



Priest-in-Charge for the benefices of Chapel-en-le-Frith and Chinley with Buxworth and Hayfield

Transformed Lives | Growing Church | Building Community
THE KINGDOM OF GOD - GOOD NEWS FOR ALL

Welcome

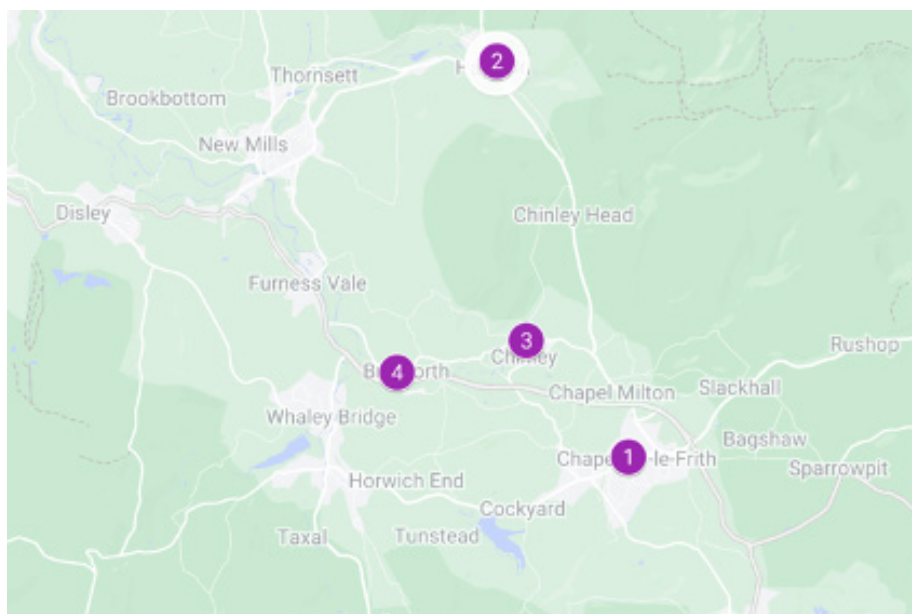
Thank you for your interest in this role as we bring together two benefices and begin to work across boundaries for the sake of the kingdom of God.

Set on the edge of the beautiful Peak District, we are the Benefice of Chapel-en-le-Frith (1) and the Benefice of Hayfield (2) and Chinley (3) with Buxworth (4), including a number of smaller villages and hamlets as well as the named communities.

We are seeking a vicar who can help us to know God and his saving grace better so that our churches can thrive and grow spiritually and numerically as we reach out to the different communities within our local area.

The key requirements we are looking for within this role are:

- To help us reach out to our communities, exploring and developing new and existing opportunities for community engagement, mission and evangelism
- To build on links with our schools and develop work amongst children, young people and families following the principles of Growing Faith
- To form new worshipping communities potentially based around our schools
- To support and develop pastoral care arrangements
- To develop the teaching ministry within our churches, nurturing faith, deepening discipleship and supporting us in our everyday faith
- To continue developing and supporting lay and ordained ministries and vocations encouraging the identification and use of people's gifts
- To offer leadership and build teams within and across the parishes promoting unity
- To work with us in discerning and delivering vision
- To begin serious exploration of pastoral reorganisation helping Hayfield to consider the possibility of moving from this current benefice to the benefice of New Mills mirroring natural connections within the valley



The Venerable Nicky Fenton

Archdeacon of Derbyshire Peak and Dales



I am delighted that you are interested in finding out more about this unique and exciting post. We are looking for an enthusiastic priest with a pastoral heart and passion for reaching out to the community with the good news of God's saving love. Someone who can work collaboratively across these communities bringing churches closer together to engage creatively and missionally sustaining existing church life, developing lay ministries while also innovating and forming new partnerships and worshipping communities.

