

Cathedral Hills and Pastoral Area 2025 Property Proposal

Aim

To consolidate in a sustainable way (in light of present funds and the 2025 maintenance reports) the buildings and assets of the present parishes of:

St Joseph's Cathedral
St Mary's, Kaikorai
St Francis Xavier, Mornington

Situation

Presently the Sunday Mass population resides in a relatively small geographical area of the inner city of Dunedin. Most people drive to Mass and willingly move across Mass times and centres depending on their weekly situation.

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|-----------------------|--------------|-----------------------|
| St Mary's | 6:00pm Vigil | (average no. 40-60) |
| St Francis Xavier | 9:00am | (average no. 40-60) |
| St Joseph's Cathedral | 10:30am | (average no. 200-250) |

*St Joseph's Brockville, holds no assets with the Sunday collection now going to the LSOP. The church is owned by the Sisters and Mass is provided by a chaplain for the Home. If the Home was not there, Mass wouldn't be provided as there is sufficient choice in the parishes for the numbers that would attend.

Mornington

St Francis Xavier Church

This is our only wooden church across the city and would likely survive a major earthquake. It does require work on the roof and other repairs etc.

St Francis Xavier Presbytery

This is in major need of works and is presently rented for \$300 as it doesn't meet healthy homes legislation.

Proposal:

1. Carry out all works mentioned in the 2025 report on the church.
2. Fund works through the sale of the presbytery.
3. Subdivide the presbytery (it is on one title with the church and school)
4. Erect a fence across the drive, allowing the school to retain access and playground (Appendix. 1).
5. Garage to be retained (rented presently for \$80 per month) but is also good storage if need in the future.
6. Remaining funds to be used for ongoing church maintenance and work of the parish as required.

Kaikorai

St Mary's Church

This is in significant need of major works as per the 2025 report which the parish cannot fund from any savings. The parish presently also has a historic debt to the Diocese (\$47k) and Mornington parish (\$45k).

St Mary's Hall

This is in significant need of major works as per the 2025 report which cannot be funded from any savings.

St Mary's Presbytery

This is in need of some remedial works and is presently rented by the Bishop. There are no funds for this work.

Proposal:

1. Acknowledge that it is no longer possible to maintain this site.
 2. Move the Vigil Mass back to the Cathedral, possibly using the Chapel with St Mary's pews (to fit more people) and warmer in the winter.
 3. Sell the buildings and land to a developer for housing (Appendix. 2).
 4. Have a portion of land (below the school) de-integrated so as to make it an attractive land parcel to a developer.
 5. Repay debts (Diocese \$47 & Mornington \$35K).
 6. Use the remainder of the profits to:
 - Retain the presbytery for the Bishop's use and undertake urgent maintenance.
 - Fund major maintenance required at the Cathedral.
- ❖ The Tuesday & Friday Masses could move to the Chapel.
- ❖ St Mary's School could have a number of Masses on the school site during the term.

Cathedral St Joseph's

Cathedral Church

The Diocese and Bishop are committed to maintaining this most significant church for the life of the Diocese and the history of our city and country. This has been a continuous and significant task over the years for such a building. It requires ongoing works where funds need to be sourced beyond that which the Sunday Mass congregation could give for these works.

The upper North wall windows are in urgent need of repair along with the leadlight windows. The stone is so perished in parts and we are in danger of losing windows and stone in adverse weather events.

The rest of the Cathedral is in very good condition for its age and some points in the 2025 report have already been actioned.

Proposal:

1. Use our savings to undertake the work required on the upper North wall.
 2. Seek funding from charities.
 3. Launch a parish and public appeal.
 4. Reinvest funds from the sale of St Mary's into the Cathedral walls.
- ❖ Heritage NZ have visited and are very supportive of the works.
 - ❖ Wainwright and Hickey (the only local stone masons) are undertaking quotes.
 - ❖ Scaffolding cost for 8 weeks is at 25.5k + gst.



APPENDIX 2. St Mary's Church and Hall

