

# The Parish of St. John the Evangelist Newbury

Meeting of the PCC held on Thursday 27<sup>th</sup> July 2023 beginning at 7.30pm at St John's Church

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## Present:

**The Revd. Gary Collins – Chair**  
**David Oats– Churchwarden**  
**Alison Foulkes – Churchwarden**  
**Sam Brown – Hon. Secretary**

## Also in attendance:

**Melanie Brown (MAB), Aeron Slade (AS), Kim Slade (KS), Christopher Sears (CS), Stephen Kerry (SK), Margaret Baker (MB), Jeremy Wright (JPW)**

1	<b>Opening Prayer &amp; Welcome</b>		
2	<b>Apologies for absence:</b> Andy Grace (AG), Jennie Marwick-Evans (JME) Andrew Kingston (AK)		
3	<b>Correspondence</b> BB notification for TW, AS request for AOB item, DO Boiler options paper		
4	<b>Minutes of the previous meeting</b> The previous PCC meeting minutes held 6 <sup>th</sup> June 2023. Acceptance was proposed by AS and seconded by DO, unanimous approval from the PCC.		
5	<b>Matters Arising from previous minutes.</b> No actions to carry over		
6	<b>Safeguarding Update</b> SK updated that no safeguarding issues have been reported, work has been done on understanding how many of the PCC have been DBS checked. Revd Gary advised that the TV series 'The 6 <sup>th</sup> Commandment' is a recommended watch (based on a true story). This is pertinent to the walk-throughs we undertook recently.		
7	<b>H&amp;S Update</b> MB advised, no update, but concerned about the cables 'dangling across' to the tree. Revd Gary to resolve. MB also suggested disposing of the walker at the base of the stairs. Revd Gary suggesting moving it to an alternative location.		
8	<b>Deanery Update</b> AS updated the PCC on the discussions over the allocation of the parish share and the meeting was very positive and well received.		
9	<b>Vicar's Report</b> Revd Gary presented his report which was well received by the PCC.		

10	<p><b>Financials</b></p> <p>We have been spending a lot of money recently, repairs to the floor, brickwork repairs, cycle rack and feasibility study, expecting boiler repairs. Some money we can claim back from Insurance and VAT rebates where we can. We have drawn down £15k from legacy (£13k general cost and £2k feasibility study). The next dividends will be end of August so will try and tie this with bills. Room income going well. No questions on the financial information provided. YTD (end May) we received £19k and forecasting £34k for end of the year for the room income. DO advised we need to review the room rates (not reviewed for 10 years), West Berks is our largest users, Revd Gary suggested we check in with them to see if they are OK. DO updated that we are flexible and handle exceptions compassionately.</p>	
11	<p><b>i-CAP update</b></p> <p>PB is now supervising the architect tasks and is in touch with contractors and producing drawings and we expect quotes from 3 contractors. DO updated that the electrics will be moved and then we can install a ramp. Revd Gary believes we have the money for the first phase. DO is expected that work will start early next year. MB asked whether we need the porch. Revd Gary updated on the other phases and the rationale for the further phases. Revd Gary updated on our excitement with the raising of £52k so far. MAB asked for clarification on the electricity. DO updated that the mains cable into the church will be re-routed and the distribution boards will need to be upgraded by a contractor and new meters will be installed by our utility company. MAB sought clarification that the work being undertaken is complementary to a future heating system with regards to the electric power required. MB asked DO to explain where the electrics were being located. DO updated the PCC, that the new installation would be on the opposite side of the entrance porch, under the window. Revd Gary also advised we have some funding streams that kick in when we have raised a level of funding ourselves. AS updated that the Good Exchange has supplied a list of other churches locally, who have tapped into various funding streams.</p>	
12	<p><b>Boiler</b></p> <p>DO updated that the old boiler is still switched off, but we may need to re-commission if we need it to get some heating for this winter. This means we will need to get the gas leak fixed. Revd Gary introduced the feasibility study. DO recommended that we have a separate PCC meeting to review. SB discussed with the PCC the costs in the feasibility tariff table. KS stated we need to compare what we pay today for electricity, rather than against a green tariff, JPW agreed. Revd Gary updated that Bruce Blaine at St Georges will review the feasibility study. DO and Revd Gary have discussed looking at the option of having a smaller gas boiler with an ASHP. JPW updated that gas is very efficient and should not be discounted. JPW advised that the feasibility study should have included costings for simply replacing the existing gas boiler with a modern boiler, as a standard baseline, and that that should be provided, MB agreed. KS reflected that the ongoing run cost was sobering, and we need to have additional data. CS asked if we have an opportunity to review and see what other churches have done to implement the new technology. Revd Gary to find out some examples of other churches who have implemented new heating recently. DO suggested that a hybrid system would likely be the solution recommended. SK asked about the underfloor pipes. DO advised that the view is that they should be OK but will be tested before a new heating system is connected.</p> <p>DO apologised that the report was not sent out sooner (internal delay within the company). DO updated we are proceeding with the repair to the gas leak.</p> <p><b>Good Exchange update</b></p>	

