

CHURCH EXPANSION PROJECT 2015

UNITARIAN UNIVERSALIST CHURCH OF KENT

REALIZING THE VISION: NOT FOR US ALONE



Our church has been on a clear upward trajectory over the last few years. We have been growing in people and programs... Deepening worship experiences... Expanding offerings for children and youth... Creating new musical ministries... Increasing involvement in our community... Becoming a welcoming congregation and working toward Green Sanctuary status for our environmental efforts... And developing new ways to extend a caring hand to our members and friends of the congregation.

We have done so with tremendous involvement from many people. We have a “Dream Team” of professional staff- Rev. Melissa Carvill-Ziemer, Religious Education Director Karen Lapidus, Music Director Hal Walker, and church administrator Mary Beth Hannan– in addition to our great part-time staff. We have gratefully benefitted from wise lay leaders leading committees and the Board. And we have a vibrant, caring congregation that has made possible all the recent changes that have expanded what we have to offer the world.

Church Vision Statement:

Our vitality and passion call us to restore and expand our space to equal the energies of our dreams.

When we do, we will be better equipped to carry on our historical legacy while also embracing the possibilities for connection, service, programming, and outreach to which we aspire.

But we know we have more to do. Our church has long served the geographic area, and we want to continue to be a beacon of liberal religion in Portage and neighboring counties. We know there are many more people in our area who yearn for what we have to offer.

At the same time, we have come to recognize that our physical facilities are limiting what we can do. In 2010, we adopted a vision statement that calls us to expand our physical facilities to equal our dreams. For our church to be a fully welcoming and impactful presence in our community, we need more space: A larger social hall to host events. Bigger spaces for our bursting religious education program. And a larger sanctuary space to hold all who need our healing message.

Come, let us do this together. Be part of our new capital campaign, *Realizing the vision: Not for us alone*. As Co-Chairs of the campaign, we ask you to join us in making a pledge to grow our church in spirit, love, and programs for all ages.

In faith,

Marion Yeagler and Kathy Kerns
Capital Campaign Co-Chairs



MESSAGE FROM THE MINISTER



This dream has been taking shape for years. I am excited that the time has finally come to make the dream a reality. For nearly 150 years, Universalists and Unitarian Universalists have used the building we currently occupy to gather in religious community. The people who came before us made many modifications over the years to suit their needs and the changing times. They tended their physical resources faithfully and well. Now it is our turn.

We have known for several years that we needed to restore and expand our space in order to meet the needs of the current community of Unitarian Universalists who call this place home. Thanks to the diligence, patience and hard work of many dedicated lay leaders, we have a clear and compelling plan to help us live into our vision. What we need now is your involvement. We need your engagement in the process. We need your feedback on the plan. We need your serious consideration about how you can contribute your time, talent and treasure toward the fulfillment of our vision. We need you. Together, we can live into our dream.

As we do, it is essential that we remember this ambitious undertaking truly is not for us alone. It is true that we need bigger, better and more functional space for ourselves. It is also true that our new and renovated space is intended to be shared. We plan to share our space with other Unitarian Universalists in our district and region by hosting more and larger events than we can accommodate now. And we plan to share our space with people in our surrounding communities by making it available for celebrations, memorials, movie nights, musical events and a whole host of activities that will appeal to people who are not part of our religious community. Our new space is going to be an incredibly important resource for reaching out. People need places to gather besides homes and commercial venues. We will be another place – a place that is attractive, accessible and grounded in the values of Unitarian Universalism.

*“Providing a spiritual home
for the many more who
don’t know about us is
what it is all about.”*

– Larry Cole



We intend for our new and renovated space to help us live the mission of our faith. We intend for the people who come after us to inherit a well built, well cared for and flexible space that will help them live their mission too. With this project we are making an investment in Unitarian Universalism, in vision and in values. I have great confidence that our investment will reap many rewards for years to come.

Rev. Melissa Carvill-Ziemer
Minister, Unitarian Universalist Church of Kent

OUR PROUD PAST



Our church was founded almost 150 years ago in Kent as a Universalist congregation that preached love for all. We count many of the founders of our town among the early members. Today we still inhabit the historical building that was built by the first church members.

The church has historically been known as a voice for progressive causes, advocating for abolition, women's rights, and environmental justice and supporting community ventures such as the original Kent Co-op food store.

