

## **Draft Pastoral (Church Buildings Disposal) Scheme**

This Scheme is made by the Church Commissioners (“the Commissioners”) this ..... day of ..... 20.... under the Mission and Pastoral Measure 2011.

### **Background**

By a Scheme of the Commissioners made pursuant to the Union of Benefices Measures 1923 to 1952 and confirmed by Her Majesty in Council on the 28<sup>th</sup> day of November 1962 notice of which was published in the London Gazette on the 30<sup>th</sup> day of November 1962 (“the 1962 Scheme”), the Winchester Diocesan Board of Finance (“the Board”) was empowered to hold the closed church building of Saint Peter, Chesil, Winchester in the Diocese of Winchester (“the building”) for use by the Winchester Amateur Dramatic Society for the giving of public performances of music, drama and exhibitions of cinematographic films and for all other purposes in connection with the activities of the Society.

It is now desired to dispose of the freehold of the building.

NOW, it is provided as follows:-

### **Future of the church building and annexed land**

1. Clauses 1, 2, 3, 5 and 6 of the 1962 Scheme are hereby revoked.
2. The building and the land annexed or belonging thereto shown hatched on the annexed plan (together referred to as the property) shall be appropriated to use as a theatre and/or for civic, cultural and community purposes and for purposes ancillary thereto together with the rights granted by Schedule 1.

### **Disposal**

3. The Commissioners are hereby empowered to sell the property for any or all of the said uses together with the rights granted by Schedule 1.
4. The legal effects of consecration and, in particular the jurisdiction of any court or person with respect to the granting of faculties shall cease to apply to the property.

### **Coming into operation of this Scheme**

5. This Scheme shall not come into operation until such date or dates as the Commissioners shall determine following the making of this Scheme and different provisions of the Scheme may be brought into operation on different dates.

In witness of which this Scheme has been duly executed as a deed by the Church Commissioners.

Executed as a Deed by the Church Commissioners for England acting by two authorised signatories:

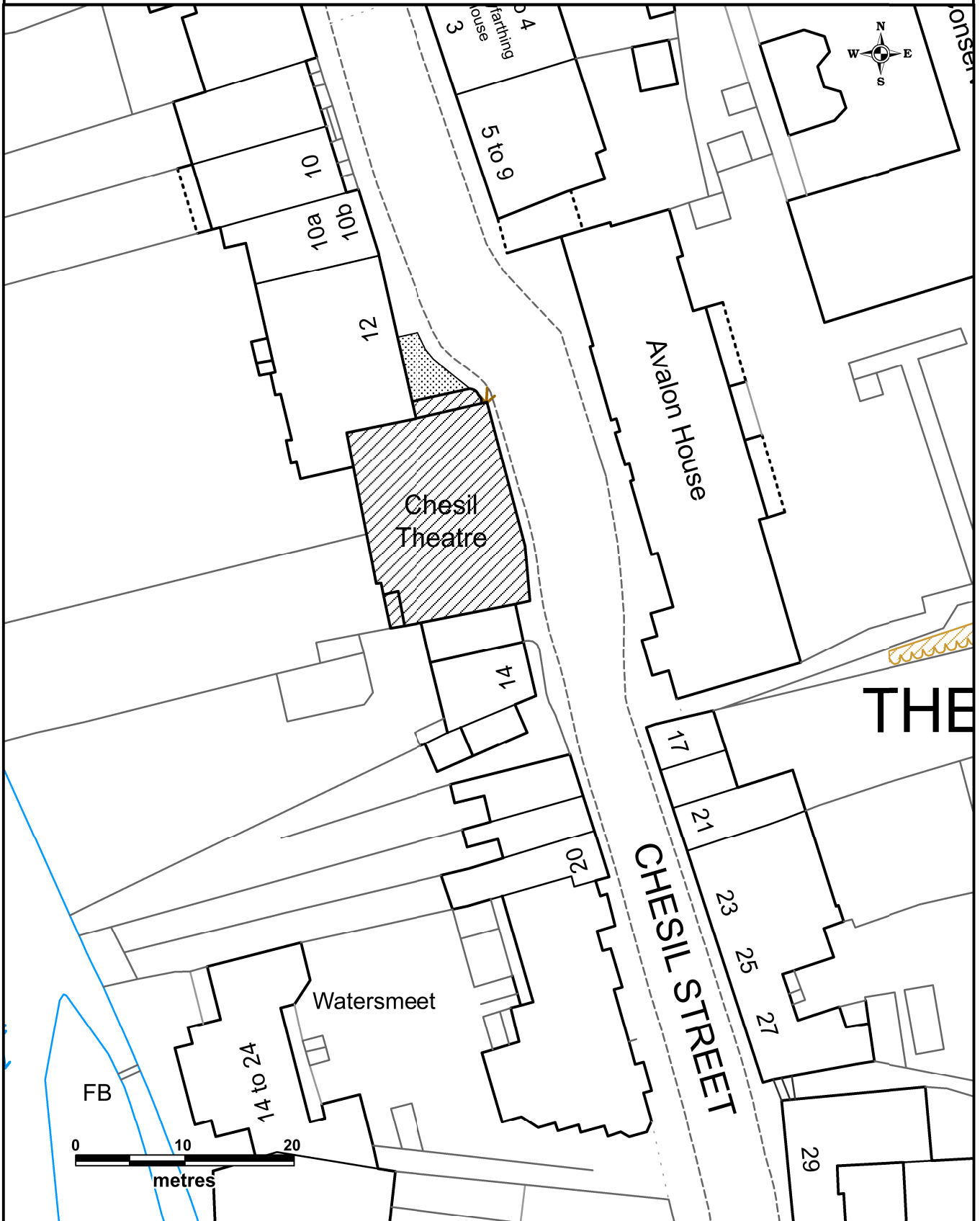
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Signature of Authorised Signatory

