

# Our Hall

## St Stephen's Hall and Forecourt Redevelopment Project

### From the Hall Committee

It is a pleasure to bring you our second edition of 'Our Hall' Newsletter!

One year ago, on 24th February, 2016, we received notice that our Development Application had been accepted by Brisbane City Council. At our first meeting of the newly formed Parish Council in 2016, hoots of celebration were quickly followed by the confused realisation of not knowing what was the next step.

*"Do we just start calling builders?" "Does anyone know a good one?"*

So began our involvement in this project.

Some initial investigations and discussions with our designated Diocesan Property Officer, Laurel George, together with the architect that had assisted the final stages of the DA, led to the realisation that there was significant work remaining before building works could commence.

With the leadership of the Parish Council and assistance of others of the Parish – in particular those joining us in the Hall Redevelopment Committee together with Stephen Khu and Juliet Briner – we have spent many, many hours over the intervening year investigating and deliberating over the planned development.

As we look now at the detailed architectural plans, together with the newly minted engineering drawings starting to appear, we are more excited than ever about seeing the project realised.

We're especially excited to see how you will make use of the space, with us, in building stronger bonds of community with one another.

*Kate Crouch and Graeme Smyth*

*On behalf of the Hall Redevelopment Committee*



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## Fostering the Social Life of the Parish

Upon the opening of the St Stephen's Parish Hall in 1937, the Parish Rector of the day, Rev Lennard Quinlin, had a vision that the Hall would serve to "foster the social life of the Parish."

In this issue of 'Our Hall', some Parishioners have kindly shared some of their memories of how the Hall has fulfilled Rev Quinlin's vision over the years.

To help us imagine what the building's next chapter might read in another 15 or 20 years' time, some of our young people have also contributed their special memories together with their vision for the future of the Hall.

If you have some memories of your own about the Parish Hall that you'd like to share, or simply some captioned photos, please pass them to the office.



*In the mid to late 1950s and the 1960s the hall bulged at the seams (not quite literally although it felt like it) with Sunday Schoolers every week. Sunday mornings would begin with all the kids filling the hall where we would sing (very loudly) and listen to a talk from one of the leaders. Visuals at this time were usually restricted to a flannel board! After this we would disperse to classes of maybe six to twelve children for the rest of our time there. Every space was used for lessons. There would be a class in the kitchen and another one up on the stage. In the centre and all around the walls were more classes. Any other space that could be utilised for a class was, including underneath the old rectory which stood where the back car park is now.*

*During this era, the Hall was periodically the venue for performances by the Persona Theatre Guild, an amateur theatrical group where parishioners put together remarkably professional sets for some quite talented performances of well known works such as *The Mikado*. The hall was also the scene for numerous men's dinners as well as mother and daughter dinners plus weekly gatherings of CEBS (Church of England Boys Society) and GFS (Girls Friendly Society).*

*Downstairs, in the lower hall, once a month through the 1960s, what we then called a coffee shop (the coffee wouldn't pass muster now!) was held on Sunday night. Live Christian and folk music showcasing the best talent the Parish had to offer was on display in the dimly lit interior for appreciative teens and early twenties.*

*In the early 70s, the youth groups had a mainly socially oriented group that met in the hall on Friday night (I'm not sure what the neighbours*



**Peter and Jeanette Waddington**



that's Jeanette!  
(in green)

thought about the noise emanating from the premises on Friday nights!) and a more Bible study based group that met on the Sunday evening before the evening service which was then at 7:30pm. The Friday night group at this time was blessed to have Mike Bennett as Curate who did a great job of combining the fun aspect of the fellowship with solid and serious Bible teaching which we personally still value greatly. Mike also provided wise guidance for the Sunday evening group in their Bible studies.

A group from the Friday Night Fellowship that met in the hall in the 70s out for a walk on a Youth Group Camp at Mt Tamborine in 1971. Our speaker was Jim Edson (3rd from right). The young bloke striking a pose on the right is Ian Ward. Ian and his then fiancée Elke (far left) went on to serve with CMS in Arnhem Land and Groote Eylandt.



my  
mini

A likely lot at a youth group outing to CMS camp at Tamborine in 1970. Peter and Jeanette on the left sitting on Peter's Mini. Sue Malone and Steve Postle on the right.



