



St. Clare Catholic
Parish & School

Informational Presentations

Topic 3

Upgrades to Existing Churches
New Church
Other Facilities

Tuesday, Feb. 27 6:30pm @ Wrightstown Church Hall
Friday, Mar. 2 5:30pm @ Greenleaf Cafeteria



St. Clare Catholic
Parish & School

Context: The context of this presentation is the information presented in Topics 1 and 2: parish dynamics and demographic trends, parish finances, and the larger Tradition of the Roman Catholic Church with respect to her liturgy and the purpose and use of her church buildings. If the reader hasn't availed him- or herself of the information in Topics 1 and 2, that information should be reviewed in conjunction with what is presented here. Additionally, the context of this presentation is found in Scripture:



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Matthew 16:13-18 “When Jesus went into the region of Caesarea Philippi he asked his disciples, ‘Who do people say that the Son of Man is?’ They replied, ‘Some say John the Baptist, others Elijah, still others Jeremiah or one of the prophets.’ He said to them, ‘But who do you say that I am?’ Simon Peter said in reply, ‘You are the Messiah, the Son of the living God.’ Jesus said to him in reply, ‘Blessed are you, Simon son of Jonah. For flesh and blood has not revealed this to you, but my heavenly Father. And so I say to you, you are Peter, and upon this rock I will build my church, and the gates of the netherworld shall not prevail against it.’”

Church buildings serve as a help to the work of Christ as he builds up his Church, the community built upon faith in him as the Son of the living God.



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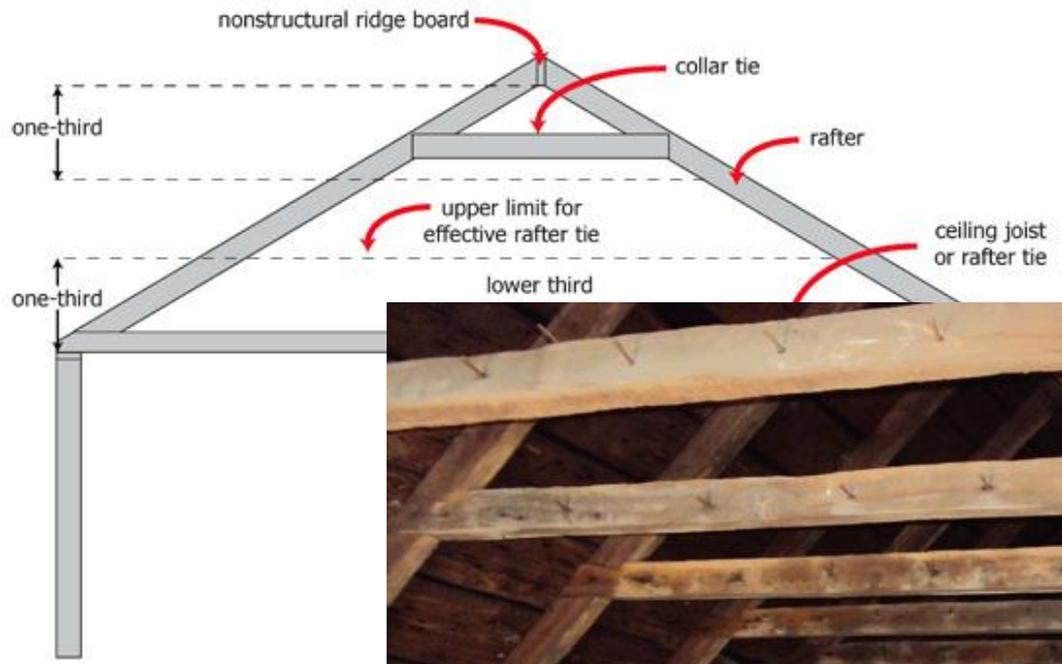
Lord Jesus,
as we gather, help us to do so in your Name,
so that we can be inspired by your Wisdom,
your Prudence, and your Right Judgment,
in order to bring the gospel to bear
in our lives and in this part of the world.
Help us to be co-workers in your vineyard,
working quietly and diligently,
with joy and fidelity within us.
We ask this in your name, Lord Jesus,
who live and reign with the Father
in the unity of the Holy Spirit,
God, forever and ever.
Amen.