There is significant potential here for building upon work with schools and to explore new worshipping communities such as Messy Church or forest church. Pastoral care is really important to us and we want someone to help develop our pastoral teams so we can develop the care available to the elderly and be available at key life events such as marriages, births and bereavements. We are seeking a leader who can inspire others to use their gifts and work in partnership to transform lives through growing church and building community.

You will find a willingness and energy to look outward, to work in partnership with others and an aspiration to grow the churches through generous faith, courageous hope, and life-giving love.

Building on the network of relationships that are forming across the churches in the area, you will find supportive engagement from clergy and laity. The two benefices are being brought together for the first time and there is a real question as to whether pastoral reorganisation moving Hayfield from this benefice to join with the benefice of New Mills which is situated with them in the same valley. We would expect this possibility to be seriously considered and explored.

At a pivotal time in the life of the Diocese of Derby, this role offers an innovative opportunity to work and model a new way of leading churches into growth through partnering across boundaries as together we seek to be good news for all bringing God's kingdom near in transformed lives through growing church and building community.

So do read on and if you would like an informal conversation please be in touch with me, Nicky Fenton, through my PA lynda.watts@derby.anglican.org or 01332 388675

Revd Mike Gilbert

Area Dean of the Peak Deanery

Chapel en le frith, with the surrounding villages within the scope of this role are wonderful places to live and minister in. As described in this profile they are not without challenge but are interesting places full of remarkable people, beautiful buildings, exciting opportunities and stunning scenery. This is a place where the right person could make a very positive impact and find a rich and fulfilling ministry.

In return we are building a deanery that is welcoming and supportive with opportunities to contribute and serve. We pray and trust that the Peak Deanery is a place where you will be supported and sustained by collegiate relationships and a shared sense of mutual support and participation. We are aware that ministry is tough. You won't have to do it on your own.

The Deanery has a large rural component so you will be with people who understand the joys and challenges of rural ministry. It also has towns so you will be working with colleagues who understand your context and share your heart for this special part of God's world.

Rev'd Mike Gilbert
Area Dean of the Peak Deanery

The Benefice of St Thomas Becket, Chapel-en-le-Frith

Our vision for our church is to be an effective witness for Christ in our local community, to be people who live out our Christian faith in attractive and relevant ways, and who are growing in our passion for God, for one another, and for our parish. We are also committed to working with the other churches in Chapel, who are all facing similar challenges.

We are looking for a priest-in-charge who has initiative and vision to enable this parish to thrive and grow both spiritually and numerically, helping us to reach out in mission to the families in our parish and to the different communities within our town. Whilst we value tradition we also recognise the need for creative change in our services to reflect the changing needs of society. We are seeking someone who will engage with the community and enable us as a congregation to grow in mission. We are looking for someone who is creative and flexible in liturgy and at ease in leading worship for all ages which we hope to develop further.

We expect that there will be pastoral reorganisation locally in the near future and hope to work together with neighbouring parishes to facilitate this and support each other. We are looking for someone with excellent people skills, who is good at team building and able to lead us sensitively and boldly through the changes which need to be embraced as we seek to extend God's invitation more widely to those within our communities. We are looking for someone who loves God and loves people.



The building and churchyard

The church gave its name to the town and is situated in the oldest part of the town which is now a Conservation Area. The church itself is a Grade 2* Listed Building and parts of it may date back to its foundation in 1225. The seating in the church is entirely in high sided box pews. The building has been altered and added to throughout the centuries, most recently in the 1970s when a side room, the Becket Room, was built. This is a very useful space with a kitchen and toilets.

The church is fairly physically accessible having no steps to the front or rear door and no chancel steps, which enables people with mobility issues to get in and reach the altar rail with more ease than in some places. However the floors are uneven in places so there are still some difficulties, and because of the box pews wheelchair users have to sit at the back and children have a limited view. The church has a loop system, audio visual capabilities, and wifi. There is an accessible toilet.

The church has a peal of 6 bells, and there are a team of bellringers who practise on Tuesday evenings and ring before services and at special events.

