

September 2011



**Building for the
Next Generation**

Providence Presbyterian Church

What's happening at Providence right now?

- ✱ Worship attendance in 2011 is up 15% over 2008-2010 attendance
- ✱ Attendance has exceeded 270 people seven Sundays in 2011 (two Sundays have been over 300)
- ✱ Vehicle parking is now occurring beyond paved lot in gravel and grassy areas

What's happening at Providence right now?

- * Monthly giving is up 10% over 2010
- * Church mortgage will be paid off in December 2011
- * Budget surplus of \$100,000 per year is projected for next 3-5 years
- * No projected major maintenance expenditures currently anticipated

What's happening at Providence right now?

- * Current mortgage rates at an all-time low
- * Attendance at fellowship dinners expected to exceed our capability (average summer picnic attendance was over 140 people)
- * Current lack of space for additional Sunday School classes and weekday activities

What we are proposing

- ✱ Construct a 420-seat sanctuary building with new rooms and offices
- ✱ Expand the parking lot to hold 151 vehicles, repave the surface, stripe, install curbs and lights
- ✱ Modify the exterior water drainage system to be code compliant

What we are proposing

THIS WILL ALLOW US TO:

- ✱ Convert the existing sanctuary into a multi-purpose facility to be used for fellowship activities, recreation, and many other needed uses
- ✱ Convert existing offices into classrooms for Sunday School and weekday activities and meetings

Pastor's perspective

- * The need
- * Why now
- * Why not plant a church
- * Why not two Sunday morning services

The process

- ✱ Session appointed a 3-member committee to make a recommendation (Tom Dodd, Denny Stewart, Ryan Hannas)
- ✱ Retained Desmone & Assoc. Architects and Professional Estimating Services to assist us

The process

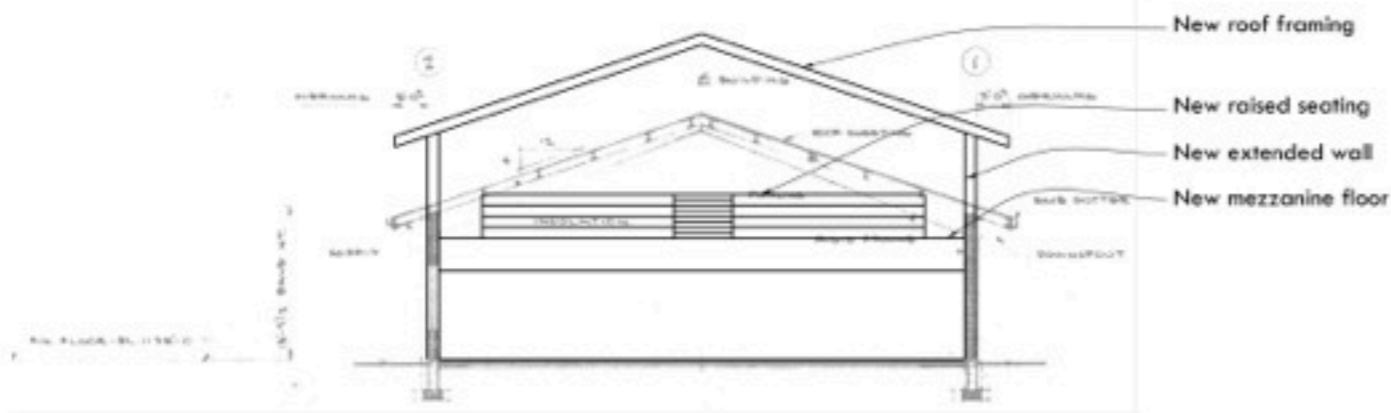
- ✱ Evaluated six options and variations from the six options
- ✱ Formed an ad-hoc building committee of church members to review and evaluate

TWO MAJOR CONSTRAINTS:

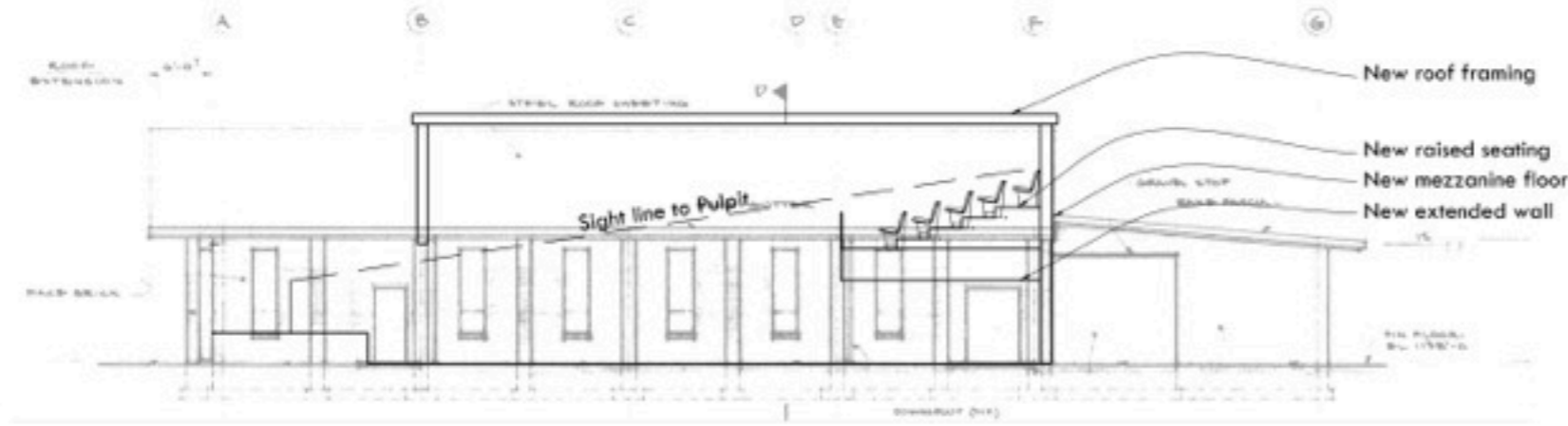
- ✱ 40-foot building set-back required from Phillips Lane
- ✱ Only one driveway off Phillips Lane allowed

