

**Trinity Lutheran Church
Property Committee Report to Council
For May 11, 2009**

The following report contains information from the April 28, Property Committee meeting and related activities.

Special Projects:

1915 Market St. demolition— moving forward with a number of actions now required to complete the demolition of the building: 1) Removal of usable items currently being offered to Social Ministry and though our Pastors that could be used by members of our congregation(New Hope Ministries will take the stove and refrigerator), 2) Borough Police and Fire Department Exercise, 3) Asbestos Inspection and potential abatement, 4) Formal permitting authorized to allow for the Demolitions. We are hopeful to have this all completed by no later than 30 September 2009.

Arts and Display Planning Joint Effort – Nothing further to report on this effort, however the Arts committee has asked us to consider painting the stairwells to the Nave balcony in preparation of potentially hanging art work in these stairways.

Minor Repairs – Dan Reed completed a number of tasks of which included; fixing the holder for the crucifix, painting caulking near the altar, discovered a leak in flashing near the chimney and had Ewing Roofing come out and make repairs, and began repairs on doorway to office. Dan identified some masonry repairs required at various spots around the church's roof. Much discussion was held about items that should be repaired before we have to put a new roof on the church, planned for sometime next year.

Subcommittee Reports

1. Insurance & Contract Sub-Committee – Approved the renewal of a service contract with Guardian that we have maintained over the past two years for testing and treating the water in the heating system.
2. Audio Visual and Information Technology (IT) Sub-Committee – Meeting was held on 27 April. Voted on the recommendation to move forward with the purchase of a digital recorder for the nave sound system at a price of \$900, additionally it was recommended to support the purchase of the memorial gift items in memory of Terry Bush for the Church's Education program.
3. Landscaping Sub-Committee – This group has been busy clearing out leaves and preparing to start a mulching program. Peter has put to work a number of people whose names were received from Judy Collins.

Issues for the Good of the Order:

- 1) 1959 Market Street - Sidewalk Repairs were approved by the committee. We accepted the bid of \$2,900.00 from Strictly Concrete. The money for this effort will come out of our program budget for 1959 Market St.
- 2) Outside Painting (Church and 1959 Market Street) – It was determined to request to use up to but not to exceed \$65,000 for the repair and painting of all woodwork around the exterior of the church including the steeple, plus repairs and painting at 1959 Market St. (Exterior siding and wood trim) The request was forwarded to Finance Committee Chair with hopes that Council could

approve the use of available MIRA funds to proceed with the work.

- 3) Recycling containers – The purchase of 3 paper recycling containers for the narthex, Gathering Space, and Fellowship Hall was approved, not to exceed \$300, so bulletins and other paper can be recycled instead of thrown away in the trash.

Next Property Meeting will be held on 26 May at 7pm.

MOTIONS:

- 1.) Request the use of Terry Bush Memorial funds to be used in the purchase of Audio Visual Equipment as recommended by the Education Committee.
- 2.) Request the authorization to use up to but not exceed \$65,000 in painting and wood repair for the exterior of the church and the building located at 1959 Market Street.

RECOGNITION

Jeanie Bentzel has been an active member of the Property committee for over the past decade. As our Committee Secretary she maintains the minutes of the committee and helps to keep all of the members in line during meetings. She is a great asset and a blessing to have on the Committee. Her support and leadership in the Trinity Lutheran Red Cross Blood Drive program has afforded our members the opportunity to help our neighbors during extreme emergencies. She has volunteered countless hours around the church and is critical to the operations of our committee. Her giving of time and talents are a blessing to the church. Please take the time to thank her when you see her throughout this month.

Respectfully submitted and as a disciple of Christ,

Bill Foos

Chairman of Property Committee

Operational and Maintenance Projects

1. Interior hallway painting / Tiles for Drop Ceiling (In progress of being worked)
2. Outside wood trim repaired, scraped and painted as necessary on Nave, chapel and 1959 Market St. (Requested Funds of \$65K)
3. 1959 Market St. concrete walk repaired as necessary (Use '09 Budgeted funds)
4. Renovation of bathrooms adjacent to library

2010 Project Replacement roof on nave and chapel areas

Improvement Projects (Eligible for Memorial Gifts)

TBD Vestibule for the Main Entrance to the Gathering Space

TBD Replace lighting Fixtures with energy efficient ballasts and light bulbs

TBD Fire and alarm systems upgrades/Engineering and estimates

TBD Solar Panels for Supplemental Electricity

TBD Expanding the Fellowship Hall to accommodate growing Contemporary Worship Service

\$28,000 (est.) Kitchen Counter Tops

\$19,546 Audio Visual Upgrades and additions. (Under consideration by AV/IT Sub-Committee)