

Chapel of Rest

Over the summer it has been noticed that there is some ingress of water through the roof of the Chapel of Rest when there is rain.

A number of slates have recently been dislodged, and a recent internal inspection of the Chapel revealed daylight through the ridgeline, clearly aligned with the ingress of water. Some images are attached as **Appendix A**. The clerk has arranged for a number of quotes to identify the extent of the works required and likely cost (including the cost of clearing the gutters of plant waste), which are attached as **Appendix B** and summarised below:

Business	Summary of Quote	Quoted Price (ex VAT)
Nick Jolland	Price to repair and go over all of the building Subject to any major repairs	£350.00
Sam & Tias Property Services	Repoint the top ridges and put the 2 slates that are missing back on the roof and clean all the gutters and check the Downpipes	£190.00
William Winter	Quote to supply scaffolding and remove all ridge tiles from roof and re cement on then to replace all damaged or missing slates with new then to clean out all gutters and valleys and make full roof watertight total.	£1600.00

All contractors identified missing slates, and that the ridge tiles would need to be cemented back in (they are currently loose, and would be likely to lift in high winds).

The Chapel of Rest is not a listed building, so no advance permissions are required. Any future claim on insurance may be less likely to succeed if work identified is not carried out in a timely manner.

Powers:

- Local Government Act 1972, s.214(2) - Power to provide and maintain cemeteries in or outside the council's area.
- Local Government Act 1972, s.111 - Power to do anything that will facilitate, be conducive to or incidental to the discharge of its powers and functions.

Funding:

Cemetery & Churchyard			
NDR - Cemetery	0.00	0.00	0.00
Cemetery Software	645.00	<u>782.50</u>	-137.50
Cemetery and Churchyard	1000.00	<u>60.00</u>	940.00
Cemetery and Memorial Refurbishment	3500.00	<u>3642.00</u>	-142.00
Cemetery Extension Project	0.00	0.00	0.00
Total Cemetery & Churchyard	5145.00	4484.50	660.50

There is currently £660.50 available in the Cemetery & Churchyard heading (taking account of small overspends on individual budget lines).

Action: Identify a contract from those quoted.

Recommendation:

Authorise cost of repairs to Chapel Roof at not more than £500.00 plus VAT.

Appendix A



From: [Nick Jolland](#)
To: [Hilary Workman](#)
Subject: Chapel
Date: 06 September 2024 09:40:09

Hi as per phone conversation
Price to repair and go over all of the building
Subject to any major repairs
Price £350 + vat
Sent from my iPhone

From: [Sam Birch](#)
To: [Hilary Workman](#)
Subject: Roofing work
Date: 05 September 2024 19:46:22

Hello Hillary , this is Sam from
Sam&tias property services

We came out on Tuesday to look at the work you wanted doing on the roof of the chapel building
You spoke to my brother Henry and we quoted you £240 to repoint the top ridges and put the 2 slates that are
missing back on the roof and clean all the gutters and check the Downpipes , I am happy to drop the price a
little bit for you so the final quote will be £190

Many thanks
Sam birch

Sent from my iPhone

From: [William Winter](#)
To: [Hilary Workman](#)
Subject: Fwd: Roof repair
Date: 05 September 2024 13:41:26

Sent from my iPhone

Begin forwarded message:

From: William Winter <wwinter5@icloud.com>
Date: 4 September 2024 at 21:14:35 BST
To: Parishclerk@wickhambrook.org.uk
Subject: Roof repair

Quote to supply scaffolding and remove all ridge tiles from roof and re cement on then to replace all damaged or missing slates with new then to clean out all gutters and valleys and make full roof watertight total cost £1600 price includes all labour and materials needed there will be no additional cost no payment until finished all work is fully guaranteed for 10 years

Sent from my iPhone