

Modbury church reordering

Site visit by Sue Spackman 25th September 2023

Purpose of visit:

To show Sue Spackman the reordering progress and discuss the areas of minor amendments and areas where the church wishes to move beyond minor amendments.

Firstly the church have been delighted with the progress to date and the open space now created by removing the church pews. The decoration has also provided a radical improvement. The underfloor heating is on and drying the screed out before the church lay the Forest of Dean floor finish. The wiring is being installed for the new church lighting.

One thing has become clear, as the project progresses, is the beauty of the building's simple interior. It reflects its earlier existence as a priory. The project group and the PCC are very keen that any reintroduction of elements into the church should not re-clutter the space.

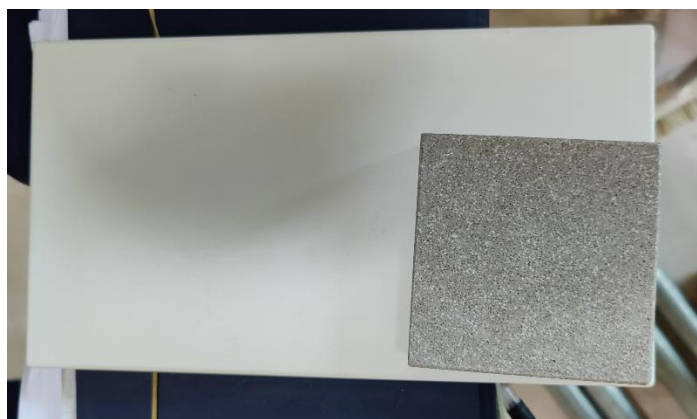
With this in mind the church wish to proceed with the following.

Elements discussed and requiring DAC comment/approval:

The Servery.

The layout has not changed in any meaningful way. However, the proposed door frontage colours and the worktops material have been reconsidered. The PCC wish that the kitchen does not form a distraction on entering the church and therefore wish it to be the colour of the walls, (which is a warm white). They also wish the warden pew backs (which form part of the kitchen frontal) to be lime waxed or painted a warm white. The aim is to lose the kitchen into the colour of the walls rather than have a dark varnished timber facing the south door, which will stand out.

The PCC wish the worktop to be a good quality reconstitute resin worktop to mimic a slate/granite. The taps will be drop down and the sinks will be covered with worktop inserts. The extractor fan is as approved.



Warm white panel is for the kitchen doors/draw fronts.
The grey is the worktop and infill sections.



Door front comparison with wall colour.

Omitting the wainscot

The existing pew ends abutting the external walls and the panels between were removed as part of the approved works. The lime plaster was very poor and in places missing. It was agreed the church would reinstate a lime plaster along the north and south walls prior to the installation of the new wainscot. This is currently drying out. The PCC (following the principle of not visually re-cluttering the church) now feel that introducing a wainscot over the lime plaster would be unnecessary a) because the poor missing plaster has been replaced and no longer needs covering, b) the plain walls give the space a better quality interior and improved acoustics, c. there is no historic precedent as previously it was pew ends that abutted the wall with infill panels.

If a wainscot were insisted upon they would wish it to be painted the colour of the walls.



North aisle plaster repairs. Drying before painting.



South aisle plaster repairs. Drying before painting.