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Signature of Authorised Signatory

**Schedule 1: Grant of Rights of Way**

To enable the property to be used for the purposes specified in the Scheme all rights and easements appertaining or reputed to appertain to the property shall vest in the Commissioners in common with all others entitled to the like rights and without prejudice to the generality of the foregoing includes such rights and easements over the land shown stippled on the attached plan.

FORMER CHURCH OF CHESIL ST PETER  
(NOW KNOWN AS CHESIL THEATRE)



Details

Drawn by	Scale	Date
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## **EXPLANATORY NOTE**

### **MISSION AND PASTORAL MEASURE 2011 DRAFT PASTORAL (CHURCH BUILDINGS DISPOSAL) SCHEME CHESIL ST PETER DIOCESE OF WINCHESTER**

This note accompanies a draft scheme under the Mission and Pastoral Measure 2011 which makes provision for the future of a closed church building, The Church Commissioners provide this information so that individuals and interested parties can understand the background to the proposals, make a reasoned judgement on the merits of the draft scheme and, if they see fit, a reasoned expression of support or objection to it.

#### **The Current Proposals**

The Commissioners have agreed to publish a draft Pastoral (Church Buildings Disposal) Scheme providing for the former church of Chesil St Peter to be sold by the Commissioners for use as a theatre and/or for civic, cultural and community purposes.

#### **Background**

The former church of St Peter, Chesil became disused after the Second World War during which it fell into a bad state of repair. The last service was held in January 1949 as a result of the building's dangerous condition and a declining congregation. In 1950 the parish was united with Chilcomb and over the next decade many proposals for an alternative use for the building were discussed until 1961 when the proposal for the Winchester Dramatic Society to restore the building for use as a theatre came forward.

By a Scheme confirmed by Her Majesty in Council in November 1962, the Winchester Diocesan Board of Finance was empowered to hold the building for use by the Dramatic Society, subject to certain restrictions. The theatre opened for public performances in October 1966 and the building has been used by the Winchester Dramatic Society with no formal security of tenure since then. However, the Society now proposes to update the facilities at the theatre and has requested that it be passed the freehold of the property.

#### **The Building**

The building occupies a confined site alongside Chesil Street, just across the River Itchen at the eastern end of Winchester High Street, tightly adjoining buildings on either side. There is no churchyard. The earliest reference to a church on the current site appears in the Winton Domesday of 1148 which records its acquisition by St Denis Priory in 1142. The current church is principally Decorated in style and consisted of a chancel, nave and south aisle with a short tower at the south east corner with a pyramidal tiled roof. It is constructed of chalk, flint and stone rubble with tiled roofs. The interior was re-pewed and repaired in 1834 with

further refurbishments in 1886 and 1895. Since taking occupation of the building, it has been converted to use as a theatre, with the former nave and chancel forming the auditorium, and a bar and backstage facilities in the south aisle and ancillary dressing and storage on all levels in the tower space. It is listed Grade II\*.

### **Architectural and Structural Changes**

Restrictive covenants to be imposed in the sale will require the Commissioners' consent be sought, inter alia, to any architectural or structural alterations, or the relocation of any monuments or memorials located in the building, in addition to planning and listed building consent controls. The building will no longer be subject to the faculty jurisdiction.

### **Correspondence**

Further information about the proposals may be obtained from the Case Officer, Adrian Browning by e-mail at [adrian.browning@churchofengland.org](mailto:adrian.browning@churchofengland.org) or by telephone at 01722 438664.

### **Representations against or in support of the draft Scheme**

Anyone may make a representation for or against any provision of the draft Scheme.

Representations should be sent to:

**Rex Andrew  
Pastoral & Closed Churches, Church Commissioners  
Church House  
Great Smith Street  
London SW1P 3AZ**

Or by e-mail to: [rex.andrew@churchofengland.org](mailto:rex.andrew@churchofengland.org)

Any communication received after Monday 5 June 2023 cannot be treated as a representation.

If we receive representations against the draft Scheme, we will send all representations, both for and against, to the Bishop, whose view will be sought. Individual representors will then receive copies of our correspondence with the Bishop (including copies of all the representations) and they may comment further in writing to us in light of the diocesan response if they so wish.

If no representations against the Scheme are received the Commissioners shall make the Scheme and bring it into effect as provided for in the scheme and explained above.

Information on the Mission and Pastoral Measure 2011 and its procedures can be found on the Church Commissioners' website at [www.ccpastoral.org](http://www.ccpastoral.org) where there are also links to download copies of these notes and the draft scheme.

A M G Browning  
27 April 2023