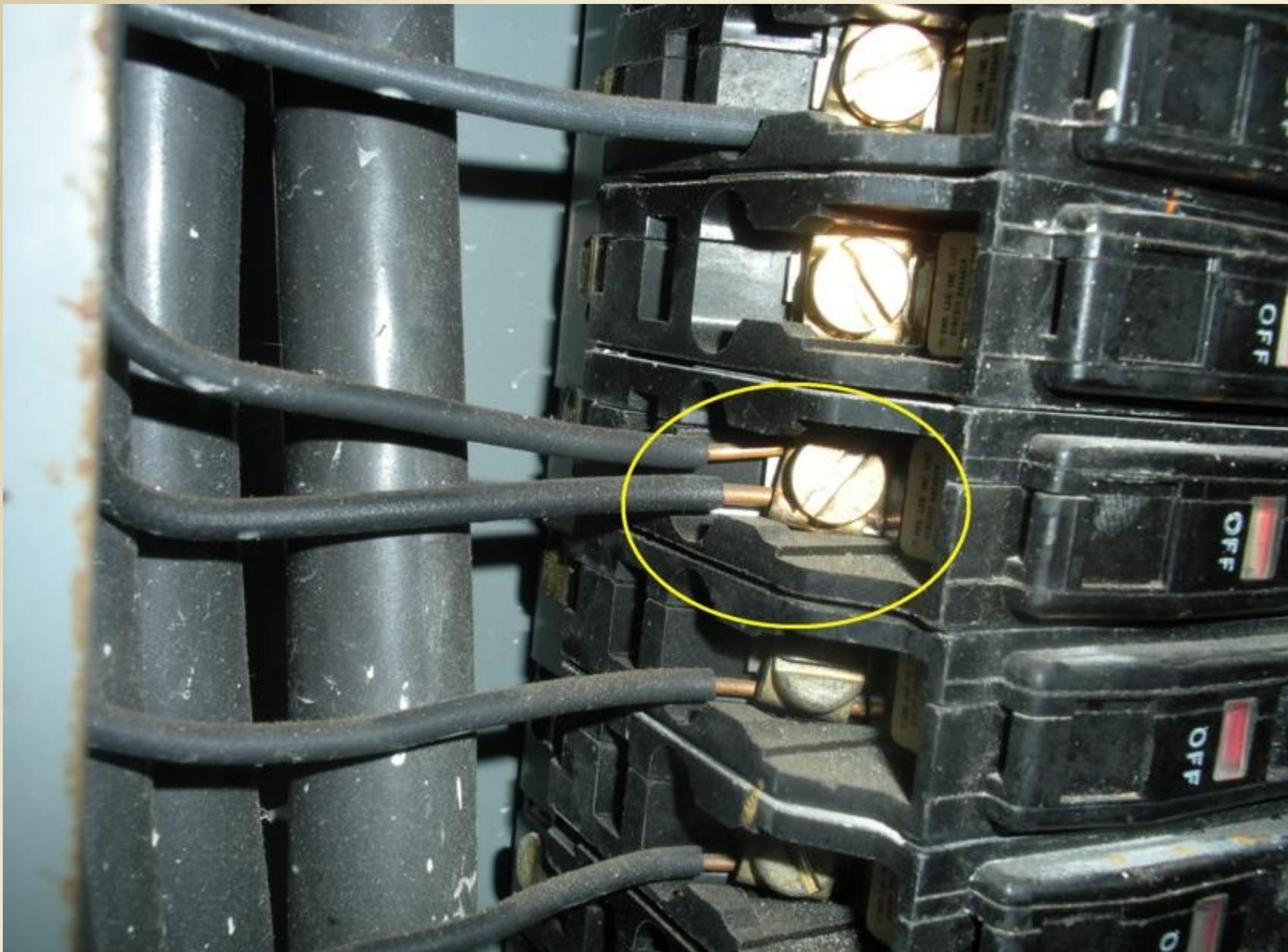
The **“Structure & Utilities” upgrades** come from the property assessment reports completed on May 30 & 31, 2017, by Shamrock Building Inspection Consultants, LLC of Hartland, Wisconsin. The inspector spent approximately three hours at each location, and was allowed to view the properties unaccompanied.