The churchyard is large and slopes steeply down to the bottom. It is still open and is the burial ground for the town. It covers a very large area and is a constant challenge to keep tidy. In addition to regular mowing and maintenance, clear up days are held several times a year which are well supported by the community. We have improved the environmental impact of the churchyard recently by hanging bird boxes and endeavouring to establish wildflower species in one section. The churchyard is used frequently by people visiting graves or just walking through and enjoying the space.

The church owns a field adjacent to the bottom of the churchyard which is let, and a small building, the Old Hearse House, on Market Street which is Grade 2 listed, and has previously been let but is currently vacant. The church also has a small carpark at the end of Burrfields and the sexton's hut adjacent which is used for storage.



The congregation and services

The church now has an average Sunday attendance of around 20, and an electoral roll of 55. It runs blended worship (in person and streamed on zoom) on a Sunday morning, and we have a number of members who regularly access the service on zoom. The congregation encompasses a variety of churchmanship from evangelical to prayer book traditional and so we have developed a style of worship that tends to be liturgically based and fairly middle of the road, with non-Eucharistic services being more informal. The liturgy is refreshed regularly to incorporate variety and seasonal material. We have seasonal services at Christmas and Easter as well as at other times of the year.

We generally use recorded music (audio or video) for services now, sometimes with live music during communion. We have a well-maintained organ which is used occasionally for funerals and weddings.

The normal pattern of worship is as follows:

1st Sunday	2nd Sunday	3rd Sunday	4th Sunday	5th Sunday
10.30am Holy Communion	10.30am Morning Praise	10.30am Holy Communion	10.30am Morning Praise	10.30am Morning Praise

This pattern is general and changes to reflect the availability of ministers. The ministry team comprises one licensed Reader, one retired priest with PtO, and two Baptist ministers who hold the Bishop's permission to lead worship and preach once a month, and are also community chaplains. We also have a pioneer Reader (licensed to a different parish) who takes services regularly. Other ministers come in from across the area to assist with both Sunday services and occasional offices. We have good relationships with the local funeral directors, particularly Tideswells who are based in Chapel.

The schools use the church for large services at certain points of the year. We welcome the Rainbows and Brownies to our morning service three times a year and sometimes the Cubs and Beavers come too. We had an intergenerational service once a month before the pandemic and we

the alpha course

life is worth exploring

alpha.org





are looking at ways to engage with children and families now, and this is incorporated in our MAP. Last year Y1 from Chapel Primary School came in to explore how we get ready for Christmas, and we hope to repeat that again this year.

We run Alpha courses and last year ran the Journeys course for people to explore faith in a relaxed context. One of our congregation came to faith through Alpha and was recently confirmed. We have had home groups and book groups in the past and hope to have them again in the future. We also used to have a short midweek prayer service following a community coffee morning before covid stopped it, which we would like to revive. Last winter together with the other churches we ran the Warm Space in the town hall, and we are considering whether to run something similar again this year.

The PCC currently has 5 members, including a Churchwarden, a Vice-Chair, and a Treasurer. There is no PCC Secretary. The Vice-Chair is also the Parish Safeguarding Officer, and other members look after the building, churchyard, social events, environmental issues, and schools. We have good links with the Deanery and Diocese, in part due to the previous incumbent being the Area Dean. We have one representative on Deanery Synod who is also on Diocesan Synod.

Refreshments are served after church on a Sunday and that is a time to chat and catch up with each other. Other activities are organised for example churchyard clear up days, craft fairs and coffee mornings. We also decorate church inside and out for Remembrance and to tie in with community events such as the Jubilee.

The church supports a branch of Frontline Debt Advice which is run by one of our members and uses the Becket Room as a base. Frontline offers debt and benefit advice to the local community.

The church has a website (which we are aware needs re-designing) and a Facebook page, and we regularly get contacts through both. The 'next door' app has recently become popular in Chapel and the surrounding areas and we have had contact through putting things on there too.