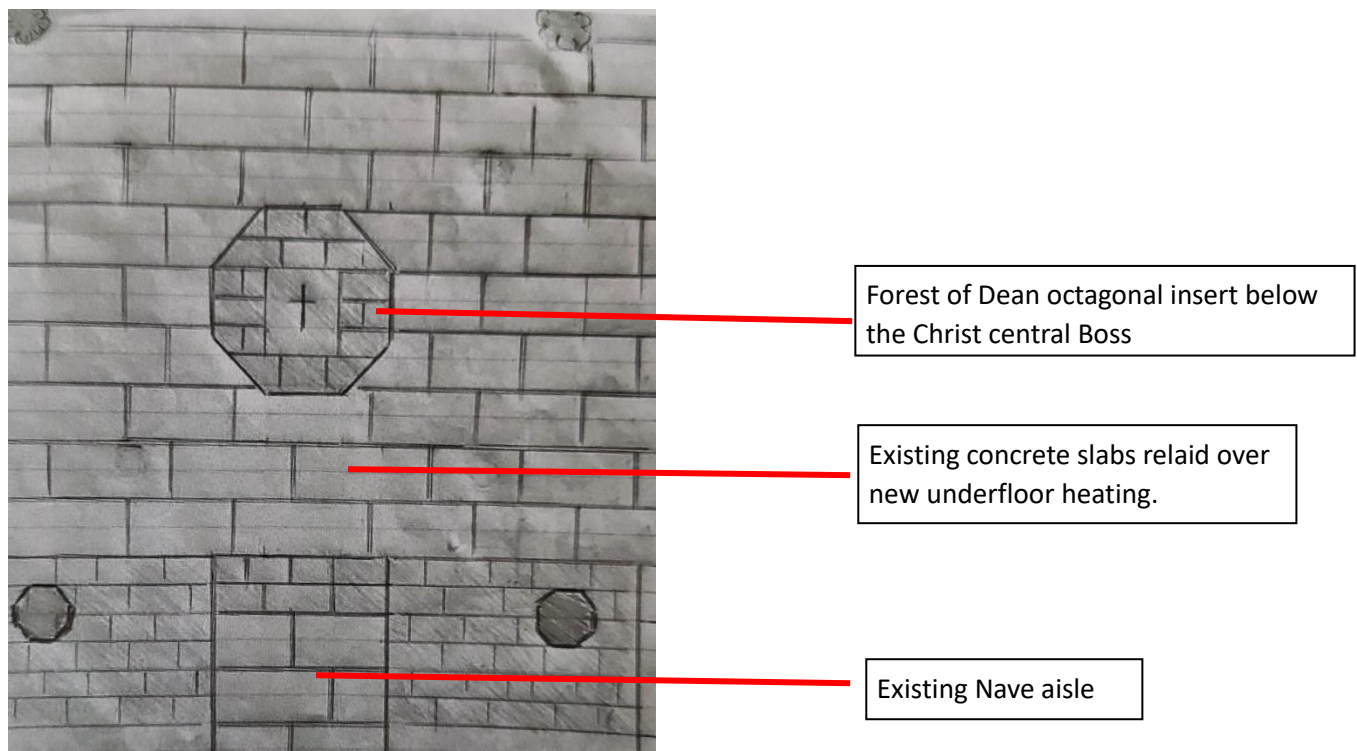
Lighting

The new lighting scheme is currently being installed. For the purposes of the budget the north and south aisles were not to have uplighters. Subsequently the PCC feel it would be a missed opportunity not to introduce uplighters in the north and south aisles. As a result of a budget reshuffle, monies have been allocated for this purpose. The number and specification will follow the current nave uplighter scheme. These, along with the nave uplighters, will be dimmable.

At the transept crossing the church wish to introduce additional downlighters to allow for performances and a nave altar. This was recommended by Dave Farnham.

The transept crossing

The lifting of the transept floor slabs has been successful overall. This was to provide additional underfloor heating within this area. Some concrete slabs were broken in this process and the PCC were considering what to use as a replacement. New in situ concrete was considered but it was felt that using the new Forest of Dean floor finish in a pattern directly under the central crossing medieval boss of Christ would help centre the church and act as a focus for the nave altar. See the preferred sketch below. The octagonal shape echoes octagonal shapes that already exist elsewhere in the church – both the granite and the marble fonts are octagonal, as too are the granite columns in cross-section as well as the pulpit. The symbology of the octagon was also considered appropriate, associated with rebirth and resurrection.



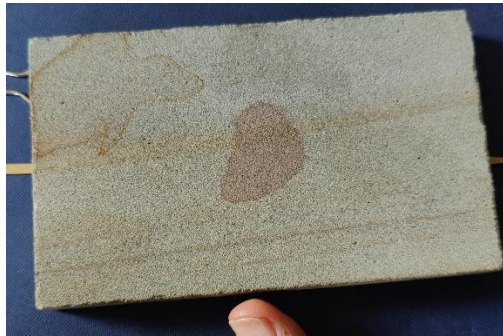
Sketch of transept crossing

Floor sealant.

Samples of the Forest of Dean stone are at the church. Currently the approval for the new floor finish comes with the condition that the slab is untreated. It is recognised that this is suggested for reasons of aging the stone naturally, allowing it to breath and to avoid colour change.

The church have identified that the stone easily stains with red wine, tea, coffee, cake (fat content) and other foods. The PCC wish to point out that, in this case, the floor does not breath and therefore the application of a sealant is not detrimental to the integrity of the floor; the use of the church with a servery provides additional staining outside the usual natural aging of the church and lastly the sealant does not alter the colour of the stone. The PCC is also concerned that footfall around the door will quickly show staining from outdoor shoes.