The **“Liturgical & Cosmetic” upgrades** are more subjective, but are geared toward maintaining and highlighting the architectural style of the churches, while also highlighting the liturgical and artistic tradition of the Catholic Church.

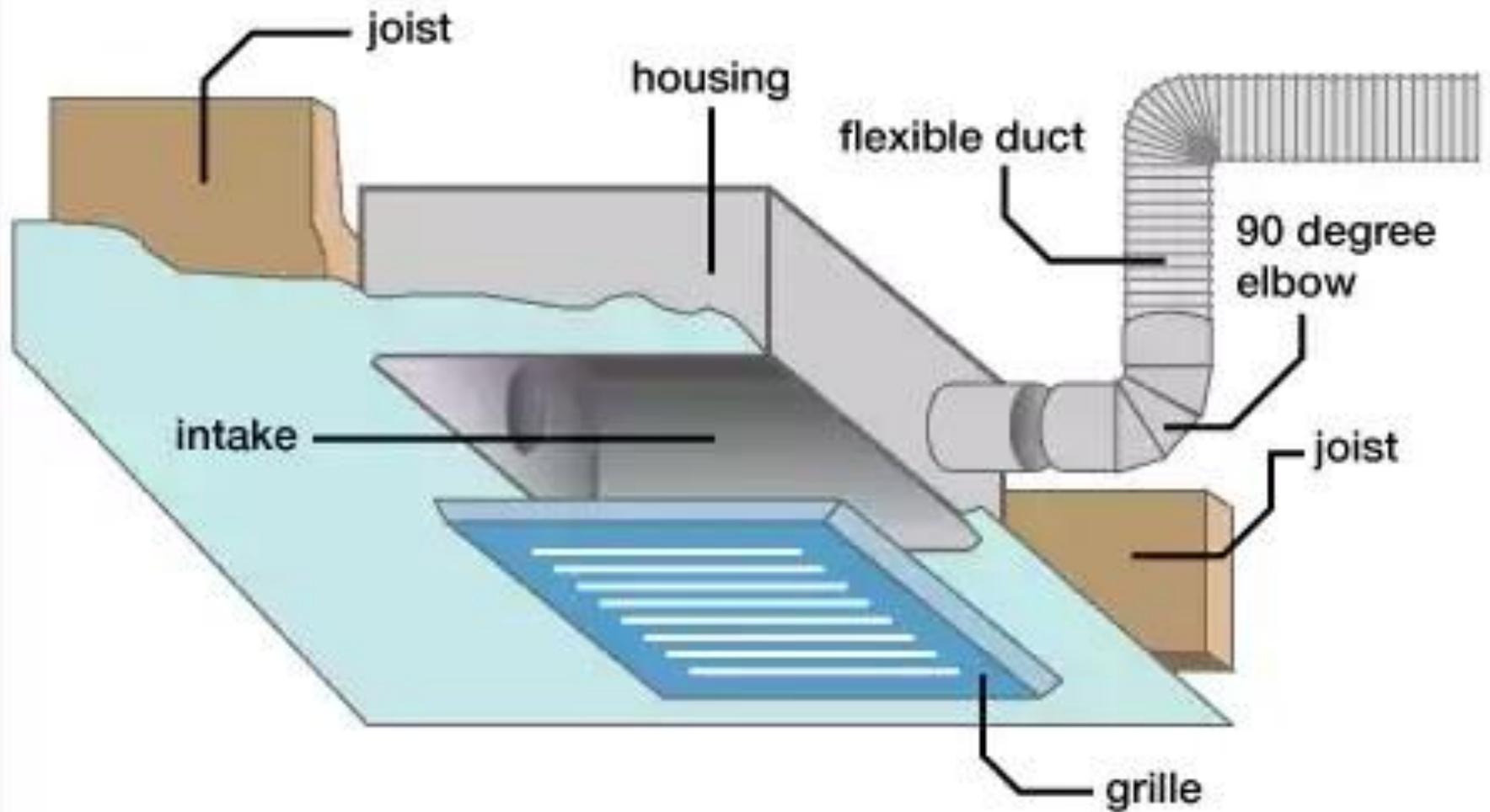
The **approximate costs of the “Structure & Utilities”** upgrades come from a blend of sources, including: mostly cost ranges supplied by the building inspector, but also conversations with tradesmen, and internet research into price ranges.