Our community

St Thomas Becket is an active member of Churches Together in Chapel-en-le-Frith together with the Roman Catholic church, the Methodist church and Chinley Independent Chapel. There are a number of joint services and activities throughout the year including the Remembrance Sunday service, Lent lunches held in the Town Hall, and a Good Friday service on the top of Eccles Pike. As all the local churches are experiencing similar challenges in terms of attendance and finance we are looking to extend our working together, particularly around schools and families, and also to work with our near neighbours in Chinley Churches Together which Chinley Independent Chapel is also part of.

St Thomas Becket Church is located in the market town of Chapel-en-le-Frith, in the High Peak. It is in the Peak Deanery which is predominately rural in character. The town of Chapel-en-le-Frith has a population of approximately 11000 people having been enlarged in recent years by the building of a number of new housing estates, and is very mixed in character. Though not a tourist centre the church and town get many visitors passing through. The parish also contains the village of Combs and a number of hamlets.

There is an active community in the parish with many groups from toddlers to choirs, craft groups to 'tea and chat' for older folk. There are active uniformed organisations, sports groups, and branches of the WI and the Royal British Legion. The carnival and well dressing happen during the summer and there is a well-attended Remembrance service in November. We are planning a town-wide festival for our 800th anniversary in 2025!

The Benefice of St Matthew Hayfield and St Mary Chinley with St James Buxworth

Chinley and Buxworth Parish

Chinley and Buxworth Parish is in the Peak Deanery of the Diocese of Derby. This parish was joined with the Parish of Hayfield to form a joint benefice in 2000, but although the parishes support one another when needed they are very separate congregations and communities.

Our parish covers two main villages and surrounding hamlets with a church in each village centre. The area is rural in nature but not far from and with excellent train links to the cities of Manchester and Sheffield and close to the High Peak market towns of Chapel-en-le-Frith, Whaley Bridge, Buxton and Glossop.

We have a friendly and lively congregation that 'punches above our weight' in terms of what we achieve despite having been without a vicar for more than two years. We have a desire to grow, both in numbers and in faith and we would love a vicar to support us by building us up in and leading us in reaching out to our community.

We have good relationships with other local churches and with our community and we hope to continue to build on these. We also have a desire to be inclusive and accessible in the way that we present God's good news of grace and salvation.



The buildings and churchyards

The Chinley and Buxworth Parish consists of two churches about 1.25 miles apart, St. James' in Buxworth and St. Mary's in Chinley. St James' Church in Buxworth was built in 1874 and is a Grade II listed building. It has a large graveyard attached. As this is larger of the two churches, this is where most of the funerals, baptisms and weddings are held along with the traditional crib service on Christmas Eve. There is an entrance vestibule where we can gather for coffee after the service and an area set aside at the back of the church for tables for children / families to sit at if they would like to colour or do activities sheets / crafts related to the service.

St Mary's Church in Chinley was built in 1907, initially as a reading room, paid for by the congregation to serve the local people in the expanding village. There is an area set aside for families where children can move around more freely and a downstairs room and kitchen where we can have Sunday School sessions, meet for coffee and hold lunches and socials.

St Mary's has recently completed a building project to make it more welcoming and accessible. As well as moving the entrance to the front and creating a communal space for tea and coffee on the same level as the church, there is now also disabled access and toilet.

The congregations and services

The pattern of services has changed since Covid and whilst our incumbent vicar has been unavailable. We regularly review what is working and what suits both those that currently attend and those we are looking to invite. The main services are currently at 10am each week and alternate between the two churches with Holy Communion when a minister is available and lay-led morning worship, with All-Age provision otherwise. We are very fortunate to have been supported by three retired vicars who live in the parish and two other local visiting ministers over the two years that we have so far been without a serving incumbent / priest in charge. The parish has a modest but supportive and lively congregation which includes excellent music leading and a few young families. We are fortunate that both churches have excellent pipe organs and a full time organist. The organ at St Mary's was commissioned just ten years ago together with a fine grand piano. Communion acts as a sacramental focus for many. Other forms of breaking bread, especially in the absence of ordained ministers, already figure regularly in the church's life offering the possibility of future experiment and development. A couple of fellowship groups and a prayer group also currently meet regularly in local homes.