Matthew Kotzur

Elliot: I like coming to Kidzclub in the Hall. I really like the crafts. And the games.

Matthew: I like playing the games.

Elliot: I'm definitely excited about the hall renovation. It's going to be all new.

Matthew: The building's really old!

Elliot: And it's really hot in there. It might be a bit cooler afterwards.

Matthew: I suppose you *\*can\** have parties in there but you might not want to.



Elliot Briner

Elliot: The outside area will be good for playing handball and it just looks so nice in the pictures.

*In the early 1980's bush dancing was very popular. A few of us young adults in the church decided to form a bush band and arrange a social in the Parish Hall. We had some very talented musicians (flute, violin, guitars, keyboard) and some not so talented (Warren on the tea chest bass and lagerphone). Sally played guitar and called the dances.*



Sally and Warren Young

*Our first night was very memorable. There was a great roll-up with all ages in attendance. One woman in our congregation, who had a very strict upbringing as a teenager in a Baptist church that didn't permit dancing, was happy to be stepping out for the very first time on the dance floor. The bush dances on the night were pretty energetic with plenty of running, skipping, clapping, and spinning -in fact maybe too much spinning.*

*Our lovely ex-Baptist lady fell and broke her ankle! Despite this the night was a great success. This was one of many happy social occasions that were enjoyed in the St Stephen's Parish Hall.*



**Emily Schaeffer: I've done loads of fun things in the Hall - Kidzclub, holiday programs, Sunday School, craft, games, cooking, balloon volleyball, handball, challenges. I also like helping people like when I sweep the floors. I really like the stage and the little room next to the toilets.**

**I think it will be good when the hall is fixed. The car park will change and the roof will change and the kitchen will be better.**

**I think that when I am older, I will tell my children that I had my first birthday party in the Hall and how much I loved doing cooking and craft there.**



**Felicity Schaeffer: I really like that the Hall is so big and has fans and I like the piano on the stage. We've done lots of fun stuff there like water play and ice blocks and games. We had a big party in the Hall for Lexi and Maddie [Dinale] when they said goodbye. :(**

**When the Hall is fixed there will be a new outdoor area where we can play.**

## DESIGN SPOT

The Hall Committee and Parish Council have had success in applying for various Grants towards funding of redevelopment works. One such grant program, Brisbane City Council's Heritage Incentives Scheme (HIS), is made available to support eligible works to maintain buildings that are listed in the Brisbane Local Heritage Register.

Both the original church building, 'Stephens Centre', and the Parish Hall are recognised on this register. Council have accepted our proposal to cover 40% of our costs (up to \$15,000) toward repainting the inside and outside of the Hall as part of our project, including the costs of scaffolding and access, on the basis that we do so "in its original colours or in a colour scheme that reflects its heritage significance."

To assist us meet this requirement, the Hall Committee has recruited the expertise of Ruth Woods, a specialist heritage architect. Ruth's work involved taking paint scrapings from the building for microscopic analysis as well as examining historical photos of the hall collected and compiled by Beth Woolard.

### External Colours

The outside of the hall was originally painted a dark colour with off-white windows, hoods and trims. Today, it is painted off-white with pink window sills.

Analysis of paint scrapings has identified the original dark colour as 'Indian Red' with the sills having been painted off-white, then 'Buff' before the current pink.

### Internal Colours

Photographs indicate that the interior of the hall was originally unpainted timber VJs with very dark window



Exterior c1937



Exterior 2017

frames. The spaces currently occupied by the kitchen and toilets were originally open verandahs.

In the late 1950s, possibly associated with the relocation of the hall for the construction of the current church building, the interior of the hall was painted a light colour and the verandahs enclosed.

By 1985, the interior walls had been repainted a sky blue with off white trims to architraves and doors and the ceiling painted a 'Mid-Biscuit' colour.

Today, the interior walls and ceiling are painted off-white with green trims



Luncheon after 'Aged and Infirm' service  
c1950s

## DESIGN SPOT (CONT'D)

### Proposed Colour Scheme

Whilst the hall exterior was originally a dark 'Indian Red' colour, Ruth notes in her report that paint colours in the 1930s tended to be more pastel, often with strong highlight colours, and that larger areas of dark colour on the exterior are unlikely to be as long lasting as lighter colours.