The size of the congregation has waxed and waned over the years, but in recent years there has been substantial growth in the congregation. With the help of the Unitarian Universalist Association, the congregation was able to hire a full time minister (the first in several years) in 1992. Reverend Julie-Ann Silberman-Bunn lead the congregation as it grew from 75 to 150 members, hired new staff (including Hal Walker and Karen Lapidus), and conducted a successful capital campaign to restore the brick exterior of our church.



THE PRESENT



Reverend Melissa Carvill-Ziemer began her ministry at the church in 2005. Under her able leadership, we have seen growth in programs and the involvement of members in leadership. We also undertook a year-long process to develop church mission, vision, and covenant statements. Our mission statement is:

We affirm that each life has brilliance and, when joined with others in joyful community, has the power to transform. We pledge ourselves and our resources to this journey."

In recognition that space limitations were limiting our efforts to live out our mission, we also adopted a vision statement (on page 1) that calls us to expand our space to equal our dreams.

"Young families are coming in all the time, and they need to feel their children are welcome"

– Sandy Bowers



THE FUTURE



The current capital campaign will help us realize our mission and vision. At 197 members and 110 children and youth, we are struggling to work in current space. The three phase campaign will:

1. fund a new building that will include a much larger social hall, a new kitchen, library/meeting space, and new RE rooms.
2. renovate the current social hall into large RE classrooms.
3. reorient and expand the sanctuary.

WHAT WILL CHANGE?

A successful capital campaign will allow us to make several important changes to our facilities:

3 Phases	Existing	New	New Possibilities
Phase I: New building that includes Social Hall with new kitchen, 2 new RE rooms, and library/meeting room Building size: 5,000 square feet	Social Hall: 900 square feet; not enough RE space Poor acoustics Inadequate kitchen for large events	Social Hall: 2400 square feet; 2 new RE rooms; AC Better acoustics Space for modern kitchen	Will be able to host more district events (e.g., youth events), community events, and other events such as receptions for weddings Service auction held in our own space Energy efficient
Phase II: Religious Education Space (Renovation of current church basement: Fessenden Hall and kitchen space)	6 rooms, some quite small 5 rooms require climbing stairs	5 RE rooms, in addition to 2 rooms from Phase I Handicapped accessible	Larger spaces allow for new types of activities RE rooms handicapped accessible Children have easy access to bathrooms
Phase III: Sanctuary Reorientation and Expansion	120 seats (100 comfortably) Often no room for visitors	At least 200 seats Restore original orientation	Single summer services Space for musical groups (e.g., choir) during service Room to grow AC in sanctuary

"I have served on the Religious Education Committee for several years. It is a joy to work with other committee members who are so strongly committed to the spiritual well being of our children. At times, I am not able to contribute fully to the activities because my disabilities keep me from climbing the stairs to the classrooms. But, this will change when we get our new building constructed!"

– Kat Holtz

WHAT WILL IT COST?



“If we have more space hopefully we can have a larger role in some of our community’s activities. This could fulfill some of our social justice visions.”

– Bonnie Harper

Plan for Building/Renovation:

Estimated Costs* for Each Phase

Phase I:

Build new building (5,000 sq ft)

\$750,000 - \$1,000,000

Phase II:

Renovate basement for RE

\$100,000 - \$250,000

Phase III:

Renovate sanctuary

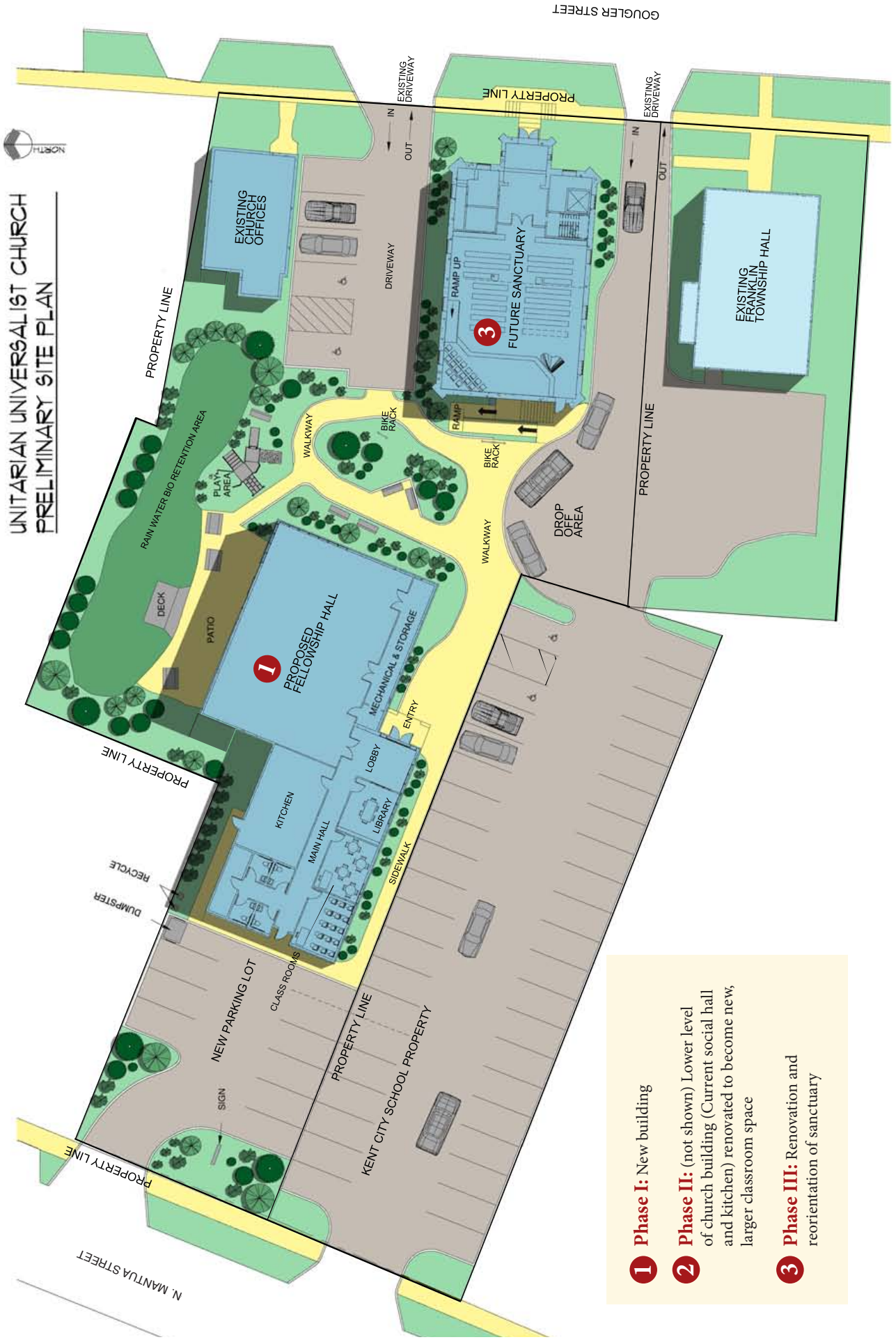
\$400,000 - \$550,000

* These are preliminary approximations, based on best information now available. They will be reviewed and refined as we proceed.



SITE PLAN

UNITARIAN UNIVERSALIST CHURCH PRELIMINARY SITE PLAN



- 1 Phase I:** New building
- 2 Phase II:** (not shown) Lower level of church building (Current social hall and kitchen) renovated to become new, larger classroom space
- 3 Phase III:** Renovation and reorientation of sanctuary

FREQUENTLY ASKED QUESTIONS

1. Every year we ask members to make a pledge to the church. How is this different?

Answer: Good question! Our annual stewardship drive is for the day to day activities of the church, including paying for staff, utilities, insurance, program costs, etc. The capital campaign is to specifically fund the improvements to our physical facilities. Even with the capital campaign, we will still need all members to maintain their contributions to the annual stewardship campaign to maintain our current church programs.

2. What is the congregation's role?

Answer: The congregation will vote on whether to proceed with the proposed plans for expansion, and if they vote "yes" will be asked to contribute to the campaign.

3. Do we have to begin with the new building first? Why not start with the sanctuary expansion?

Answer: Expanding the sanctuary will lead to loss of space for the children's education program, and therefore we cannot begin that project until we first create new space. An added bonus is that, while the sanctuary is being renovated, we can use the new social hall for Sunday morning services. All church activities will continue during construction and renovation.