The number of people on the Electoral Roll is currently 52 (plus 21 dependent children). The number who attend church on a Sunday morning averages 28 adults plus 2 children. In addition, there is a monthly fresh expression of church called '4All' that attracts an average of 12 adults and 12 children; most of these are not regular attenders of the morning services. The membership is primarily split across the two villages and, whilst most attend whichever church is holding the service, some are more committed to the church in the village where they live. A significant minority of the membership who live outside the parish.

The parish has been able to pay its Common Fund Contribution in full each year and to achieve its goal of giving 10% of its income to missions at home and abroad.

As a parish we make provision for a member of our congregation with skills in working with young people to work one day per week in the two primary schools in the parish to teach R.E. and Well-Being classes and provide a Christian perspective. This has built up an excellent relationship with the schools and provides a good link with the students and parents. We also have excellent relationships with the community groups with members of our congregation being active in many of them.

There are no current Church Wardens, but the PCC of eleven members acts as a committee to fulfil the required roles between them with the first point of contact being the Lay-chair, Mike McCabe.

Serving the area around our parishes there are two other churches - Chinley Independent Chapel and Brierley Green Church. We regularly work together, in an informal manner, with the leaders and members of these churches to deliver joint outreach and worship services. These include an 'Open the Book' team that delivers assemblies in the local schools, Christmas and Easter Experiences, an after-school drop-in for High School students and Lent study groups. There are also Church of England churches and other denominational churches in Chapel-en-le-Frith and Whaley Bridge and there are opportunities to work together with these churches too. Currently we only have a joint service once a year on Good Friday when all the parishes that can see the top of 'Eccles Pike' (a local hill) will gather there, around a cross that has been erected to worship and pray. In light of our experience as part of a joint-benefice with Hayfield for a number of years and in the expectation that

this is going to be expanded further, there is a willingness to work with other parishes, sharing resources and skills.

The MAP was fully revised in 2015 and building on this, a post-covid consultation with the whole congregation helped to review what our priorities should be coming back into church and to support our wider community. Our vision statement and action plan are attached as they give a really good idea of what we are currently involved with and the areas we are looking to develop. We have also recently updated our church website to make it more up-to-date, informative and appealing.

Our Community

The Parish of Chinley and Buxworth is a rural parish situated in the High Peak and has a population of approximately 2800. It consists of the villages of Chinley and Buxworth together with several hamlets and farms. Much of the corresponding civil parish of Chinley, Buxworth and Brownside is within the Peak District National Park.

Chinley is the larger village, with a population of approximately 1900 and growing, being situated on the main railway line between Sheffield and Manchester and therefore attracting commuters to live in the village. There are a number of local shops and services provided in the village including five restaurants, cafés and take-aways, doctor's surgery, physiotherapist, butchers, chemist, post-office / deli, community run cooperative shop, carpet shop and convenience store. There is also a primary school and a small special needs school, both located a short distance from the village centre. The Community Association is currently raising money for a new custom-built community centre.

Buxworth (sometimes referred to as Bugsworth or Buggy) is a smaller village, of approximately 900, but with a strong sense of community. It hosts an active cricket club, social club, village school and a popular pub, called The Navigation Inn. Buxworth is also the location of Bugworth Basin, which was once the largest and busiest inland port on the narrow canal system and the only one to survive intact. This is the location for the annual well dressings (there are no plans for this year) and the very popular steam weekend.

Working across both villages, there is also a very active community association that works with lots of local community organisations to provide and promote community activities, events and venues for all. It was set up to deliver a range of community and leisure improvements in the Parish. It came





about through the Parish Plan consultation in 2005 and has been set up to make the Parish a better place to live, work and spend your spare time.

Further amenities, including a large High School, Leisure Centre, supermarkets and further shops are available in nearby Chapel-en-le Frith just two miles away.

