | | through Parish Giving | 99 |
| Church Insurance | 1,398.56 | - | - | - | | 134 |
| Church Cleaning | - | - | - | - | | |
| Church Admin Costs | - | - | - | - | | |
| Church Maintenance Costs (Minor Repairs) | 984.56 | - | - | - | Electrical repairs, Altar polishing, Engraving, Carpet relaying (most of this reimbursed through Parish Giving) Copyright Icense, Calmiles, Organ | 229 |
| Upkeep of Services Upkeep of Service - Flowers | 391.00 | - | - | - | tuning | |
| Other PCC property Upkeep | 1,980.00 | - | - | - | Mowing of the churchyard has increased this year, but much is covered by grants from Sadberge PC. This also includes a payment of £700 to CDCF - admin costs for the £7,000 grant for treeptival. | 98 |
| Church Governance Costs Oil Costs | 325.71 | - | - | - | | E1 |
| | | - | - | | We are still waiting for a "normal" year | 51 |
| Electricity Costs | 73.04 | - | - | - | to assess vale for money here! | 26 |
| Water Costs | - | - | - | - | | |
| Photocopying | 900.00 | - | - | - | There will be a refund here | 90 |
| Hall Letting Direct Costs | - | - | - | - | | |
| Transfer of funds to other accounts Major Repairs to Church Buildings | 6,330.00 | - | - | - | Payment for roof and fabric renaire | |
| Major Repairs to Church Buildings | 6,330.00 | - | - | | Payment for roof and fabric repairs | |
| New Building Works | - | - | - | - | | |
| Fees to DBF | - | | | | Fees for 2021 yet to be paid | 76 |
| Fees to Verger | - | | | | | |
| Fees to organist | 73.00 | | | | | 7 |
| Back Payments to DBF | 248.00 | | | | Back payments now complete | 50 |
| TOTAL EXPENDITURE | 25,803.87 | - | - | - | | 1802 |
| N-YEAR CHANGE | 955.04 | 2.93 | 1.27 | 0.38 | | 1034. |
| STATEMENT OF ASSETS | | | | | | |
| Bank Current Account Balance (Calculated at 31-12 | 9,748.28 | | | | | |
| Bank Current Account Balance (Actual at 31-12-21) | 9,748.28 | | | | | |
| | | | | 730.64 | | |

Once again, the accounts speak for themselves. Despite the pandemic we are in a slightly better financial position at the end of this year, thanks to the increased number of donors who use of Parish Giving Scheme (which pays Gift Aid monthly). We could not manage financially without the enormous generosity of members of the congregation and local community. Repairs to the fabric were very significant expenses (happily covered in large part by generous specific donations), but further maintenance of our fabric will be a major challenge into the future, and this will be particularly true in 2022 because of the need to fund the repair of the churchyard wall and the felling of dangerous trees in the churchyard.

Our Aims for 2022 are the same as those for 2021, none of which have been achieved in full, and some not even in part.

Increase income:

- Increase the use of Parish Giving to include all regular donors
- Attract new donors to Parish Giving
- Set up a Friends group
- Set up a Stewardship Scheme in the village

(Richard Bloodworth, Treasurer)

Independent Examiner's Report to the members of the Parochial Church Council

('The Trustees') of St Andrew's Church, Sadberge

I report on the accounts for the year ended 31st December 2021 which are attached to this report.

Respective responsibilities of the Trustees and Independent Examiner

The members of the PCC (the Trustees) are responsible for the preparation of the accounts. The Trustees consider that an audit is not required for this year under section 144(2) of the Charities Act 2011 (the 2011 Act) but that an independent examination is needed.

It is my responsibility to:

- examine the accounts (under section 145(5)(b) of the 2011 Act).
- follow the procedures laid down in the General Directions given by the Charity Commissioners; and
- state whether particular matters have come to my attention.

Basis of Independent Examiner's Statement

My examination was carried out in accordance with the General Directions given by the Charity Commission.

