

## Property Committee report to the AGM 2025/26

The Property Committee, to a large extent, has been working on an 'as required' basis to ensure safety around the properties of the Cathedral. Some maintenance which had been deferred has had to be progressed recently, with key items as follow:

- work around the grounds of Ormond Chapel has taken place including tree maintenance following requests from neighbouring properties. Some gutter clearing where they can be reached and general external tidying up of the grounds has been undertaken. We do need to ensure that the interior is also maintained for when the Chapel is being used. This will be followed up by the new Property subcommittee. The Ormond Chapel sign which was very tired in appearance has also been tidied up in alignment with the new graphics used for the Parish
- As mentioned elsewhere in the reports, the Deanery waterproofing work has been completed and signed off by the Napier City Council. This involved significant expense due to the scale of the building issues
- Vandalism around the Cathedral appears to be a growing problem. Significant loss of gunmetal door trims from all the doors on the south side of the Cathedral has been very disappointing. Wooden trims have been installed as a solution to the ongoing theft
- Leaks along the south ambulatory toward the back of the cathedral continue, particularly with storms/rain from the south. These leaks have filled some of the light fittings. We have been advised by the electrician to resolve the leaks where we can prior to replacing the damaged light fittings
- Lighting has been a significant spend over the past 12 months. Seven lights in the Nave/Chancel and Sanctuary had failed. Some of the bulbs were replaced with bulbs from the bay above the Gallery, and others were replaced as new. In addition, the glass covers have been cleaned, with a moderate improvement in the overall light
- Lights in the Admin area, the Parish Lounge, Choir robing vestry and the Director of Music Office have been replaced. We were very fortunate not to have had a fire in one of the offices as the area was occupied at the time the light fitting overheated. As a result of the failure of the light fitting and the visible condition of other lights of the same style, we will be progressing the replacement of all the lights in the Choir rehearsal area and any other locations which share the same potentially faulty fittings. This will need to be a staged replacement but it is a Health and Safety issue
- Thank you to all who have taken part in working bees around the Cathedral and Ormond Chapel properties. We will continue these events throughout the year again. It is a good way to learn more about the properties and also work with others within the Parish

The seismic issues regarding the Cathedral are now being managed by the Diocese so this committee is unable to offer any further update or comment

Graeme West for the Property Committee