The parish age profile is fairly evenly spread with 20% being under 18s, 24% being over 65 and the rest being of working age. In the 2021 census approximately half of the population identified as Christian with most of the other half identifying as no religion. There is very little cultural or religious diversity. Unemployment numbers are very low. About 40% of working age people in the parish work in managerial / administrative / professional occupations. Of those working, over 70% work full time.

In short, Chinley and Buxworth are fantastic villages to be part of; close to nature, community-minded and with good job opportunities within easy reach.

Hayfield parish

Our rural parish is set in the heart of the beautiful Peak District. It is 4.2 miles from Chinley and 5 miles from Chapel-en-le-Frith.

The building and churchyard

People have worshipped at St. Matthew's for over 700 years and it continues to be thought of as "our" church by the village. The present building was erected in 1818, paid for by public subscription, on the foundations of the church built in 1376 which now serves as a crypt. The new church incorporated the earlier Tower which houses 8 bells. We are fortunate to have a dedicated team of bell ringers who ring most Sundays and on other occasions. The nave is surrounded on 3 sides by a gallery at the West end of which is the organ (built in 1849) a well made and historically interesting instrument.

The present Church Hall was built in 1977, over part of the churchyard and was linked to the church. This building has had major alterations recently, levelling the floors, to provide easy access for all, creating a Prayer room, refurbishing the kitchen and providing more toilet facilities for all.

The church is an excellent venue for a variety of events, concerts, art displays etc. and the Nave houses a grand piano. The central box pews in the Nave were replaced by chairs so the church could more easily provide an area for social activities and the back part of the church, under the gallery was partitioned off to provide a Foyer. As the largest covered space in the village we are the natural focus for village events- e.g. May Queen, Well Dressings, Christmas Tree festivals, Pro Loco Art competition as well as events organised by the Hayfield branch of the British Legion.

The congregation and services

The church currently has an electoral roll of 58. St Matthews is set in the heart of the Peak District, with a passion for mission and developing lay ministry. The church and the wider community are welcoming and vibrant providing many opportunities for involvement in the community and the village primary school.





St Matthews PCC recognises the need to be relevant to the wider community and is active in seeking new ways of engaging with it. Children and young people's work is seen as important for our new vicar.

We have maintained pastoral care in the form of home visits offering communion and also visiting parishioners in care homes. Where possible we offer lifts to church. We have a number of home groups e.g. study group. 10% of our income is donated four ways to local and international charities.

In principle the 1st and 3rd Sunday are morning praise, and 2nd and 4th are a communion service, Order One and the 5th Sunday is a joint service with St John's Methodist and/or Chinley with Buxworth

Our Sunday morning service is at 11am. We have a strong music group and organist.

Our community

Hayfield has a population of 2700 - a mix of local families and those who have put down roots more recently, people from both ends of the economic spectrum and just a few families from ethnic minorities.

The village has its own excellent primary school. Older children go to a range of local secondary

schools - Chapel-en-le-Frith high school, Hope Valley College or New Mills School or private schools in Macclesfield, Stockport or Manchester. The “Open The Book” scheme enables us to have input into school assemblies and collective worship, which church members attend on a weekly basis.

Tourism and leisure have become more important in the local economy. Our village offers the best of both worlds – glorious countryside with all it offers to all ages and young families (walking, climbing, cycling, running, fishing and sightseeing) with easy access to the facilities and cultural life of two major British cities, Manchester and Sheffield.

Local area and further afield

Schools

Chapel Primary School (1) is a Church of England school, and is the only church school in the benefices. The Vicar of Chapel-en-le-Frith is an ex-officio foundation governor, and we provide two more foundation governors for the board. The school is a large primary school with a nursery unit and caters for around 450 children. It has enhanced resource status and has a proportion of SEN pupils particularly those with autism. The school visits church for services or activities during the year. We have a good relationship with the Head, Jackie Barber and the staff, and the school are very much looking forward to welcoming the new Vicar.