4. Do we know the exact costs of the planned building and renovation?

Answer: No. The costs listed in this brochure are estimates, based on conceptual drawings. We believe they are good estimates, based on working with an architect and builder, but they are not fixed prices and could change (up or down) in the future. The exact building features are also not set and will depend in part on the outcome of the campaign, although there is a commitment to build "green" as much as feasible.

5. How do we know we can raise the money?

Answer: We have used many methods recommended by fundraisers to obtain an estimate of what we could raise. Before we actually start asking for capital campaign pledges, we will have a UUA paid consultant estimate how much we can raise. If there are concerns that we cannot raise enough money, we will follow up with the congregation to decide how to proceed.

6. I'm so excited about the new plans! When can we get started?

Answer: The actual fundraising campaign will happen in fall 2015, with the goal to raise funds within three years. Planning for construction will begin immediately after the campaign, and we hope all construction will be completed within 2 years.

INFORMATION ON GIVING

"I would like for our church to find ways to connect with the surrounding community, and with the larger UU community, so it would be nice to be able to host things."

– Jane Krimmer

A capital campaign is a **unique giving opportunity**.

It is substantially different from the annual (spring) giving for the church operating budget.

A Capital Campaign:

- responds to significant need and takes place only when necessary
- is an investment in permanent properties
- seeks larger amounts than the annual giving with payments scheduled over a longer period and may include giving assets as well as cash donations

Giving to the campaign is a **legacy gift** that will have a long term impact.

The capital campaign pledge is an extra pledge beyond giving for the annual budget. It is important that members maintain their annual pledge throughout the campaign, as the annual pledge funds staff and ongoing programming.



REACHING OUR GOALS

"I am so happy that the opportunity opened up to keep our old building (which I love), stay downtown, and still grow."

– Lee Brooker

How can we raise over \$1,000,000? This chart is just one example that represents the type and amounts of gifts that would be needed.

Gift Amount*	Number of Gifts	Cumulative Total
\$150,000	1	\$150,000
\$100,000	1	\$250,000
\$75,000	2	\$400,000
\$40,000	4	\$560,000
\$30,000	4	\$680,000
\$20,000	6	\$800,000
\$15,000	6	\$890,000
\$10,000	12	\$1,010,000
\$5,000	25	\$1,135,000
\$3,000	30	\$1,225,000
\$1,000	25	\$1,250,000
smaller gifts	numerous	

* Total Paid over a 3 year period



TIMELINE: NEXT STEPS



“Pursuing our vision will not only allow for growth in membership and more active participation in church activities, but it will also facilitate outreach to the larger community around us.”

– Jack Graham and Mary Ann Stephens

As we move forward, there will be time for learning more about the project and for the congregation to vote on whether they want to proceed.

March 1: All congregation meeting after second service (12:45PM) in sanctuary (snacks provided)

March 15: Discussion session between services in the sanctuary (bring your questions!)

March 29: Congregational vote between services on whether to proceed with proposed 3 phase capital campaign

Early April: Congregational consultant will conduct feasibility study to provide estimate for campaign

April 26: Presentation of results of feasibility study to congregation and second vote on proceeding with campaign at congregational meeting, 12:45PM in sanctuary

Fall 2015: Capital Campaign if authorized by congregation

MORE INFORMATION



Questions? Contact any member of...

Building Expansion Team:

Mary Lou Holly, Larry Johnson, Randy Leeson, Matt Slater, Lois Weir

Capital Campaign Team:

Kay Eckman, Melissa Carvill Ziemer, Kathy Kerns, Randy Leeson, David Smeltzer, Marion Yeagler

ACKNOWLEDGEMENTS



Thank you! to the many people who have served on committees since 2008 and have made our dream of a capital campaign a reality.

Elaine Bowen	John Brannan	Melissa Carvill-Ziemer*
Sandy Eaglen	Kay Eckman	Amy Edmonds
Bill Eldredge	Chris Gargoline	Mac Goekler
MaryLou Holly	Larry Johnson	Kathy Kerns
Jane Krimmer	Randy Leeson*	Rod Mishler
Randy Ruchotzke	Kathie Slater	Matt Slater
David Smeltzer	Cheryl Spoeher	Lois Weir
Marion Yeagler		

* faithfully served on every committee!!!

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