The options

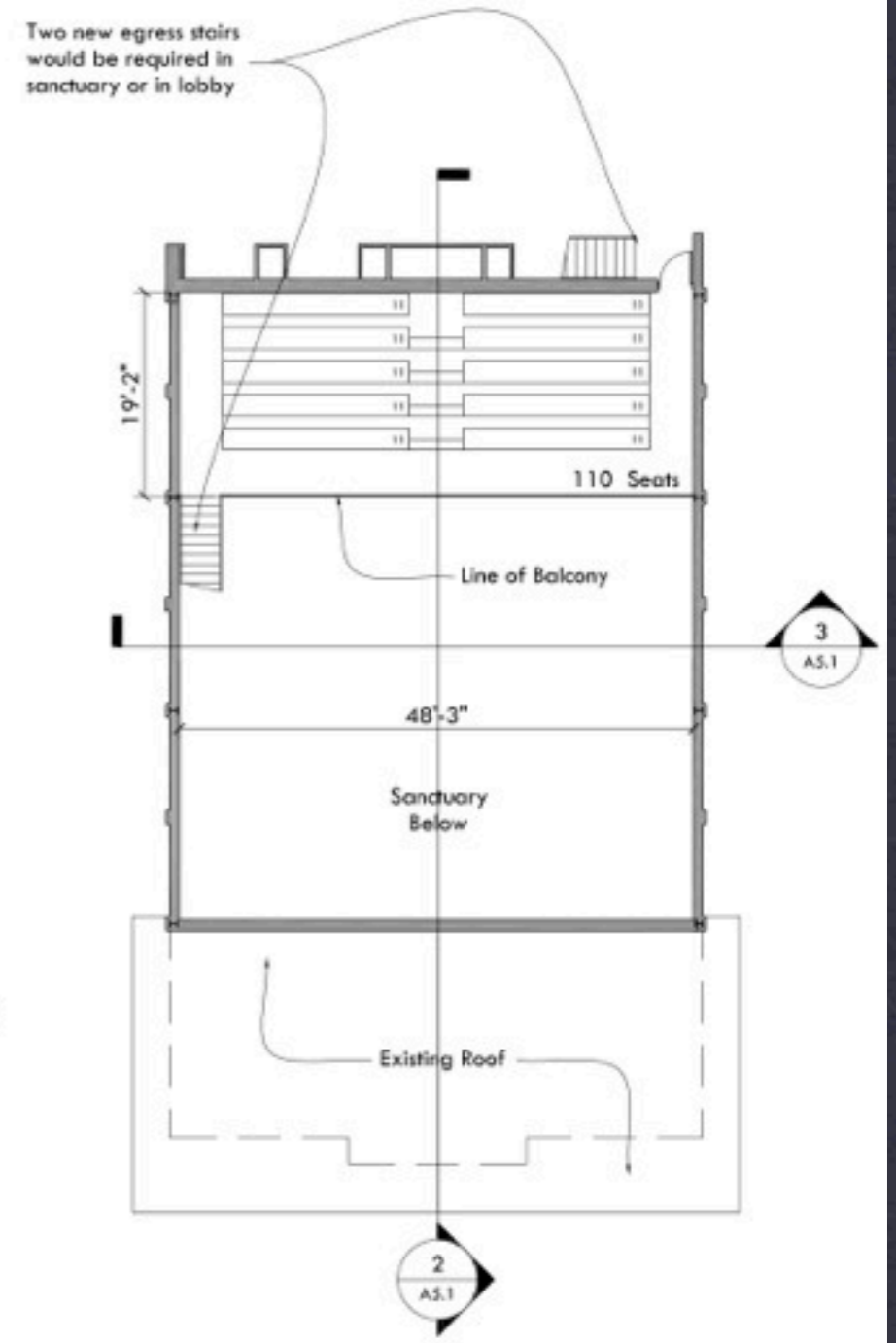
- * Add a balcony to the existing sanctuary



