



First United Methodist Church of Germantown Capital Campaign 2008 Facts and Frequently Asked Questions

First United Methodist Church of Germantown is embarking on a capital campaign to preserve our legacy of buildings, create additional safe space to share with the community, and support our endowment to help maintain our facility.

MAJOR PROJECTS:

- A. SPACE CONSOLIDATION** Renovate and furnish Room 100 to become the Church Office, and remodel Room 106 to become the Church Nursery, upgrade and add storage space in the main church kitchen and refurbish the current church office building for rental income. Small kitchens off the parlor and Pilling Hall will also be upgraded and the Cassel Parlor will be refurbished.
- B. LIFE SAFETY** Correct life safety violations, install panic bars on all doors and add up-to-date emergency lighting and fire alarms throughout the building.
- C. ENERGY CONSERVATION** Improve energy conservation by repairing and mounting windows, doors and entrances to stop leaks; insulating heating pipes, reconfiguring heating system controls, installing point-of-use water heaters, and adding a vestibule and push-button door for the Loder Building entrance.
- D. MASONRY** Repair the cracking and unstable masonry of the Carillon Tower and the efflorescing walls in Turner Chapel.
- E. SANCTUARY** Repair the floor where necessary and replace the 50-year old carpet in the Sanctuary, also making carpentry repairs.

- F. MAINTENANCE RESERVE** 10% of all funds raised will be set aside for a maintenance reserve fund managed by the Trustees.

Total projected costs: \$800,000

OUR CHALLENGE GOAL:

If we can raise up to \$1.2 million, we can do more, such as:

- G. STAINED GLASS** Repair our beautiful stained glass windows, and replacing their protective covers with clearer and stronger materials.
- H. MORE ACCESS** Extend the elevator to the balcony of Pilling Hall and break through from the Pilling Hall balcony to the Loder Building to give access to that building's second floor and create additional community rental space that would provide income.

We are asking for your enthusiastic support and financial commitment as we work together to rectify identified building problems, and to improve our safety, efficiency, and accessibility, while continuing to work on the ongoing care and stewardship of our worship and program spaces. As this ark of ours keeps on bobbing along, pray that we continue to be filled with the presence of the Spirit working God's purpose out at the crossroads of Germantown and High, right here as we are "Building a Future on High!"

Frequently Asked Questions

1. Why do we need a Capital Funds Drive?

Our building has many areas that need attention and crucial repairs that cannot be ignored. Some of them were identified more than five years ago. Our stewardship and mission funds cannot be diverted to our building needs. A capital funds campaign allows a congregation to define major building needs for a decade or more and institute one major effort to meet those needs. It enables those who can provide substantial resources to do so in one focused effort and concentrates the giving request into one short period.

2. How do I determine how much I should give?

Each person will need to think personally about how much the church means in his or her life and the lives of their family. Then, considering the particular financial needs and challenges each one faces, determine how much of their resources they can share. The cost projections for these needs total a minimum of \$800,000, and to really address further needs, even more funds are needed. For our congregation of about 180 who give regularly to the church, an average monthly pledge of \$130 can raise as much as \$800,000 over a three year campaign.

Of course, giving levels will vary widely—from as little as \$100 or less to \$100,000 or more over three years. This is the nature of a capital campaign, and if everyone strives to give to the extent that they are able, the campaign will be a success!

3. Who decided what we are going to do with the money we raise? What are the projects and how much will they cost?

Throughout the past year, several groups of members have discussed what needs to be done. Some met in small discussion groups, others participated in meetings of the Administrative Council. A committee of church members, called the Renovations Planning Committee, has worked very hard for over almost two years to review surveys of the conditions of the buildings, obtain estimates for various projects and prioritize those in most urgent need. A detailed list of the projects and their cost is available from any of those committee members: Alan Ankeny, Anne Ewing, Bill Ewing, Barbara Mitchell, Jim Ruff, Nancy Tkacs, and BJ Zellers.

