

TIMELINE:

2003 Facilities Assessment team appointed. Surveys Ministry Teams needs and other area church building projects (visited 3).

2004 Master Plan work begins and plan takes shape to facilitate identified needs.

2005

- Building Team appointed. First meeting was held 1/11/2005
- Fall capital campaign nets \$1.1 million in pledges.
- Concept Application process begins (involves Community Design Comm. & Town Council). Town of CH expresses many concerns (not unusual) for church to address.
- Cost estimate \$3.2 million (Phase I)

2006

- Traffic Study reveals issues. Plans tweaked in response to Concept App. Concerns.
- Ad Council approves Building Team's request to continue with modified Phase I design.
- Work session with Planning Dept. staff on 12/5/2006 to discuss continued concerns & how to rectify
- Cost estimate exceeds \$4 million

2007

- Plans resubmitted to Town in February. Rejected. More tweaking.
- Plans resubmitted in July. Rejected. More tweaking.
- Plans resubmitted in October. Rejected. More tweaking.
- Building Team meets with Town planning staff in December.
- Plans clear Planning Board and Community Design Commission with unanimous votes in late December per formal Town approval process.
- Cost estimate exceeds \$4.7 million (December 2007)

2008

- Plans clear Transportation Bd. & Bike/Pedestrian Bd. in January.
- Plan receives favorable response at Public Hearing in February.
- Town Council approves plans unanimously on 3/17/08.
- Church has 4 yrs. from approval date to start construction and 15 yrs. to complete construction.
- Phase I Worship/Education building and all associated site work (for entire MP) is estimated at 12 - 18 months. Plan allows total of 267 paved parking spaces (we currently have 110 paved spaces).

Site work cost estimate went from \$500k in 2005 to more than \$1 million by the time the plan cleared the Town approval process. Site work currently accounts for 22.4% of the Phase I construction budget. Ingress/Egress from the property was a major issue in the approval process, with both NC DOT and the town traffic engineer. Storm water management was also a major issue and expense. Site work accounted for 90% of the time spent with governmental agencies with respect to land development approval.

2009

- No action taken by the church due to cost projections and economic downturn.
- \$922,585.33 was collected from Growing With God campaign pledges.

- \$386,193.52 was used from the Growing With God campaign to retire debt on the Fellowship Hall and Parsonage.
- \$324,183.42 was used from the Growing With God campaign for building plans and approvals (Architect, Civil Engineer, Capital Campaign Consultant and Town of Chapel Hill fees).

2010

- Balance of **\$289,986.11** in Growing With God fund (in savings account at 1.30% interest).
- Building Team investigates options for taking advantage of slow construction climate to benefit from cost savings on the site work portion of the Master Plan and gets current estimate on Hut Addition (approved in 2002).
- April – Finance Committee approves Building Team request to use Growing With God funds **(\$1,800)** to pay for Engineer's Estimate on site work.
- April – Ad Council hears report on Engineer's Estimate and Hut Addition and a motion is made to approve use of Growing With God Funds **(\$68,000)** to pay for next steps in process to get final pricing (competitive bids) and final construction approvals (Zoning Compliance Permit) from the Town.
- May 23, 7:00pm – Ad Council vote on Motion above is scheduled.

Construction cannot take place until a church conference is held to review and approve final pricing and a payment plan. Approval from the UMC District Board is also required.