

Archangel Gabriel Orthodox Church Building Committee

Report to the Parish

February 12, 2023

1. Overview

At the time of our last report to the parish, Feb 6th 2022, we discussed committee accomplishments to date culminating in an offer to purchase a specific church building meeting our objectives in size, location, and asking price.

The parish voted in unanimous agreement to proceed with a move to Weatherford, and the Building Committee worked on fundraising, financing, and renovation planning.

Over the course of 5 meetings since our last report, the committee prepared and prioritized “punch lists” detailing work required both inside and outside to make the facility suitable for Orthodox worship.

The committee, which includes George Rovny, Aaron Stepich, and Ryan Key, now maintains a short list of remaining work to be done, which is summarized herein.

2. Property Acquisition

As detailed during our last report to the parish, the Building Committee decided to seek a facility sufficient for “75 to 80” worshippers. The Victorious Messiah Baptist Church facility in Weatherford was deemed adequate for this objective and included land to grow. Notably, we have recently exceeded 90 individuals during Divine Liturgy.

Archangel Gabriel Orthodox Church submitted an offer to purchase the subject facility, and the offer was accepted on Feb 2nd, just 4 days prior to our last parish meeting. We were given 40 days to obtain financing.

Committee member Aaron Stepich worked diligently to find a lender, and learned that we were \$75k short of the required down payment. A fundraising effort commenced, and we were blessed as generous parishioners and friends of the church quickly met the need.

We closed on the new facility April 4th, 2022.

3. Renovation Planning

The committee made detailed plans to transform the property for proper worship and parish life. To-do lists were compiled and ranked. Associated rough cost estimates indicated need for another \$40k, and once again the parish rose to the occasion.

The committee consulted the property Inspection Report and brainstormed with Father Chrysostom and various parishioners to compile the initial punch list. Internal renovation topics included everything from baptismal tank and stage removal to heating/air-conditioning to lighting and paint.

We prepared a similar task list for external (outside) improvements.

Given limited resources and time, we annotated each task with a priority number, 1..4, as follows.

Archangel Gabriel Orthodox Church Renovation Topic Guide
April 26, 2022

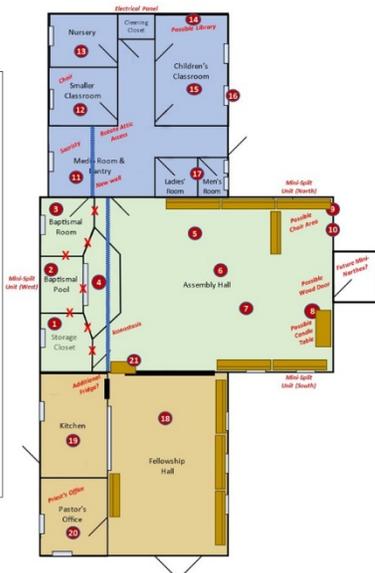
1. Building Renovation Topics - Interior

Specific topics - keyed to attached floorplan. [Inspection ref #] refers to paragraphs in the Inspection Report dated 11 March 2022. Priority notation follows]

Key Priority

1	Must complete prior to move-in, using current budget
2	Must complete, preferably within current budget, but can wait until after move-in
3	Can wait until after move-in, possible topic for future fund-raising
4	Can wait indefinitely

Area	Topic	Priority	Committee
1	HVAC Air Handler/Mini-Splits, other	1	Decision is to install 3 Mini-splits (contractor estimate is \$11k) Ensure electricians understand needs.
2	Tank Removal, Floor Leveling	1	Tank must be removed, need to complete demolition then make flooring decisions
3	Sacristy fans, or in "sprinkler" Retain plumbing, hot water tank? Tank gas (Inspection ref #C) Floor leveling needed? Water stains (Inspection ref #)	1	Sacristy north of altar area, approach will be to add a vent in the current "sanctuary" area - see markup of area 11 on attached floorplan. Hot water tank gas in area to remove. Floor leveling evaluation after demolition. Can evaluate water stains to determine source during demolition.
4	Retain/extend raised floor (laterally and into Nave), or remove?	1, 1.1	Decision is a priority 1. If decision is to retain or install raised flooring, implementation is priority 1.
5	Nave ceiling & lighting	1, 1.1	Decision for type of lighting is priority 1. Implementation is priority 2. Light source above chandeliers and recessed lighting. Father has a potential source for chandeliers, and would like for all lighting to be dimmable.



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All Priority 1 tasks were completed before our first Divine Liturgy in the new building, held on July 17th 2022.

4. Remaining Work

The following improvements remain to be completed. Parish input is welcome.

Internal Item	Notes
Iconostasis	Estimate in work
Altar area cabinet, sink, countertop	Cabinet ordered, being fabricated
Floor mounts for processional cross, fans	Estimate in work
Torch brackets/mounts	Estimate in work
Paint attic access in Altar area	
Wedge/Ramp, Hall to Nave (trip hazard)	Ordered, being fabricated
Hang projection screen in Hall, provide power	
Windowed doors: classrooms, nursery, office	

GFCI outlets	
Replace broken light fixture, large classroom	
Replace all remaining fluorescent lights	
Create sitting area where piano was	

External Item	Notes
Dome on roof	Current steeple is single-piece metal, engineering required to determine mount
Complete trim and gutter painting	
Gable Bracket	Ordered
Large icon on front of building	Likely attach to gable bracket
Restore power to vestibule, improve lighting	
Remove old electrical piping from walls	North and West walls
Finish repairing sprinkler system	Broken head Zone 3
GFCI outlets	
Timer for signage lighting	Existing timer doesn't work
Float low spot on sidewalk ahead of ramp	Water collects there, professional est \$500
Decorative shutters	
Wind break outside Hall for coffee hour	
Safe play areas, more outdoor seating	