

# St Mary's Woburn – Fabric Report – 2019-2020

We are fortunate that the overall fabric of St Mary's Church is in good order. The church is an imposing building that is admired and appreciated by many. Like all properties of its age it must be maintained and enhanced so that it can be used by current and future generations as a place of worship with a historical interest and significance. We are grateful to Bedford Estates who maintain the fabric of the building, and mow the grass to the south of it.

Over the past twelve months we have endeavoured to ensure that repairs where necessary have been made and that ideas and suggestions for improvements have been considered and carried out where finances have allowed.

- **Quinquennial Inspection Action Points**

The Quinquennial Inspection of 2018 has been shared with Bedford Estate who are addressing the Priority 1 & 2 Items.

- **Plumbing**

Repairs have been carried out to taps on two handbasins in crypt toilets and isolator screws installed

- **Sound System**

- **Church Surrounds**

The contract with Oakvale Garden Maintenance continues. This ensures that those parts of the church grounds not looked after by Bedford Estates continue to be kept in a respectable condition.

- **Graveyard**

Woburn PCC is responsible for the upkeep of the Graveyard behind the Heritage Centre in the High Street. The graveyard is maintained to a high standard by a small group of dedicated volunteers. The equipment was professionally serviced by ATM in Woburn Sands, and a grant received from Woburn Parish Council. A Health & Safety inspection was carried out in February 2019, and while there were no dangerous gravestones, it was agreed that an inspection has been carried out on an annual basis.

- **Lighting**

The new lighting installed in February 2019 has proved an unqualified success, and the seven pre-installed 'mood options' have provided a wide selection of appropriate lighting for different services

- **Alter Frontals**

The fine gold embroidered alter frontal is being repaired by All Saints Embroidery at All Saints Convent in Wantage. Estimated return is early March. Cost is approx. £7500 This is being paid from the Alter Frontal fund.

- **Hand Rails**

New handrails were installed on either side of the front door by George Hammond Metalwork and have proved most valuable.

- **Floor repairs**

New flagstones were laid by Bedford Estate at the main entrance to replace crumbling ones which had been identified as a Health & Safety hazard. It was emphasised by the stonemason doing the work that rubber covering should not be used on flagstones.

- **Lady Chapel Rug**

This rug was donated by Duchess Adelaide, in the 1920's when no longer needed by her. It is thought to have been made as a dining room floor covering for one of the Duke of Bedford's properties. It is now becoming stained, has suffered water damage from the flower arrangement in the north west corner of the nave. It is no longer fit for purpose. An offer has been made by C Forde (Dealer in Oriental Carpets) for £1600 which was accepted at a special PCC meeting on 1<sup>st</sup> September. Faculty has been applied for and approved by DAC. It is with the Chancellor of the Diocese of St Albans for final approval.

- **Inspections and Certificates**

All the necessary Electrical, Firefighting Equipment, Sound System and Lightning Conductor inspections have been carried out and appropriate certificates issued.