4. Will this work help us to attract new members?

The improvements to some of our most heavily used spaces, including the Loder Education Building and Pilling Hall, freshly decorated new nursery, and a modern, accessible office, will convey a positive image of FUMCOG to all who come to our space for concerts and events. Visitors to our worship services will see the new carpet beautifying our already impressive Sanctuary. Most of all, by pulling together to meet this goal we all become more positive about our church home and that enthusiasm is the best way to greet visitors!

5. Who should I talk to if I have a concern?

You can talk to any member of the Capital Campaign Committee: Nancy Tkacs, chair; Julie Cox, co-chair; Dick Cox, Mariana Eckardt, Anne Ewing, Bill Ewing, Donna Miller, Bob Osborn, Nancy Pigford, Dan Ross, Alan Symonette

6. If my financial circumstances change during the 3-year pledge period, can I reduce my pledge?

A pledge is a statement of intent and it is understood that some members may experience changing circumstances over the next three years. While we hope that everyone who pledges will be able to pay 100% of the amount pledged, a pledge may be changed (decreased or increased) at any time by contacting the church office or the Campaign Financial Secretary, Bob Smart.

7. My income is limited and the only way I can make a capital funds commitment is to reduce my regular pledge. Which is more important to the church, the operating budget or the capital funds drive?

Pledges to the annual stewardship campaign represent the mechanism by which we plan our church budget, including paying pastors and staff, utility bills, and other ongoing expenses. Please continue your regular pledge patterns (including consideration of an annual increase) as your highest priority.

There are areas in which your time and talent would be very welcome to the campaign, such as volunteering to help with mailings and fundraisers. The most successful campaign would be one that generates the highest participation possible by all members giving a combination of their time, talent, and treasure.

8. It's really exciting to think about fixing a lot of the things that are wrong with our buildings, but there is so much need in our neighborhood and world. I'm not sure it's really the right thing to spend so much on a building!

FUMCOGers are very generous and for many years we have donated our entire Easter and Christmas offerings to community efforts to aid the needy locally and elsewhere. Special collections, fundraising events and other efforts have raised thousands of dollars over the years for groups aiding local homeless persons, persons living with AIDS, at risk high school students and many others as well as Latin American refugees, Haiti and South Africa. To continue our outreach and raise our voice for peace and justice, we must maintain our base of operations just as we must pay our utility bills and the salaries of our leadership and support staff. Now is the time.

9. The buildings are a wonderful legacy from past members, but don't we have an endowment fund to keep them up?

We do indeed have an endowment fund left by many generous bequests both large and small from those in the distant and recent past. These funds provide income which supplements our annual pledge drive every year. However in recent years, building emergencies have placed a strain on all our sources of funding. Now it is time to do two things: to address the building maintenance needs in a planned way, rather than in crisis mode, and to set aside 10% for a maintenance reserve fund managed by the Trustees.

10. If we raise the money we need, will we be able to keep worship services in the main Sanctuary next year?

We hope to keep services in the Sanctuary in the future. We do anticipate that greater efficiencies in the heating system and improved seals on drafty doors and windows will reduce our heating bills, as well as improve our carbon footprint, a concern to all of us.

11. It's been really cold in a lot of places like Pilling Hall—will that be fixed?

One of the projects will address the very drafty windows in Pilling Hall. These are too expensive to repair but will be replaced with safe and energy efficient windows. And yes, the problem with distributing heat to Pilling Hall will be resolved.

12. Why are we beginning a capital campaign when we are not sure who our pastor(s) will be next year?

Our church is more than the pastor and more than any one pastor. Pastors come and go, but it's the mission of FUMCOG that carries the church forward into the future. For many years we've had long-term (and short-term) members of the pastoral staff, each of whom contributed to the present and future of the church. "Building a Future on High" is not dependent upon any one pastoral or professional staff member, but really is the job of us all. As the high school youth told us, their favorite thing about FUMCOG is the people in it! It is so critically important that FUMCOG continue into future decades, strong and vibrant for future generations.