

Proposed Repairs to Key Areas of the Church

General Infrastructure

- Convert/install high-efficiency hot water heat throughout the facility.
- Convert/install high-efficiency air conditioning throughout the facility.
- Zone both heating and air-conditioning to maximize efficiency and comfort.
- Remove all exposed asbestos-containing materials and any disturbed by renovation.
- Update/install electrical service as needed.
- Repair/replace building structural failures.
- Install fire alarm system throughout the facility.
- Install fire-rated doors as needed.
- Install emergency lighting and exit signs as needed.
- Abate all building, fire and occupancy code violations.

Inside Stairwells

- Replace carpet with rubber treads.
- Update lighting.
- Replace ceiling finish.
- Paint.

Toilets*

- Replace fixtures with code-compliant low-flow toilets and faucets.
- Replace partitions.
- Improve accessibility (handles, space, etc.).
- Add new exhaust system.
- Replace flooring with ceramic tile flooring and base, and add wall tile.
- Repair ceiling damage.
- Paint walls and ceilings.
- Replace lighting.
- Provide new toilet room accessories.

**Does not apply to changing room (basement) and current childcare toilets.*

Hallways

- Replace ceiling lights.
- Replace ceiling tile (as needed).
- Paint.
- Replace floor tile.

Fellowship Hall

- Add air conditioning
- Replace floor and ceiling finishes.
- Replace ceiling lights.

Susanna Wesley Room

- Replace floor and ceiling finishes.
- Replace ceiling lights.

Sanctuary

- Improve lighting controls, sound system and projector system.
- Add air conditioning.
- Replace floor finish on main floor. (Sustainable floor product.)

Music Room

- Reconfigure ramp.
- Provide secure storage.
- Replace floor and ceiling finishes.

Sunday School/Choir Rooms

- Replace finishes and fixtures
- Replace floor and ceiling finishes.
- Add storage closets.

Overview of Proposed Space Changes

Outside: Addition

- **Build addition** for gym/mission activities and storage.

Outside: Entrance

- **Add weather vestibule** at main entrance. (Remove stained glass cross arch.)
- **Add new on-grade entrance** adjacent to narthex to accommodate mobility-impaired visitors.
- **New concrete steps** and metal handrail.
- **Remove exterior ramp** from building.
- **Add signage** to 37th Avenue South entrance.
- **Add card reader access system** and alarms at all exterior doors. (Plus security camera system.)

Basement

- **Divide gym space** to add floor structure over current space.
- **Move chapel and library** to current gym space in basement.
- **Create additional (tech) meeting room** for small group meetings.
- **Convert food shelf space to storage.**
- **Add storage** under new addition.

Main Floor

- **Expand narthex** into current office area; add natural lighting through skylights; expose stained glass windows; and provide additional doors to sanctuary.
- **Move church offices** to newly created space at southwest corner of first floor.
- **Add bathrooms** adjacent to offices.
- **Move food shelf** from basement to southeast corner of first floor, with delivery door to alley. (In current childcare location.)
- **Create separate secured entrance to food shelf and gym.**
- **Reconfigure ramp in music room** to provide direct connection between sanctuary and altar.
- Include **garage storage space** behind addition for maintenance equipment, recreation equipment and outdoor furniture storage.
- **Add clear signage** to help with traffic.

Second Floor

- **Create childcare/Sunday School floor.** (High school remains on third floor.)
- **Add storage** in second floor rooms.
- **Add security/fire door** at second floor corridor.

Third Floor

- **Move choir practice room** to third floor.
- **Add storage** in third floor rooms.
- **Add security/fire door** at third floor corridor.

FAQs:

When was the Building Committee formed?

Long years of abundant use and the advancing age of its infrastructure, systems and grounds have had a significant impact on our building. At the end of 2007, the Trustees came to the Church Council to request the creation of a Building Committee to assess the current condition of the MUMC building as well as the needs and desires (vision) of the congregation for the building now and in the future.

Who is on the Building Committee?

Members of the Building Committee include (in alphabetical order): Dean Ammerman, Renee Beymer, Rene Cronquist, Jo Fontaine, Doug Fries, David Graham, Phil Hafvenstein, Sarah Hicks, Sue Johnson, Kim Kanuit, Mike Kleinschrodt, Phyllis Kromer, Conrad Larson, Cynthia Nixon, Brad Pederson, Rich Tuomi, Bob Wagner and Cooper Wiggen.

Why do we need a building project?

The Building Committee was formed to answer that question. The Committee surveyed more than 300 men, women and children of Minnehaha through surveys, chat circles, discussions, one-on-one conversations and stakeholder meetings. As a result, the Committee identified several key needs and wants of the congregation.

What happened next?

The Building Committee submitted a motion to the Church Conference to take the next step—that is, to hire a professional firm to formally assess the needs of the church. This was approved on June 25, 2008.

What firm was selected to do a design study?

The Building Committee evaluated three architectural firms and selected a company called Cermak Rhoades Architects of St. Paul, Minnesota. Cermak Rhoades independently surveyed church members and attendees, gathered input from building experts such as Mattson Macdonald Young Structural Engineers and Steen Engineering, Inc., and prepared several building options for the Committee.

What did Cermak Rhoades learn about Minnehaha?

As a result of the various surveys and the formal needs assessment, Cermak Rhoades identified specific areas within the building that need repair, replacement or attention (i.e., toilets, asbestos, walkways, lighting, etc.). They also identified certain areas where the church might benefit from improvements in energy and comfort (i.e., heating system, air conditioning, weather vestibule, etc.). They also addressed space and security considerations.

How much will it cost?

The estimate for the project identified by Cermak and Rhoades and approved by the Building Committee is nearly \$3.5 million. But the cost would change based on the wishes of the congregation and the timing of the project.

What's the next step?

Any building project goes through certain stages or phases. In this case, Phase One is to evaluate the condition of the building and identify the needs and wants of the congregation. That's where we're at right now. Phase Two (if approved) would be to survey about 40 to 50 church attendees to evaluate the feasibility of such a project at Minnehaha. And Phase Three (if approved) would be raising the funding and supervising the construction.