

NEW BUILDING PROJECT UPDATE, MARCH 2018

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Dear First Lutheran Congregation,

In an effort to keep the congregation up-to-date, we will report monthly on Frequently Asked Questions from the congregation and provide a progress report on the building project. People are also encouraged to view the design pages and other FAQs on the church website, www.flcfargo.org, New Building Project.

At the congregational engagement meeting held Wednesday, February 7, and Sunday, February 11 at the church, Wild/CRG provided a visual presentation of the work completed to date. These visuals, depicting the approved design features of the new spaces, can also be viewed on the website. The visual presentation of the new areas was well received and the engagement meeting offered an opportunity for questions to be asked and answered.

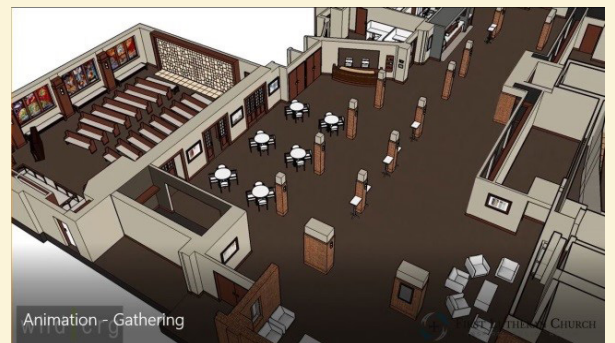
The building project has now migrated to the "construction document" phase. During this phase, our architects utilize final design documents that have been approved and begin the creation of construction documents.

The building project committee has met with the architects and mechanical and electrical consulting engineers to begin defining the components of the construction documents. Over the next few weeks, we will meet with our sound and acoustical consultants to define requirements for the worship spaces. In addition, we will work to finalize the theme for the front and adjacent wall surfaces of the new worship center.

The anticipated completion of the construction documents is mid-April and then we will move into project bidding. We are on schedule for a June 2018 ground-breaking.

Fun Facts About Our New Gathering Space:

Our new Gathering Space is a large, open area providing a place for occupants of the building to gather together before, during, in between, and after worship and other events. Areas for table-seating, stand-up tables and seating-niches are envisioned to provide a welcoming and comfortable environment connecting access to the original church structure. Seating areas are designed to be flexible based on the type of events hosted in the building.



The new Gathering Space will also provide easier access to our central reception desk and include electronic wayfinding and event information signage. Additional seating for casual and formal event gathering will be provided in the current Celebration Center space which will become our new Dining Hall.

Coat storage area and restrooms in the new Gathering Space will nearly double from the existing space. The design finishes being considered will tie together the sanctuary and new worship space with color, wood, and stained glass features.

FREQUENTLY ASKED QUESTIONS

IS THERE ENOUGH SEATING IN THE NEW GATHERING SPACE?

The current Celebration Hall will become the primary dining area with tables and seating so that people may easily gather there for food and coffee. The newly renovated Gathering Space will provide flexible gathering options (i.e., seating-niches, chairs, tables, and stand-up tables).

WHAT IS HAPPENING TO THE STAINED GLASS WHICH IS BEING REMOVED FROM THE STAIRWAY BY THE SANCTUARY IN ORDER TO MAKE ROOM FOR THE NEW HALLWAY?

There are four stained glass windows in the northwest stairway near the gathering space. These will be moved to the stairway that leads to the balcony of the new worship center. The two small windows in the back of the sanctuary will be moved to a location in the gathering space. No stained glass is being removed.

WHAT ABOUT THE VIBRATIONS DURING CONSTRUCTION AND THEIR EFFECT ON THE SANCTUARY ORGAN?

Vibration is a concern for the organ for two reasons:

1. It will shake dust down into the 4,000 pipes that make up the organ.
2. Some of the pipes are small enough that they may reposition during construction which would put the organ out of tune.

We are consulting with experts in the organ industry to mitigate both of these risks.

WHAT IS THE PLAN TO HELP PRESERVE THE FOUNDATION OF OUR 100-YEAR-OLD SANCTUARY BUILDING DURING CONSTRUCTION?

The importance of protecting the sanctuary building is primary in our project design and construction logistics planning. Not only are we considering construction impacts adjacent to the sanctuary but also the impact of construction activities on the overall site.

- Prior to construction, the existing building will be inventoried and photo documented to become a basis for monitoring and tracking any change. We will also implement vibration monitoring devices and establish a baseline prior to beginning construction. Vibration monitoring will provide real-time data and alerts throughout project construction so work can be immediately adjusted when needed.
- Project design and construction detailing will minimize compaction (vibration) work directly adjacent to the sanctuary.
- Construction documents will include provisions on properly protecting stained glass, the pipe organ and key building elements so the Church establishes the preferred methods rather than relying on the contractors.