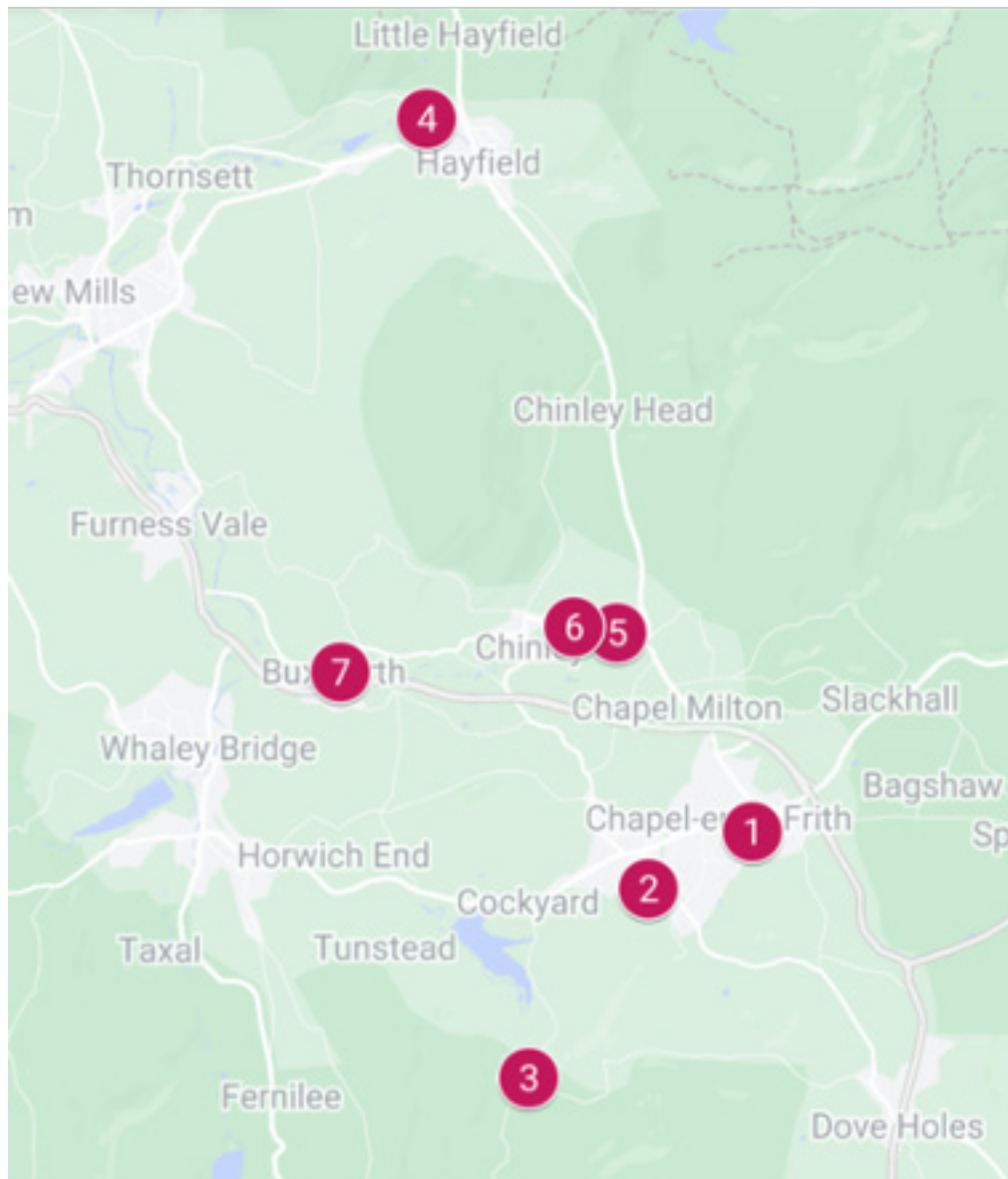
Chapel-en-le-Frith High School (2) is a large 11-16 secondary school which takes pupils from Chapel-en-le-Frith, Chinley, Whaley Bridge, Hayfield and the surrounding area. It has an SEN unit which caters for pupils with learning and physical disabilities from across the High Peak. It also has a community leisure centre and a nursery attached.