3 Section/Elevation
Scale: 1/16" = 1'-0"



2 Section/Elevation
Scale: 1/16" = 1'-0"



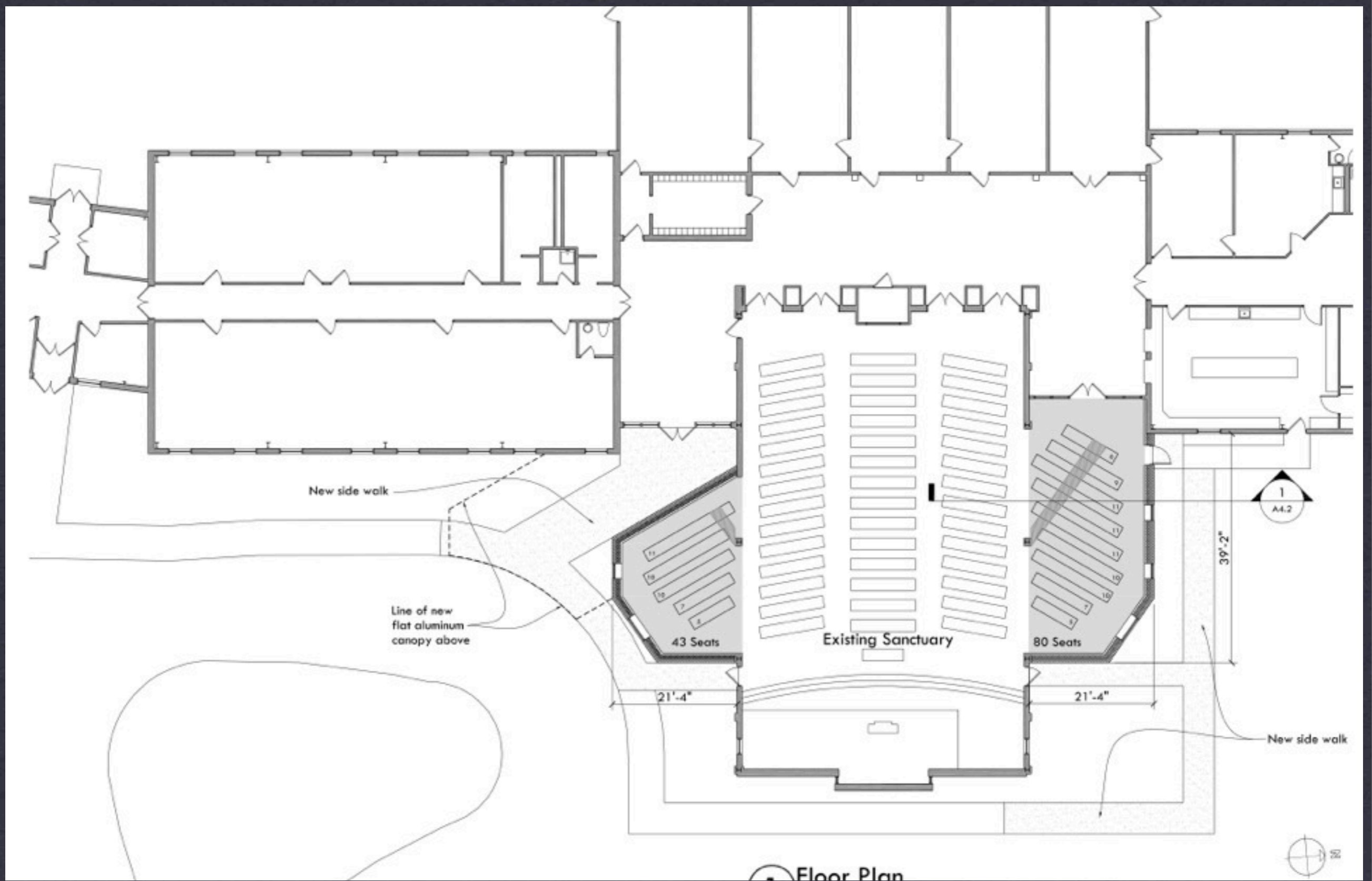
1 Mezzanine Floor Plan
Scale: 1/16" = 1'-0"

ADD A BALCONY TO THE EXISTING SANCTUARY

OPTION #1

The options

- * Add a balcony to the existing sanctuary
- * Add wing sections to the existing sanctuary

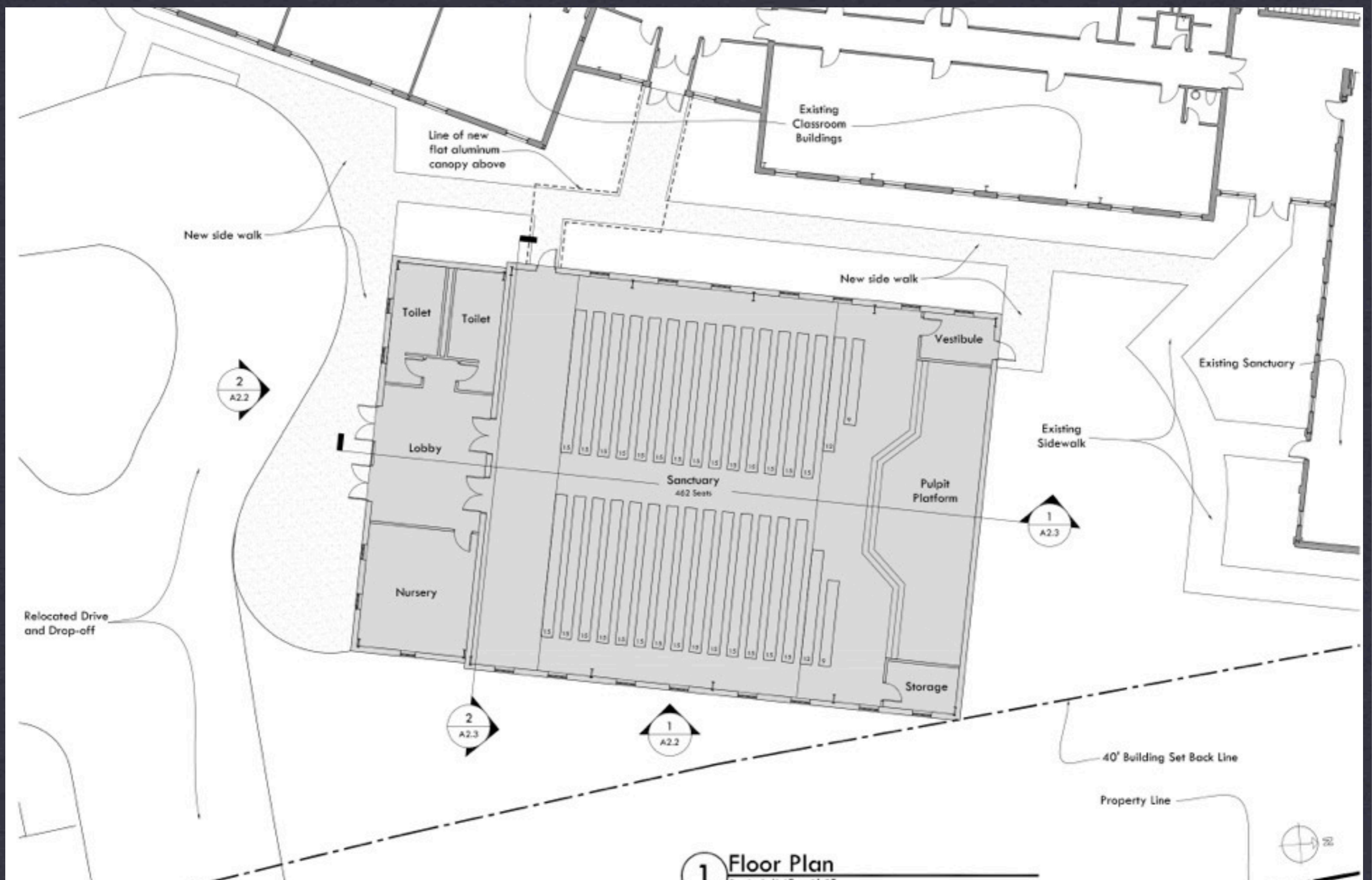


ADD WING SECTIONS TO THE EXISTING SANCTUARY

OPTION #2

The options

- * Add a balcony to the existing sanctuary
- * Add wing sections to the existing sanctuary
- * Construct a stand-alone sanctuary in the front