	<p>AS updated that people who were giving to the GEX iCAP project are still being match funded, there is £11k that still is available to be match funded. A list of options included we can apply to extend the project, or we close the project and add a project for boiler replacement which would qualify is for £5k match funding and some of the £11k to be applied as a community grant to this boiler project. SB asked what the timescales are, AS updated he isn't sure, but maybe 12 months. AS asked 1) should we extend the iCAP project and apply £11k continued match funding. Or 2) set up a new project and apply for a portion of the £11k for the boiler replacement. Revd Gary asked for a vote. PCC agreed unanimously in favour of iCAP but if AS believes as he gathers more information that changes that position, he should be empowered to proceed as he deems appropriate.</p> <p><b>Organ</b> CS updated that the immediate work to fix the fault and clean the pipes has been completed (approx. £5k of work). Revd Gary asked when we will hear the difference. CS updated it will be Sept/Oct. CS advised DO that blow heating are the worse heaters for organs.</p>	
13	<p><b>Bike racks</b> Thanks to SK for organising, these are in. Revd Gary updated they have done an excellent job.</p> <p><b>Floor repairs</b> Completed (the leaks at the rear of the church).</p> <p><b>Sustainable flowers</b> AF updated that there is a view to move away from Oasis material, towards other methods of holding the stems, and to promote flowers sourced locally rather than flowers imported from abroad. AF went to a sustainable flower festival in Wantage, and she and CF have and are using English flowers and ask people to grow some flowers for the church and use some of the garden to grow flowers for the church. Some churches have artificial flowers which we will want to avoid. AF is working with the flower arrangers to source.</p>	
14	<p><b>Childrens inclusive with worship</b> Revd Gary will be organising a meeting on looking at how we can include children more in worship.</p>	
15	<p><b>Reintroducing the common cup</b> Revd Gary states we need to step back in line with the CoE, and we hope that nobody will feel excluded from communion. Revd Gary stated we want to return to the chalice in September and will communicate in advance of the change. MB was surprised that the CoE have mandated this, and that people who are unwell need to be careful. The approach to taking communion may change so people who don't feel comfortable about receiving from the common cup, can avoid doing so, without a noticeable difference. SK suggested we need to verbalise the change, so it is sensitively introduced. AF asked if more than a certain number walked by the chalice, would he have to revisit it. Revd Gary responded that experience is that it becomes second nature after a while. Revd Gary will review introducing changes 2<sup>nd</sup> Sunday in September and will consider options to ensure inclusion.</p>	
16	<p><b>School connection</b> School on holiday!</p>	
17	<p><b>Revd Terry Winrow extension of terms of office from Oct. 2023 for one year – approval</b> 'This PCC consents, under Section 29A(10)(b) of the Ecclesiastical Offices (Terms of Service) Regulation 2009, to the extension of the term of office of the Reverend Terence Winrow, who has attained the age of 70 years and is licensed to the Benefice of Newbury St George and St John for a period of one year.' The PCC voted with a majority approved. SB will notify Revd BB in writing of this outcome.</p>	

18	<b>Sides-people, servers, and administrants</b> – Revd Gary provided the names of the individuals.		
19	<p><b>Any Other Business.</b></p> <p>MB updated that on a Wednesday she empties the bins and finds food waste mixed in with the bins. MB suggested could we consider a three bin recycle system. Also, that the bins get smelly, and the flies get in (no lids) could we have newer bins with lids. CS suggested also paper re-cycle. DO advised that recycling for paper etc is already collected in the kitchen and the vestry. MB also asked whether the disabled parking graphics could be updated. DO and MB will progress suitable solutions to these issues.</p>		

**Closing Benediction, the meeting closed at 21:30**

**Dates of next meetings:**

07/09/23 (Thurs) Standing Committee Meeting - Zoom

14/09/23 (Thurs) Parochial Church Council Meeting - Church, Upper Room

09/11/23 (Thurs) Standing Committee Meeting - Zoom

23/11/23 (Thurs) Parochial Church Council Meeting - Church, Upper Room