The **approximate costs of the “Liturgical & Cosmetic”** upgrades also come from a blend of sources, including: conversations with tradesmen, investigation into other parishes’ projects, and internet research into price ranges.





Bathroom Exhaust







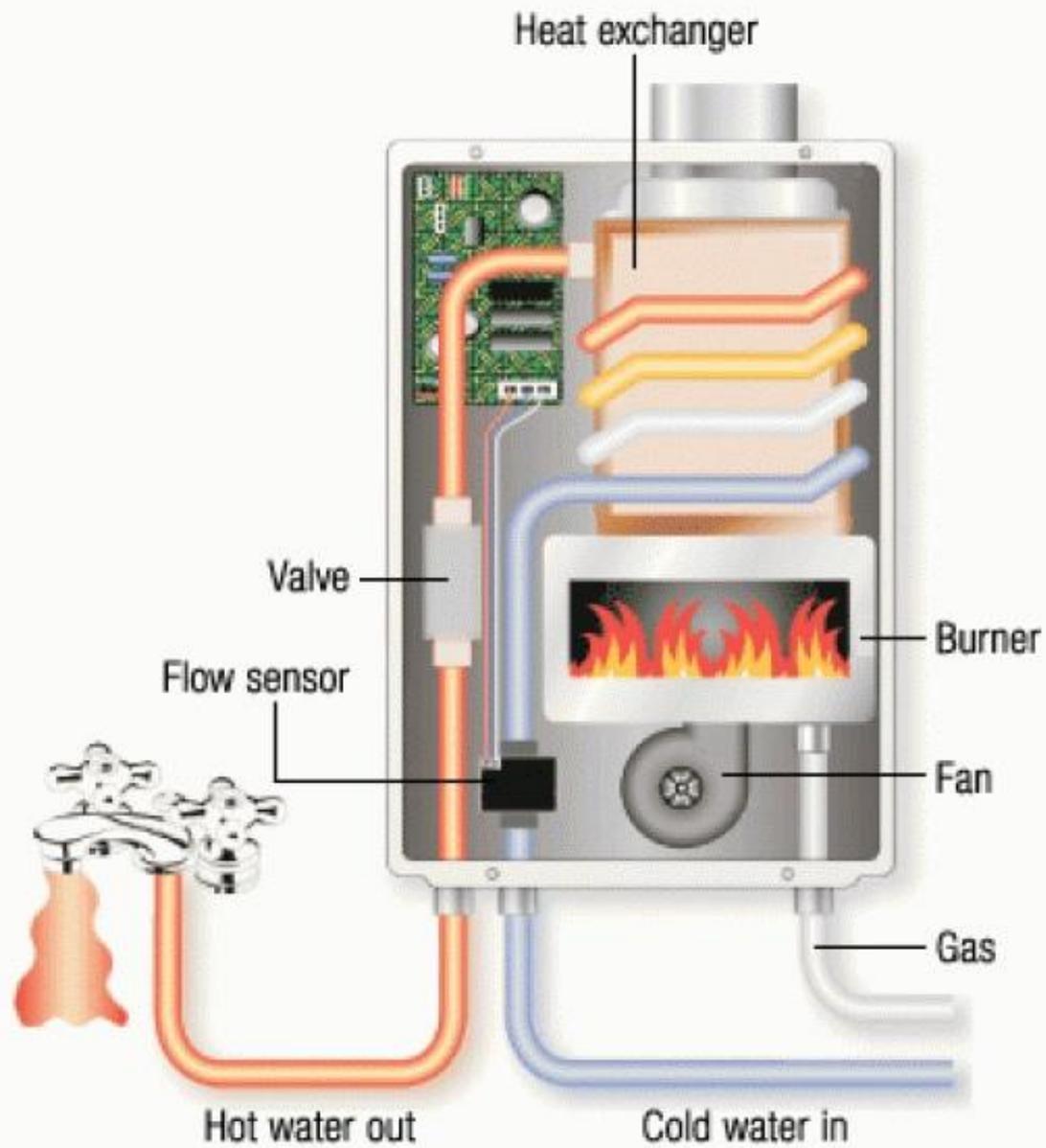












Courtesy: Takagi Industrial Co.





