CONSTRUCT A STAND-ALONE SANCTUARY IN THE FRONT

OPTION #3

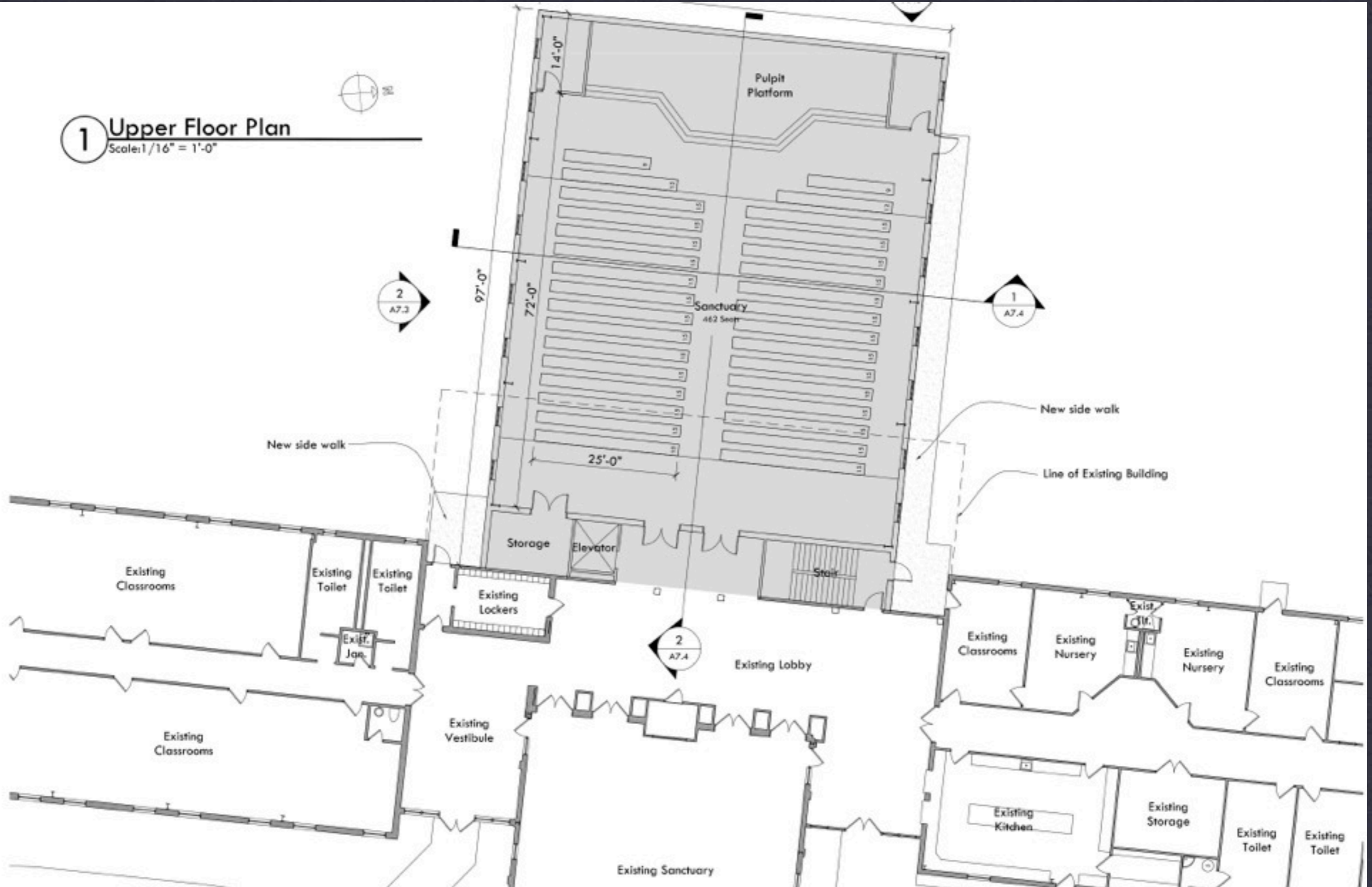
The options

- ✱ Add a balcony to the existing sanctuary
- ✱ Add wing sections to the existing sanctuary
- ✱ Construct a stand-alone sanctuary in the front
- ✱ Construct a stand-alone sanctuary in the back

The options

- * Add a balcony to the existing sanctuary
- * Add wing sections to the existing sanctuary
- * Construct a stand-alone sanctuary in the front
- * Construct a stand-alone sanctuary in the back
- * Add a sanctuary with basement to the existing building by removing existing foyer classrooms

