

**Parish of Beighton with Moulton**  
**All Saints Church**  
**Re-thatching & Improvements Project**



Photo: Mike Page

***February 2018 Newsletter***



Supported by

**The National Lottery**<sup>®</sup>

through the Heritage Lottery Fund



## *Dear Parishioners*

The Rector (the Reverend Martin Greenland), the Church Council (Ann, Rosemary, David, Peter, Tess, Claire and Kate) and the Project Team (Tess, Carolyn, Suzanne, Giles and Kate) wish you all a very happy and prosperous 2018!

Last year was quite something with regard to the project to re-thatch and improve All Saints church. In the twelve months to 30 March 2017, we were in the Development Stage of the Heritage Lottery Fund grant process. This meant a number of inspections had been carried out and reports written, plans and drawings compiled, and finally specifications drawn up so tenders could be sought. When these were received they came in much higher than estimated and therefore the second round application for funding to deliver the work had to be referred to the full East of England HLF committee for approval. Everyone was extremely disappointed to learn at the end of June that the bid had not been successful. Unfortunately HLF and Historic England felt the reports and specifications were not robust enough to convince them the work would be undertaken to the highest standard and be done within budget. Martin, Giles and Kate attended a meeting on 10 July at the HLF offices in Cambridge and came away greatly encouraged that all was not lost and we should seriously consider re-applying. The downside was that HLF were discontinuing the Grants for Places of Worship Programme and the last chance for this funding would be 14 August 2017. With the benefit of hindsight on our side, a new application was quickly drawn up based on an average of the tenders received in March 2017 and the bid was submitted in time for the deadline. Then the waiting began again ... The decision date was early December and so we could do nothing more except hope and pray. However, we were very much buoyed up following a visit from the Historic England Heritage at Risk architect who was determined to help us get through a second time.

In the meantime, the church council decided that our chances would be improved considerably if a different architect was sought to lead the project. Consequently, tenders were invited from three interested parties and following interviews the PCC agreed to appoint Nicholas Warns Architect who is based in Norwich. Nicholas has an excellent track record with projects of the type we'd like to achieve and has carried out re-roofing work on many churches in the area including Thurne and West Somerton. The church council is really looking forward to working with Nicholas and his team. Almost immediately the new architect put wheels in motion to enable temporary repairs on the thatch to prevent further water ingress in the areas with large holes with the help of a grant from the Norfolk Churches Trust (this took place on the second week of January). On 8 December came the all-important telephone call from a very happy Grants Officer at HLF to say that we had once again been successful and would be receiving a new grant to develop the project again! The significance of this should not be lost. Out of 36 applications for funding only four were approved and All Saints Beighton was one of those four. This says a great deal about the historical importance Historic England places on this building backed up by their report to HLF: "*...This project should be regarded as one of the highest priority in the current batch of applications.*"

And so to the essential facts and figures. The new Development Costs are now estimated at £35,452 plus VAT of £7,090 totalling £42,542. It is anticipated this will be achieved by the following:

<b><i>Income Heading</i></b>	<b><i>Description</i></b>	<b><i>Total (£)</i></b>
Central Government	Listed Places of Worship Grant Scheme	7,090
Own reserves	PCC Fabric Fund	4,644
Other fundraising	Local appeal and donations	1,808
HLF Grant		29,000
<b><i>Total income</i></b>		<b><i>£42,542</i></b>

Included in the development this time will be an extremely detailed report on each of the 28 trusses showing the extent and nature of defects in the roof structure. Something which was missing last time and which greatly added to the second round bid being turned down.

Thanks to the amazing support received at the various events staged during 2017: the Wine Tasting in May; the Craftsmen Day in June, *Murder in the Cathedral* in July and the Arts & Crafts Exhibition in September; along with direct donations to the appeal, the fund currently stands at £4,616. This covers a large proportion of the suggested Fabric Fund contribution to the Development Costs and the remainder of local funding should not be too difficult to achieve.

With the help of a new architect on board, more realistic estimated costs for the Delivery Phase of the work have been calculated at £245,786 plus VAT (where applicable) giving a total of £294,894. The following table shows how this may be raised:

<b><i>Income Heading</i></b>	<b><i>Description</i></b>	<b><i>Total (£)</i></b>
Other public sector	National Churches Trust	5,000
Central Government	Listed Places of Worship Grant Scheme	48,808
Own reserves	PCC Fabric Fund	5,000
Other fundraising	Local appeal, donations and other grants	15,186
HLF Grant		220,900
<b><i>Total income</i></b>		<b><i>£294,894</i></b>

Adding together the two amounts of HLF grant gives us an overall grant of £249,900, 74% of the estimated total project costs of £337,436, and just £100 short of the limit available under the out-going Grants for Places of Worship. We really are so very fortunate to be given another chance to save this historic building with its rare Mediaeval open scissor-braced roof structure, areas of early (Mediaeval) plaster and painted

features together with traces of polychrome and gilded decoration identified on the rood screen. So once again, your help is greatly needed to enable this to be achieved.

**D**onations can be sent to Mrs Kate Ashcroft, PCC Treasurer at 4 Ash Tree Road, Moulton St Mary, Norwich NR13 3NN. Cheques should be made payable to PCC Beighton & Moulton St Mary. Please consider gift aiding your donation, this will add a further 25p for every £1 received. A form is printed on the back page to include with your donation.

On-line transfers can be sent to:

Lloyds Bank plc; Sort code 30-99-97 ; Account number: 00603168  
Please put your surname followed by 'Roof' as the reference to help the treasurer track receipts. Any queries contact Kate on 01493 751637 or email [kashcroft58@gmail.com](mailto:kashcroft58@gmail.com)

### **WHAT'S ON IN 2018?**

The Project Team will also be organising some events this year as part of the Community Engagement condition of grant by HLF to help with fundraising. At present the following have been booked in:

**Saturday 21 April – *St George's Day concert*** and HM The Queen's birthday

**Saturday 19 May – Exhibition**

**Saturday 7 July – *Secret Gardens & Strawberry Teas***. We would like to invite any resident to open their garden in aid of the appeal. It doesn't need to rival Kew Gardens, even that 'conservation' area has a certain something. Tickets and refreshments will be available at the Village Hall so participants don't have to provide for visitors. Please contact: Suzanne Peek 01493 751011 by 28 February.

**Saturday 8/9 Sept – *Flower Festival & Harvest Thanksgiving***

**All Saints Church  
Restoration & Improvements  
Appeal**

*Secret Gardens &  
Strawberries*

*Saturday 7 July*

*10:00 - 4:00*



***To enter please contact  
Suzanne on 01493 751011***

Make a note of the website which covers all the parishes in the Acle and Bure to Yare Benefice: [www.abychurches.co.uk](http://www.abychurches.co.uk) . You'll find news of all sorts of events and church services in the seven parishes that make up the benefice including a page dedicated to the project at All Saints, Beighton.

You will also find us on Facebook - just search for Friends of All Saints Beighton.

If you are able to make a donation, please fill in this slip and return it to: Mrs Kate Ashcroft, 4 Ash Tree Road, Moulton St Mary, Norwich NR13 3NN. Cheques made payable to: PCC Beighton & Moulton St Mary

Name (please print) .....

Address (please print) .....

..... Postcode .....

I enclose my donation of £ ..... for the All Saints Church, Beighton Rethatching & Improvements Project Appeal

TICK  I wish Gift Aid to apply to the enclosed donation. I am a UK taxpayer and understand that if I pay less Income Tax and/or Capital Gains Tax than the amount of Gift Aid claimed on all my donations in that tax year it is my responsibility to pay any difference