An examination includes a review of the accounting records kept by the charity and a comparison of the accounts presented with those records. It also includes consideration of any unusual items or disclosures in the accounts and seeking explanations from the Church Council (the Trustees) concerning any such matters. The procedures undertaken do not provide all the evidence that would be required in a full audit, and consequently I do not express an audit opinion on the view given by the accounts.

Independent Examiner's Statement

In connection with my examination, no matters have come to my attention:

- 1. which give me reasonable cause to believe that in any material respect the requirements
 - to keep accounting records in accordance with section 130 of the 2011 Act: and
 - to prepare accounts which accord with these accounting records and comply with the accounting requirements of the 2011 Act have not been met; or
- 2.to which, in my opinion, attention should be drawn in order to enable a proper understanding of the accounts to be reached.

File copy signed by Steve Collinson, Independent Examiner

Signed:

Date:

12 TH MARCH 2022.

Associate Minister's Report for 2021

2021 was dominated by the continuing COVID restrictions placed upon all our lives, with church life being no exception. In accordance with Church of England guidelines church was closed for public worship for several weeks and during this time services were streamed using Zoom. It was very special when we returned to worship together again as a church family while adhering strictly to the Covid regulations.

For the second year in succession we were unable to hold a Mothering Sunday service, although public worship resumed to mark the events of Holy Week culminating in a joyous celebration of Easter Day.

A new venture this year was to create, with the help of some talented local residents, a garden tomb. Villagers were invited to create a flower to add to the Easter Garden. There was a very good response with some imaginative creations, the youngest contributor being 2 years old. I hope this becomes an annual event.

We celebrated Harvest with a service in church at which many generous donations of tinned goods were received for Haughton food bank, together with fresh produce for the women's refuge. A bring and share lunch in the Village Hall followed the service. This was a very happy occasion enjoyed by all as it was the first opportunity we had had to socialise for 18 months.

Remembrance Day was marked with a short service in church prior to joining the villagers at the Memorial Garden for the Act of Remembrance at 11am during which the choir sang the anthem *They shall grow not old.* The Act was much appreciated by all present.

I am extremely grateful to the choir (under the leadership of organist Richard Bloodworth) for their dedication week by week in leading and enriching worship. This was particularly appreciated during the times when congregations were unable to sing due to Covid restrictions.

Church attendance remains very consistent with on average, 26 worshippers each week. There have been 2 weddings during the year as well as a service of thanksgiving for the life of one of our long-standing members of the congregation. There has been a marked increase in baptisms, several of which had been postponed during the pandemic.

St Andrew's remains a church that offers a warm welcome to all.

Within the church family there is a real sense of working together as a team to care, not only for the building and grounds, but for each other, especially in these challenging times. Special thanks go to our churchwardens, treasurer and members of the PCC for their work and dedication to duty in maintaining the life, work and worship of our church.

It remains a joy and privilege to be your minister - thank you for your ongoing support and encouragement, and I look forward to working and worshipping with you in the coming year.

Church Warden's Report

The Church has been maintained by many volunteers. We would especially mention:

- Edith and Denise who maintain the Church for services and particularly for the sacraments of marriage, baptism, and death. Their support and presence at these services is a great comfort to our Priest and Wardens.
- Ernie Lowther for his great care of the Churchyard and much more.

The maintenance of the biolet remains a challenge but we continue to do our best to make it fit for purpose.

By the time of the APCM the resolution of the problem posed by the bulging churchyard wall and the adjacent tree should be further advanced. We have obtained a Faculty from the Diocese of Durham which allows us to repair the wall and fell the tree which is causing the problem with the wall, along with another tree in the churchyard which was badly damaged during recent storms. We are very grateful to the County Durham Community Foundation for a very generous grant to help us pay for the expensive work that is necessary.

The mechanism which drives the hands of our church clock has fallen into disrepair and hence the clock has been inactive for some months. Despite several requests we have not yet been able to obtain an estimate for remedial work from the company that maintains the clock.

The PCC has appointed a new architect who carried out a Quinquennial Review. Her report has now been received and will be considered during 2022.