1 Upper Floor Plan
Scale: 1/16" = 1'-0"



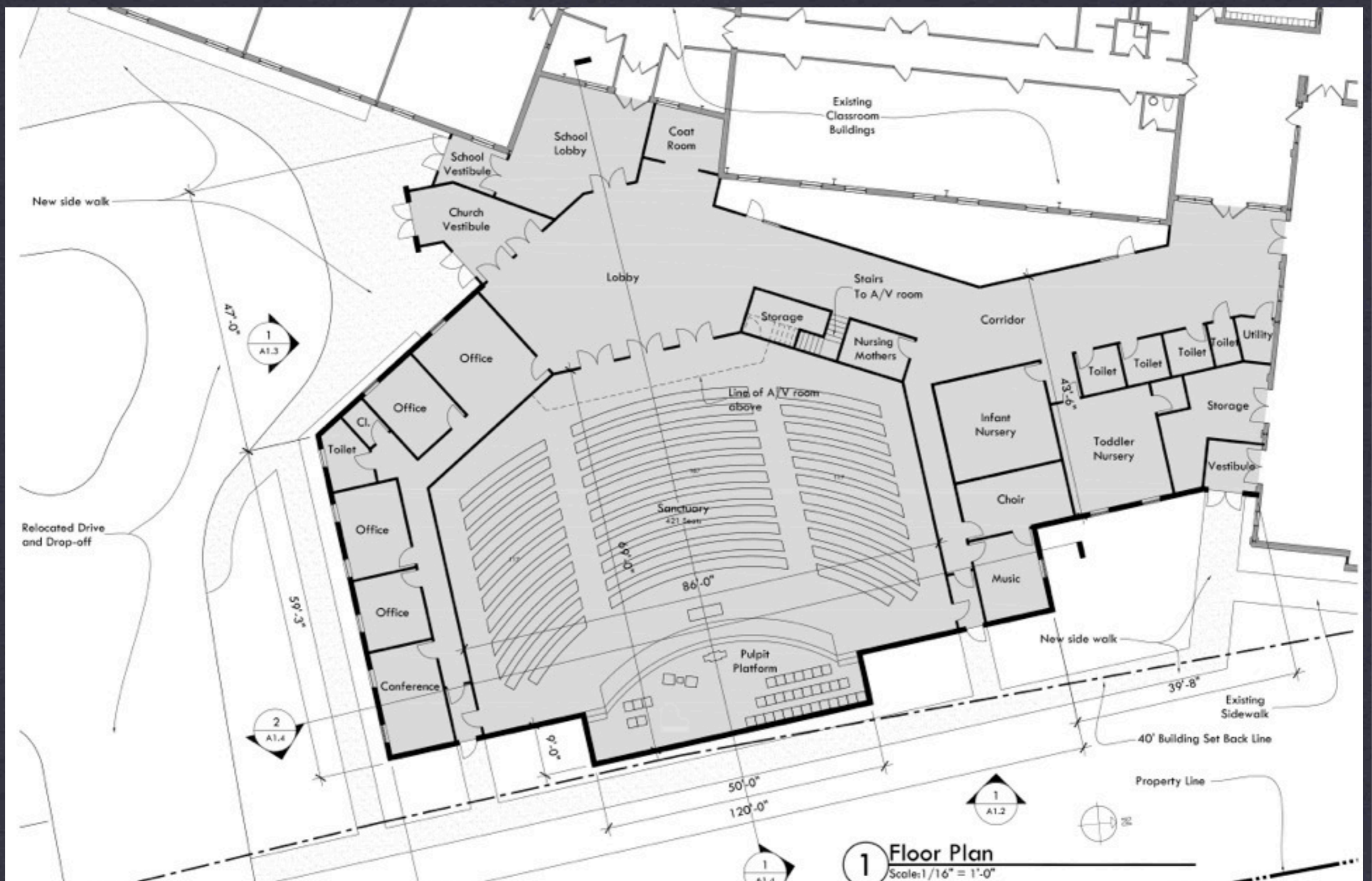
ADD A SANCTUARY W/ BASEMENT TO EXISTING BUILDING
OPTION #5

The options

- * Add a balcony to the existing sanctuary
- * Add wing sections to the existing sanctuary
- * Construct a stand-alone sanctuary in the front
- * Construct a stand-alone sanctuary in the back
- * Add a sanctuary with basement to the existing building by removing existing foyer classrooms
- * Utilize the design recommendation made in 2007 (new sanctuary, classrooms and offices connected to the existing building)

