

## **PCOL Capital Projects**

### Frequently Asked Questions

January 28, 2021

*We've compiled some questions and answers about our capital plans, based on discussions at the recent Town Hall Meeting on January 24.*

**1) What are the specific trade-offs if we settle for “Plan A” versus “Plan B”?**

The biggest trade-offs have to do with bathrooms and the elevator. Adding the space for the Atrium requires that we install more bathroom capacity in our facility. If we do only “Plan A,” we will have to use about 20% of the Atrium’s square footage to install new bathroom facilities. Also, we would have an elevator that only goes between the ground level and the 2<sup>nd</sup> floor – not to the basement/preschool. (Both plans include a lift to get to the sanctuary from the Atrium.) In Plan B, we would reconfigure and create new bathroom facilities in an expanded lobby/café area, by expanding the existing facilities. There would be a total of three bathrooms, one that includes a shower. In Plan B, there would be a full elevator that goes to all three levels. Plan B would include new construction to bump out the existing south lobby area to create new space for a café area, with access to the kitchen, where parents can wait while picking up kids, people can hang out after Community Well Classes, and we can have small events.

**2) Could we build out the south lobby later, when we have the funds?**

This would be disadvantageous, since we will have already used space for bathrooms in the Atrium, we would already have installed the elevator serving just the two floors, and it would be much cheaper to do now as part of a larger project, because of economies of scale. That said, there could be a south lobby expansion later on under these less advantageous conditions.

**3) How much will the parking lot cost, do we have to do it as part of our current capital plan, and are there other ways we could finance it?**

Expanding the parking lot is a stand-alone project, and could be done after we’ve completed our capital projects, in a 3-5 year time-frame. The cost is likely to be between \$100,000-\$200,000. We are negotiating with the school for the land, and exploring the possibility of borrowing the money via a low- or no-interest loan to ease our fundraising burden.

**4) How would the renovation of the Fellowship Center differ in each scenario (A and B)?**

In Plan A, there are moneys to buy materials to modernize some of the fellowship center, such as painting and enhancing, using volunteer labor. In Plan B, we would be able to hire contractors to do more refurbishment, including lights and flooring.

**5) What would be done with the north bathrooms in either scenario?**

Plan A does not include any money to renovate the north bathrooms; Plan B contains about \$15,000 to upgrade them.

**6) Could we do part of Plan B if we don’t raise enough to do all of it?**

Yes, but the biggest decision involves whether to do the south lobby expansion, since this is the most expensive item in Plan B, and we have to do all of it. But the other items in Plan B are stand-alone. One of the chief reasons we’re having this conversation with the congregation is to get a feel for people’s priorities, should we decide to raise funds for items in Plan B.

More questions? Please don’t hesitate to contact us. Just send an email to [office@pclawrenceville.org](mailto:office@pclawrenceville.org), and your question will be routed to someone who will contact you.