The Church Wardens greatly appreciate the sterling services of our Organist and Choir, our Rector and Priest and our faithful Congregation.

Catherine Knaggs

Willson Taylor

Secretary's Report

PCC meetings were held on the following dates last year – 14th January, 1st February (via Zoom), 15th April, 9th May APCM, 5th July, 6th September and 8th November.

Restrictions and government regulations were implemented throughout the year in response to the evolving COVID pandemic.

In February Bishop Paul granted a disposition to close churches during lockdown. Sunday morning services were offered on Zoom. Thanks are due to Richard for organising the technology, and to Willson and Rev Sue who delivered the services.

Key items of business discussed in 2021 included:

- The sycamore tree and its damage to the churchyard wall
- Extending the Burial of Ashes area
- Roof repairs estimated cost £11,000; how to raise the money for this; grants to be sought including applications to Banks Community Fund. Very few funding events were held on 2021 because of Covid restrictions
- The community were invited to help create an Easter Garden and this made a very attractive contribution to our Easter celebrations.
- We continue to work with the village Bio-diversity group.
- The PCC agreed to consider the idea of forming a Friends of St Andrew's Church group at an early date.
- A Harvest Festival service took place. Villagers were invited to donate dried and tinned food for our Food Bank.
- Once again St Andrew's Church and Sadberge Parish Council worked together for Remembrance Day at Church and at the village Memorial Garden.

Willson Taylor was appointed the second representative on Darlington Deanery Synod.

Arrangements for the Quinquennial Inspection (QI) were agreed.

Christmas services included the traditional Carol Service and an Advent Carol Service which were both very well received as were a Late Mass on Christmas Eve and a Christmas Day morning Communion Service.

Once again, the Church was open on designated occasions during the week up to Christmas for private prayer and reflection. The Christingle service took place in Church on Christmas Eve when over 50 people attended and £69 was raised and donated to The Children's Society – who supplied the resources for making a Christingle.

Millie Scaife - Secretary to the PCC

Darlington Deanery Synod Report

Three Deanery Synod meetings were held in 2021. Two were via Zoom (11th February and 24th June) and the third was held in person at St Matthew and St Luke's church.

The meeting in February was the first meeting we'd been able to hold due to Covid in the Synod's new triennium. At this meeting the Deanery Lay Chair (Andrew Maxwell), the Deanery Secretary (Sue Bruce) and the Deanery Treasurer (Michael Shepherd) were elected.

N.B. Sue Bruce stepped down as Deanery Secretary due to personal pressures and was thanked for her four years of dedicated service. Joyce Barber was elected as the new Secretary.

The main topics discussed during the year were:-

Interregna in the Deanery. There were three at the beginning of the year (The Riverside Parishes, St Herbert's and St Cuthbert with Holy Trinity). St Cuthbert with Holy Trinity was filled in April 2021 with the new incumbent, The Rev'd James Harvey.

Regular feedback from parishes about Covid and its impact. There have been struggles in many parishes, but also innovative experimentation to keep worship going and continue ministry within the restrictions.

Deanery and Diocesan Finances. The main issue is that within parishes finances have been depleted during Covid, and this has had the impact of leaving a £1.3m black hole in Diocesan Finances. As a result all future appointments have been suspended.

Deanery Enabling Teams: Enriching Discipleship, Children and Young People, Tackling Poverty and Care for the Environment. Deanery Synod is encouraging passionate synod members and others from the churches to get involved in these four areas to help us tackle the challenges of growth for the future. If churches have people who would like to get involved in any one of these four teams, they are to let their Deanery Synod representatives know as soon as possible. At the November Synod we had a presentation by the Diocesan Environmental Champions (The Rev'd Dani Lindley and The Rev'd Catherine Walton) seeking to encourage the Deanery to:

- cultivate a shared Christian vision of God's creation and our call as His people to steward, nurture and protect His creation.
- promote responsible consumption and behaviour.
- work together to challenge environmental issues.