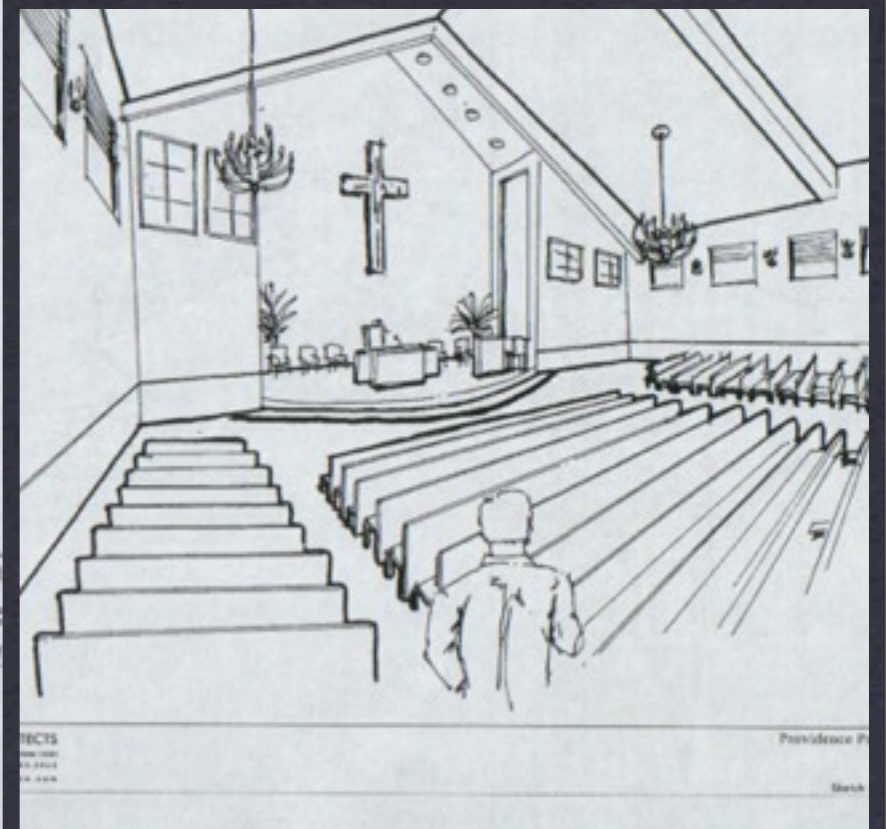
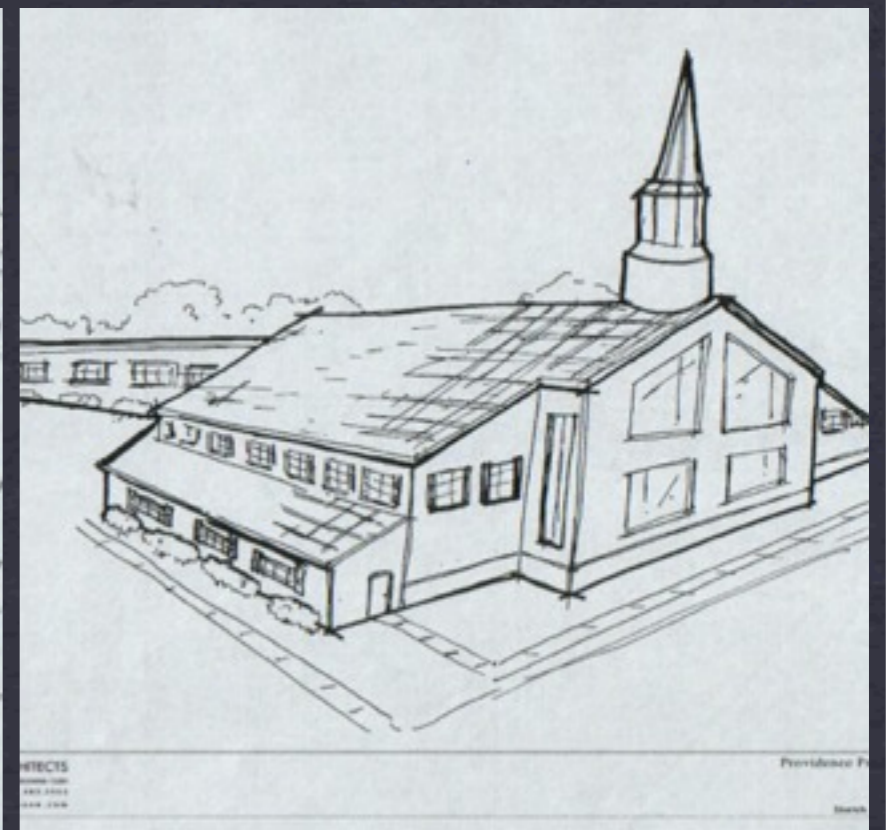
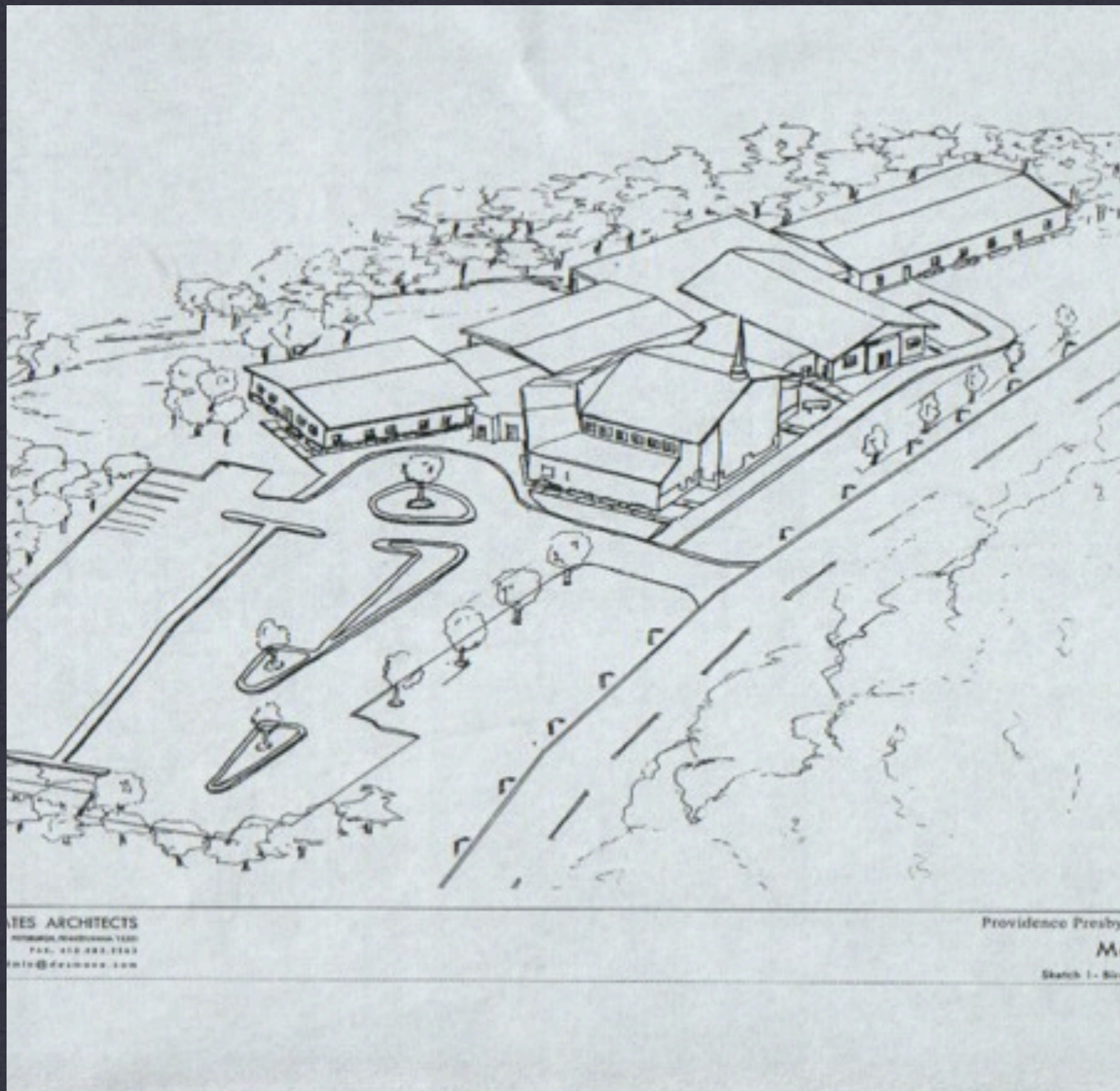
What we are proposing