The following general colour scheme is proposed for the hall exterior in keeping with its heritage value:

- ▶ External Walls: Off-white
- ▶ Sills, windows and metal barge rolls: 'Indian Red'
- ▶ Barge Gable: Off-white

On the hall interior, it is not economically realistic to restore the VJ boards back to unpainted timber and the following scheme is proposed.

- ▶ Interior Walls: Off-white
- ▶ Windows and internal sills - 'Indian Red'
- ▶ Timber doors and architraves: Off-white



## Fundraising Update

Issue 1 of 'Our Hall' newsletter presented a breakdown of anticipated costs for the project, including a funding shortfall of between \$43,000 and \$83,000. The Parish Council, together with Rev. Stonier have resolved to take a special pledge Offering in the middle of the year as a major fundraising effort toward the project.

Keep an ear out for the announcements and notices leading up to this date.

### How can you help?

First of all **Pray** – This is about Jesus and His Church. It is not about glorifying ourselves with material excesses. Pray for the Parish Council, Church Wardens, Hall Committee members and staff as they seek God's guidance in leading this Project and in being stewards of the gifts He has provided. Thank God for His goodness to us, for the heritage of His presence and work already done in Coorparoo and for the ministry to be done through these buildings in the future.

Second, **Give** - Our Parish has a tremendous history of faithful, generous and sacrificial giving and it is, again, that the church family is asked to prayerfully consider giving specifically to this project over and above your general giving to the ministry of St Stephen's. There will be opportunities to give in small and large ways according to means, through regular offerings or one-off social and other fundraising events.

Financial gifts or pledges to the Building Fund can be made through the use of specially marked envelopes to the offertory box or else electronically: **BSB 704 901 Building Fund Account 0001 4591.**

Third **Get involved** – The Hall Committee will be announcing various events and activities over the coming months to involve members of the Parish. Every one of us has a role to play in Christ's ministry to this part of Brisbane – please speak to the Rector or one of the staff about how you can be involved in ministry and small groups in the Parish.



## Any questions?

- **I heard that we are not even going to be air conditioning the hall!? Why spend all this money and still not have any aircon?**

The current plans and cost estimates, do not allow for air conditioning of the hall. Ultimately this is a question of cost vs benefit. Unfortunately, the cost is likely to be substantial!

Our refurbishment plans will be subject to assessment and approval by a Building Certifier who will check that we are compliant with the Building Code of Australia (BCA). The BCA requires that air conditioned buildings maintain a minimum level of thermal insulation to the wall, roof and floor so to maintain a suitable energy efficiency for the air conditioning system.

As the existing building was built at a time that pre-dates these BCA energy efficiency requirements, insulation would need to be installed retrospectively. Doing so would likely be very difficult and require extensive additional refurbishment works including removal and replacement of wall and roof linings.

A large air-conditioning unit would be required to effectively condition the space; likely a similar size to the unit under the church. The installation itself could also be difficult and would likely require visible external ducting between from the space under the hall to the roof space.

It is anticipated that an appropriate air-conditioning upgrade would therefore add significant costs to the project – whilst no formal cost estimate has been developed, it may be estimated that mechanical equipment installation might add approximately \$150,000 - \$200,000 with an additional \$75,000-100,000 for insulation and glazing upgrades.

Our electrical consultants have further established that, with the proposed upgrades, the electrical supply to the property will be at capacity. Any significant increases to electrical demand, such as from an additional air-conditioning unit, would therefore require electrical infrastructure upgrades as a pad-mounted transformer. Such an upgrade would add further costs estimated at \$180-\$220,000.

What can we afford? The plans do allow for significant upgrade to internal ceiling fans, which will be replaced by two large diameter fan units. These fans, together with improved wall and door ventilation, will improve air circulation and movement within the hall. Small solar powered extraction fans are also proposed to the roof to vent hot air from the ceiling void – a bit like solar boosted 'whirly birds' that you may have on your own house. The hall will also benefit somewhat from the addition of new shade sails to the courtyard area that will protect against some of the early morning sun.

Is this enough to make a difference? We expect that the measures proposed will make the hall more comfortable in hot weather compared with the existing arrangement. And there will be plenty of cold water available from the kitchen when things do heat up!

**If you have any other questions, please email your question to [office@ststephenscoorparoo.org.au](mailto:office@ststephenscoorparoo.org.au)**