Other schools are Combs Infant School (3) in Chapel parish, Hayfield Primary School (4) in Hayfield, Chinley Primary School in Chinley (6), Buxworth Primary School in Buxworth (7), and Peak School (5), a special school catering for children from across the High Peak, in Chinley. All the churches have good links with the schools in their respective parishes. At secondary level some children from the parishes attend New Mills School or Hope Valley School. Post-16 education is available in Buxton, Glossop, Marple and Stockport.

Community facilities and activities

There are a number of doctors' surgeries and dentists in the area, together with an urgent care unit in Buxton and a walk-in centre in New Mills. The nearest hospitals are in Stockport and Macclesfield and specialist facilities including paediatric provision are available in Manchester. Other medical care such as physiotherapy and podiatry available locally. There are several care homes in the area as well.



The towns of Buxton, New Mills, Glossop and Macclesfield are all nearby and each have their own character.

The area has good transport links with the conurbations of Manchester, Sheffield and Derby all being within reach as well as the motorway network further afield. Buses run throughout the area including a main route between Manchester Airport and Buxton, and connections are available to other parts of the High Peak, Derbyshire and Manchester. There are two train lines running through the parishes, the line from Manchester to Buxton and the Hope Valley line to Sheffield. Both of these run to Manchester through Stockport from where trains to Wales, London, Liverpool and the north can be accessed.

Both benefices are on the edge of the Peak District, with its beautiful scenery and wealth of walking and outdoor sports opportunities.





The Vicarage

The Vicarage is a substantial purpose-built four bedroom detached house with a study, two reception rooms, garage, garden and large drive. It is located towards the west end of Chapel-en-le-Frith, set back from the main road.

How to Apply

Thank you for reading this profile. We very much look forward to hearing from you and will be happy to supply any further information you may need. If you have any specific questions or would value an informal pre-application conversation then please contact:

The Ven. Nicky Fenton, Archdeacon of Derbyshire Peak and Dales
E: nicky.fenton@derby.anglican.org

The closing date for applications is:
Interviews will be held on:

Further information

St Thomas Becket, Chapel: <https://st-thomas-becket.church/>
Chapel-en-le-Frith Parish Council: <https://chapelpc.org>
Frontline Debt Advice: <https://frontlinedebtadvice.org.uk/>
St Mary Chinley and St James Buxworth: <https://chinleybuxworthcofe.jimdofree.com/>
Chinley Parish Council: <https://www.chinleybuxworthbrownside-pc.gov.uk/>
Chinley Community Association: <https://www.chinleyca.org.uk>
St Matthew, Hayfield: <http://www.hayfieldstmatts.chessck.co.uk>

Appendix 1: ER, USA and occasional offices

Parish	Chapel-en-le-Frith	Hayfield	Chinley with Buxworth
Electoral Roll	55	58	52
USA adults	20	21	24
USA children	0	0	2
Baptisms	8	3	1
Weddings	1	1	1
Funerals	7	6	8

Occasional office numbers are from 2022; other numbers are current.

Appendix 2: Finances 2022

Parish	Chapel-en-le-Frith	Hayfield	Chinley with Buxworth
Common Fund requested	£26,332	£24,369	£22,606
Common Fund paid	£9,600	£12,184.50	£22,606
Total income	£45,655 ¹	£41,548	£49,689 ²
Total expenditure	£26,342	£27,867	£53,504 ³
Restricted reserves	£106,575	£19,735	
Unrestricted reserves	£21,945	£23,751	£40,504

¹ includes legacies totalling £16,794

² includes grants towards major repairs of £5,196

³ includes major repairs and improvements of £12,304