Deanery Lay Training. Local Lay Training is being developed. The first series of events was a *Wings for Worship* course on Leading Services. This took place in the Autumn with about 12 individuals from various churches taking part; it was well received.

Deanery Estates Missioner. The creation of this post was recognised as an important part of the current Deanery Plan so that we can find ways of reaching

effectively into our existing estates within our parishes and the new estates rapidly appearing around the town. The plan for this has changed slightly and we are investigating ways in which 'New Christian Communities' or 'Missional Communities' can be developed from our churches into areas that don't have an obvious church presence. More work will be carried out to explore new ways in which this might happen.

Diocesan Vision and Purpose: This involves developing a 'plan on a page' as well as the Diocesan Vision for the next five years following on from Waymark '19 and the two ensuing years of consultation. At the June meeting Duncan Podbury (Transformation Project Lead) gave an inspiring presentation about the direction in which the Diocese believes it is heading into the future. There are challenges ahead, but there are also great opportunities.

New Diocesan Synod Triennium: Numbers have now been revised and Darlington Deanery is able to have 5 Lay and 5 Clergy representatives. The newly elected lay members are:

Mrs Pam Davison, Mrs Hylda Hopper, Mr Andrew Maxwell, Mr Colin Price and Mr Philip Stokes. The Clergy elected members are: The Rev Jennifer Croft, The Rev'd Tony Roache and The Rev'd Mark East, and there are two clergy vacancies.

The Christmas Journey: This was promoted by the Deanery throughout the year as a Deanery Wide project to present the Christmas story to junior aged children. Every Primary school was invited and nearly all the schools in Darlington took part. The volunteers to enable this to happen came mainly from St Matthew's and St Luke's (the host church) and St Michael's and All Saints'. It proved to be very successful and is growing by the year. It is hoped that even more volunteers will enable it to expand next year.

The Rev'd Mark East Area Dean

Church Music Report

St Andrew's Sadberge is fortunate in having a small, dedicated and gradually expanding group of musicians who meet every Friday evening to prepare music for the next week's services. Unlike most amateur choirs we are well-provided with tenors although we would welcome more singers of any variety, from soprano to bass, from beginner to expert. Our practices are enjoyable and light-hearted, and we occasionally meet socially as well. We continue to be grateful to Rev'd Sue Chew, not just for her singing, but also for stimulating us to make greater contributions to the worship in St Andrew's.

Richard Bloodworth (Organist)

Safeguarding Officer's Report

At St Andrew's Church we continue to take safeguarding seriously and as such it is an item on the agenda at every PCC meeting. We continue to adhere to the policies adopted in 2019:

- Diocese of Durham Safeguarding Policy. Ver 2019.1
- Promoting a Safer Church: House of Bishop's Policy Statement (2017)
- Responding well to Domestic Abuse Practice Guidance (2017)
- Safer Recruitment and People Management (June 2021)

I am advised of any new Safeguarding policies or measures by the Diocese of Durham and I can seek advice on any Safeguarding issues or queries through Sheila Bamber or Helen Straughan (Durham Diocese).

I have recently completed the Basic Awareness and Foundation online courses as it was more than three years since I previously completed them. In addition I will soon be enrolling on the online Leadership Course which builds on these two.

Thank you again for your support in this vitally important area of church life and please do not hesitate to contact me if you have any questions or concerns regarding Safeguarding.

Wendy Kirkbride Parish Safeguarding Officer

Health and Safety Officer's Report

The two Fire Extinguishers were serviced in February 2021.

The First Aid box is in order. The Accident Book is up-to-date.

A small set of ladders purchased during the year has proved its worth.

Our church is open again. Safety measures are still being observed regarding social distancing and numbers. The congregation continue to wear masks.

We have discussed fixing a hand rail to the church building outside the vestry door. The door and three steps are required for occasional access and in an emergency. This modification to the exterior of a Listed Building may require a Faculty from the Diocese. Rev'd Mark has this in hand.

Ian Whitfield (Health and Safety Officer)