- ✱ **Recommended plan:** Utilize the 2007 design (option #6)



NEW SANCTUARY, CLASSROOMS, OFFICES CONNECTED

OPTION #6 (2007 RECOMMENDED DESIGN)



NEW SANCTUARY, CLASSROOMS, OFFICES CONNECTED

OPTION #6 (2007 RECOMMENDED DESIGN - ARTIST'S RENDERING)

The recommended plan

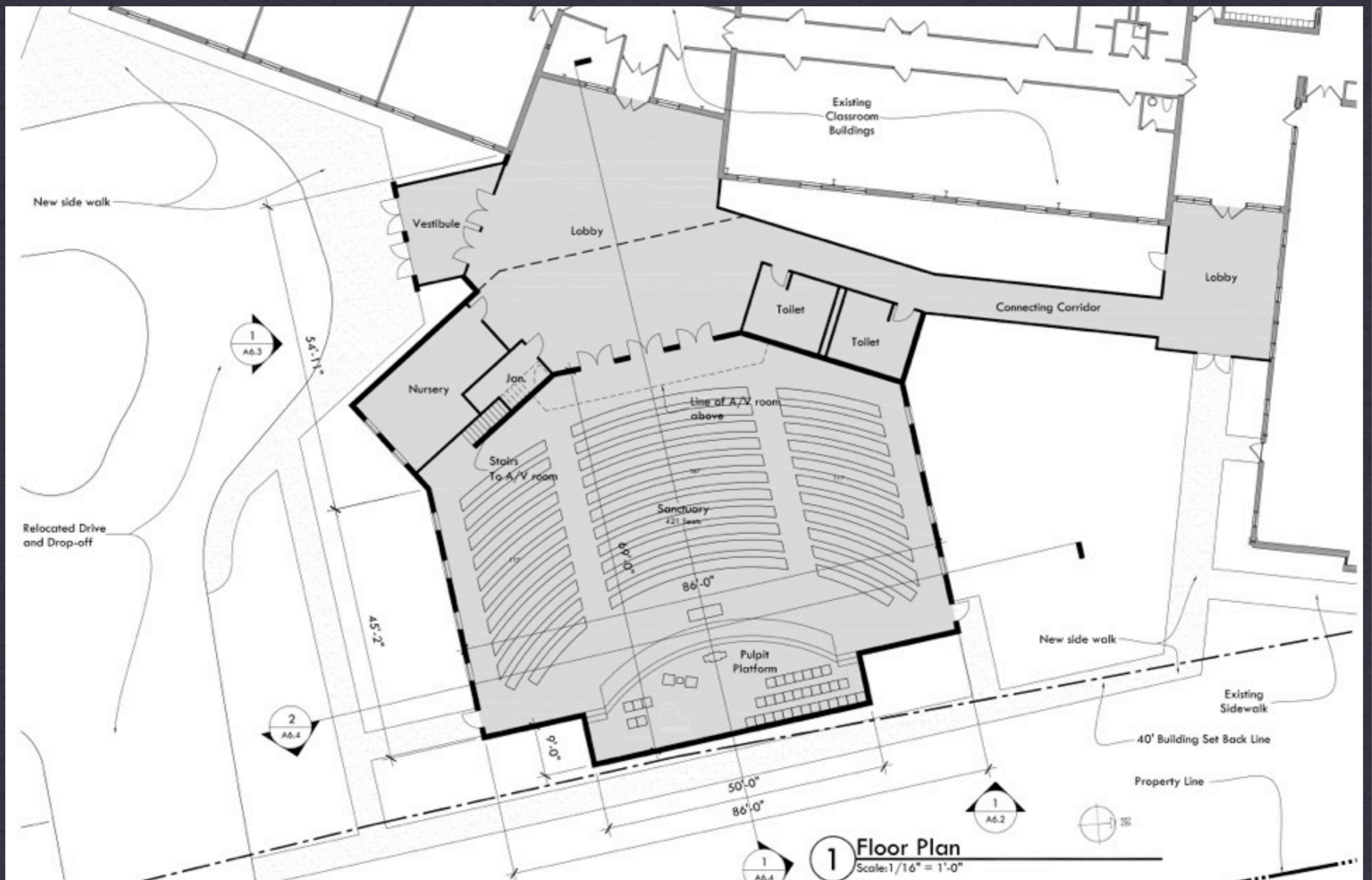
WHY:

- ✱ Provides the needed seating, classrooms and allows us to convert the existing sanctuary into a fellowship building
- ✱ Connects with the existing building with ease of moving from one building to the other

The recommended plan

WHY:

- * Split lobby allows for separation of church and school functions
- * A front and center location focal point on new sanctuary
- * Church offices will be more easily accessible for visitors and staff
- * Does not require the demolition of existing rooms



MODIFY 2007 DESIGN: SANCTUARY, NEW ENTRANCE ONLY

OPTION #6B (FALLBACK)

What is the cost?

