

SMT Report (Site Management Team) 2025-2026

During the course of the past year only one major project was carried out, we were finally given permission to replace the church boiler with a new gas boiler! This was installed in August, and apart from a couple of teething problems the boiler has worked well. Whilst the gas boiler was being installed and tested it was noted that the existing underground steel gas pipe is showing signs of deterioration, so we have applied for a faculty to replace the gas pipe from the gas meter by the main gates to the hall/rooms. This work is being carried out the first 2 weeks of August, subject to the faculty being granted. This will involve a trench being dug by a contractor with a digger so there will be some disruption. We also had the chancel fan heater replaced, as this had not worked for a number of years.

Following the installation of two Saniflors to the entrance hall toilets I am pleased to say that we have had no problems! We have however had problems with the Rooms drains but this has now hopefully been resolved.

We have had repairs carried out to the west end wall/window and although this has reduced the leaks, we are still having some rainwater coming in.

We arranged for a survey on the condition of trees in the church yard, and on receipt of the report we have had the recommendations carried out; removal of one dying silver birch, and the removal of overhanging branches to the overhead power line to the Vicarage. Both these costs were shared with the diocese; we also had some dead wood removed from the ash trees in the rear graveyard.

The wall around the front steps has recently been repointed by Martin, as this was on the last quinquennial report.

Servicing of all the safety equipment has/is being carried out by the various specialist companies, as and when required.

More recently we have had a work party to remove the dying diseased box hedges and we also tidied the path to the memorial garden.

The grounds have been maintained by a team of volunteers and a big thank you to you all. We have also put aside some of the rear graveyard for re-wilding and planted two mountain ash trees.

2 Edington Place (curate's house)

This property has been continually rented out and is bringing in an income that is shared with the diocese. Following comments from the tenants we have had a couple of small remedial jobs carried out in the past year. The en-suite bathroom has been repainted with anti mould paint and an extractor fan installed.

Last but not least we are saying goodbye to Martin as he and Kath are moving to Sidmouth and will be missed, A big thank you to them both for all that they have done for St John's over the years.

So if anyone is interested in joining the team, please let me know.