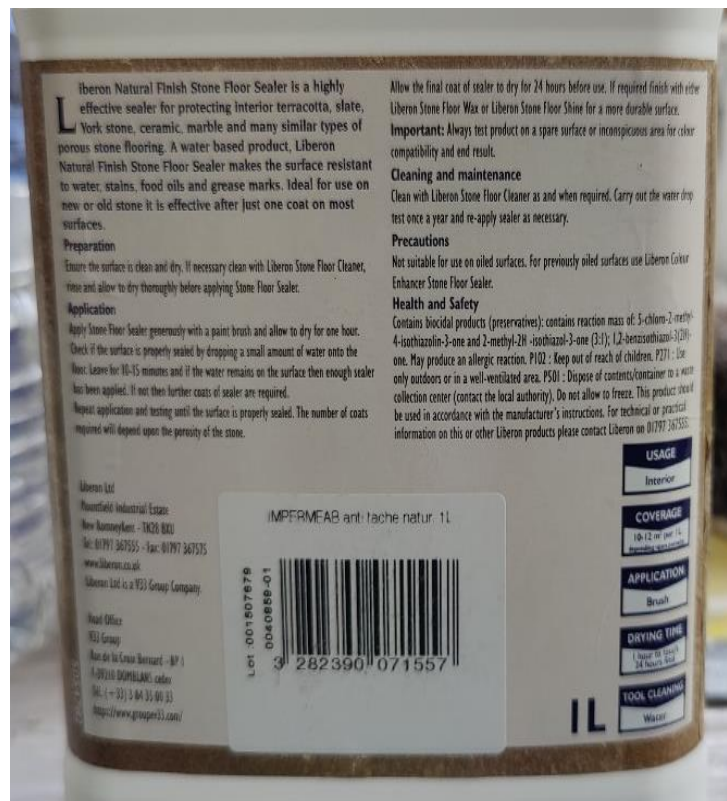
For these reasons they wish to amend the condition to allow a sealant on the stone. The sealant proposed is recognised by the stone industry as one of the better products and acceptable by the Forest of Dean quarry.



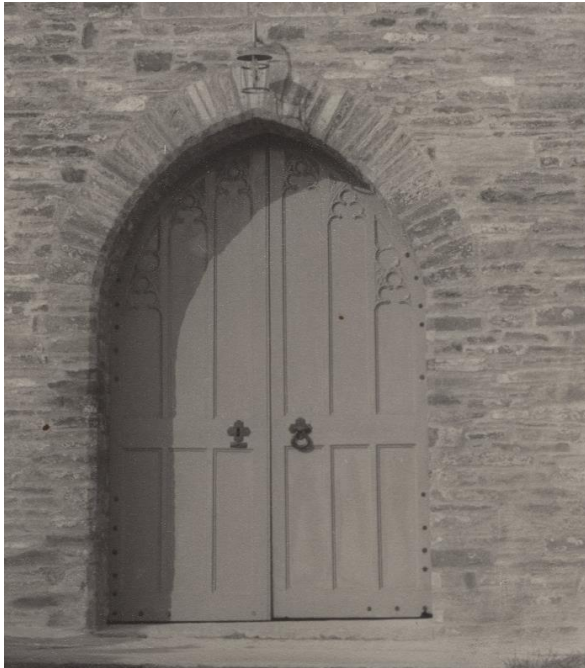
Stained Forest of Dean floor finish.



Forest of Dean sealed. No colour change



The outer porch door redecoration.



Currently the church outer porch doors are expected to be repaired and re-stained a dark brown. The church porch rebuild photos of the 1950's shows that the doors were painted a light colour. Peeling the paint off the ironmongery the base coat is a blue, similar to the organ pipe colour. Therefore, the current stripped and stained appearance was introduced post the 1950's. The PCC wish to repair and repaint the door a lighter colour to make the church more welcoming. They propose a blue to match the organ pipes.

Porch door after it was rebuilt in the 1950's, note the doors are painted and a light colour.

South porch glass door fenestration.

The fenestration will be a vinyl film. It was agreed at the meeting that a simple outline of the church and town would be better than a detailed one, which may over emphasise the door and not the space beyond. The PCC have taken this on board and propose something along the lines of the following.

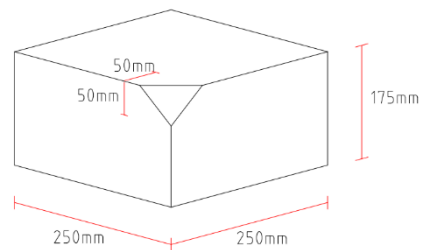


South porch door new stone bases.

The floor within the porch is sloped into the church. To allow a flush threshold the old floor was lifted. The current base of the south door entrance arch had been poorly repaired using a cement infill. This has been removed to expose an earth and rubble stone packing. (This was done in the presence of the archaeologist). Re-rendering this area in a lime build up was not considered desirable and therefore it is proposed to introduce two Forest of Dean plinths with chamfer stop ends. The size has been cut to minimise the impact on the supporting rubble below. The Forest of Dean stone is one of the best matched for the polyphant gothic stone entrance surround and this is what the PCC propose to install.

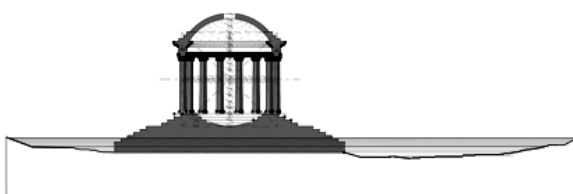


These are the two arch base areas where the cement has been removed to expose a rubble base the walls. It is proposed to insert stone plinths with chamfered corners. These will be bedded into in lime mortar and onto the granite threshold step.



A handwritten signature in blue ink, appearing to read 'J.H. Chadburn'.

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CHADBURN CONSERVATION ARCHITECT