WATER DRAINAGE SYSTEM*	\$40,000	*TO CODE
SPRINKLER SYSTEM*	30,000	
PARKING LOT UPGRADES*	385,000	
BUILDING CONSTRUCTION	2,458,000	
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TOTAL	\$2,913,000	
ROOMS AND OFFICES EXCLUDED	336,000	
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	\$2,577,000	

* All prices listed as 2012 dollars. Projected construction time: 6-8 months

How to pay for it

- * Sewickley Savings will provide an interest-only construction loan and permanent financing for 25 years
- * Sewickley Savings will provide a mortgage for at least \$1 million amortized* over 25 years
- * PPC members will fund \$2 million over five years (2012-2016)

***THE SPREAD OF PAYMENT OVER X NUMBER OF YEARS**

How to pay for it

MORTGAGE AMOUNT	\$1,000,000
MORTGAGE COST 25 YEARS @ 6%	\$77,000
ADD'L UTILITIES, MAINTENANCE, TAXES	15,000
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	\$92,000
ANNUAL GIVING ESTIMATE	\$460,000
ANNUAL BUDGET ESTIMATE	360,000
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SURPLUS	\$100,000

PPC FAMILIES	OVER 5 YEARS	PER MONTH	TOTAL
20	\$2500	\$42	\$50,000
35	5000	83	75,000
27	10,000	167	270,000
30	15,000	250	450,000
20	20,000	333	400,000
15	25,000	417	375,000
8	50,000	833	400,000
2	75,000	1250	150,000

137 FAMILY UNITS

\$2,170,000

* There are an estimated 137 giving families (per envelope giving)

Congregational motion

- * Approval is given for PPC to form two committees: Design & Construction Committee and Finance Committee with the following members, to commence the planning, designing and raising of funds for a 2013 contract award date to build a new sanctuary, parking lot and classrooms presented today as option 6 or 6B.

DESIGN & CONSTRUCTION COMMITTEE

- * Denny Stewart (co-ch.), Jim Stuart (co-ch.), Dennis Plitt (vice ch.), Chuck Boelcke, Don Jakiel, Ed Peters, Ryan Hannas, Cheri Bodnar, Robin Heiple, Warren Higgs, Matthew Dodd, Art Broadwick, 1-2 volunteers

FINANCE COMMITTEE

- * Tom Dodd (ch.), Gerry Timberlake, David West, Aaron Moeller, Jeff Stuart, Pat Martin, 1-2 volunteers

Q&A

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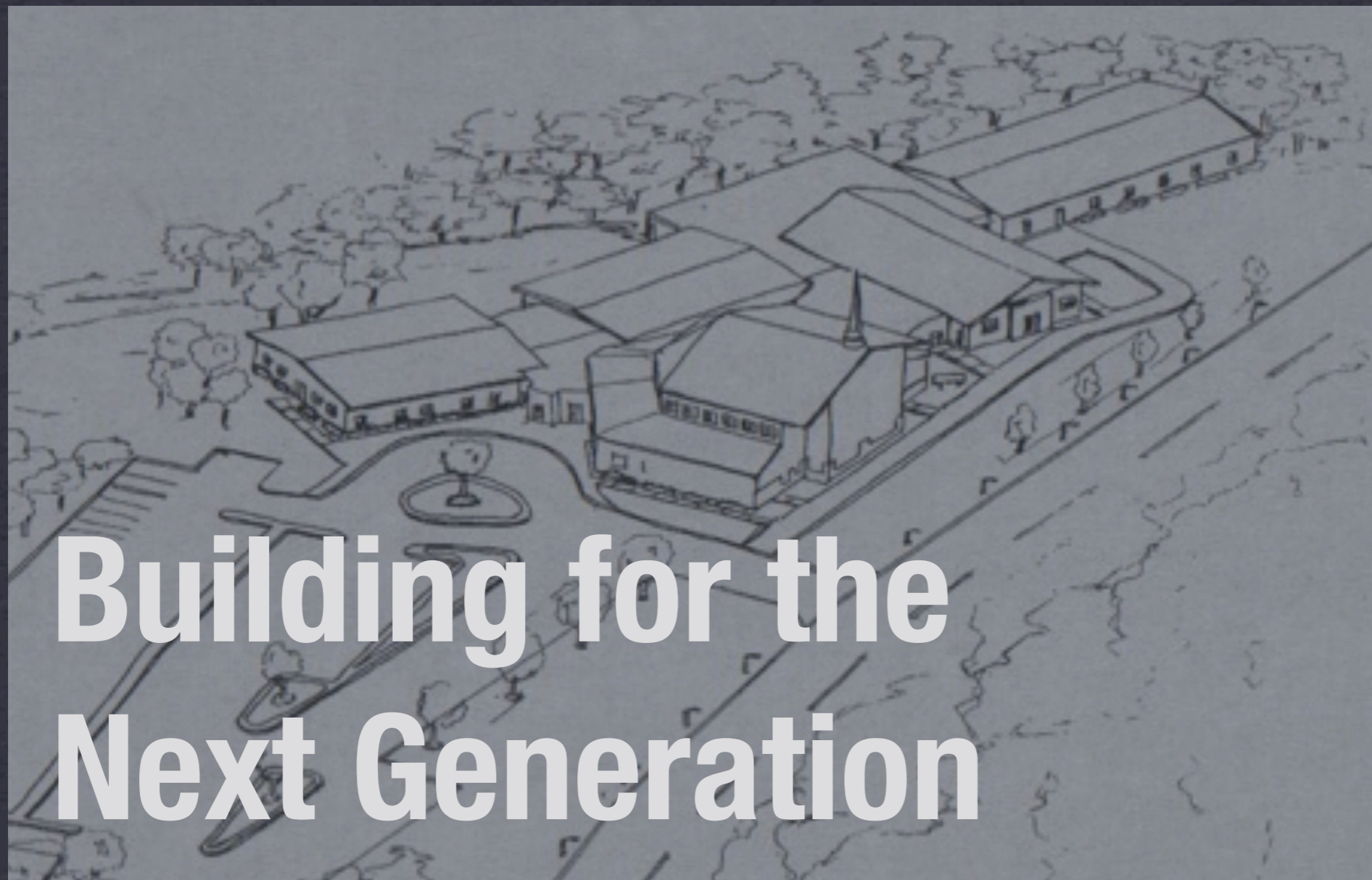
Moving forward

- ✱ An informational letter will be sent to all members and friends explaining the building plan as presented today
- ✱ A series of small group meetings will be held to allow for more discussion
- ✱ A building fund account has already been established and giving can commence now (there is currently \$150,000 in the account)

Moving forward

- ✱ Congregational prayer
- ✱ Family prayer and discussion over the next 2-3 months
- ✱ A congregational dinner will be held in early December to complete 5-year pledge cards
- ✱ Committees work to proceed

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