Interior lighting

Replace ceiling with drywall

Repaint interior throughout

Modify flooring

Modify altar & ambo so they blend architecturally

Replace sanctuary seating

Rebuild/Repair sacristy cabinetry

Position baptismal font to nave

Enlarge south addition

Replace organ

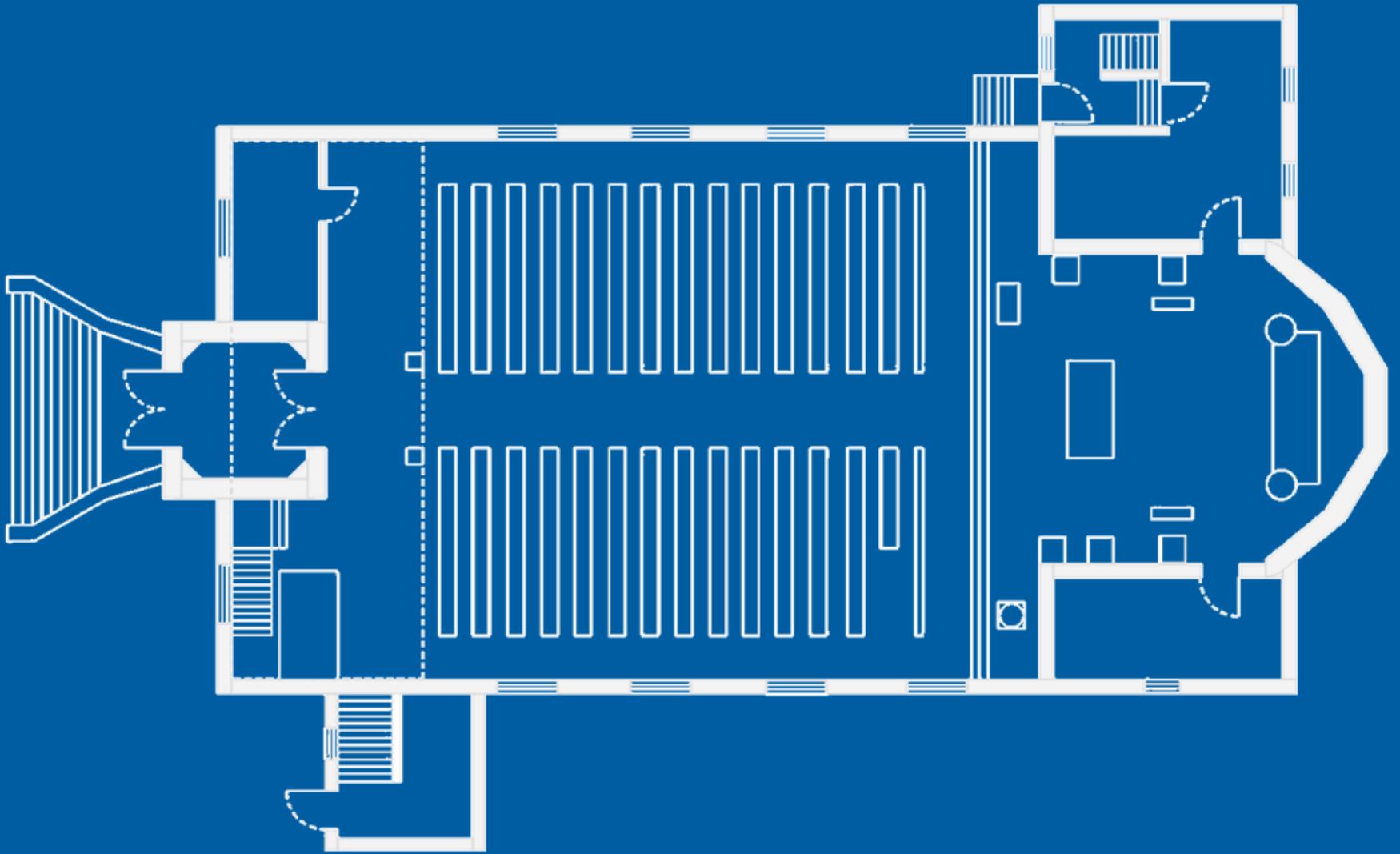
Move electronic piano to loft

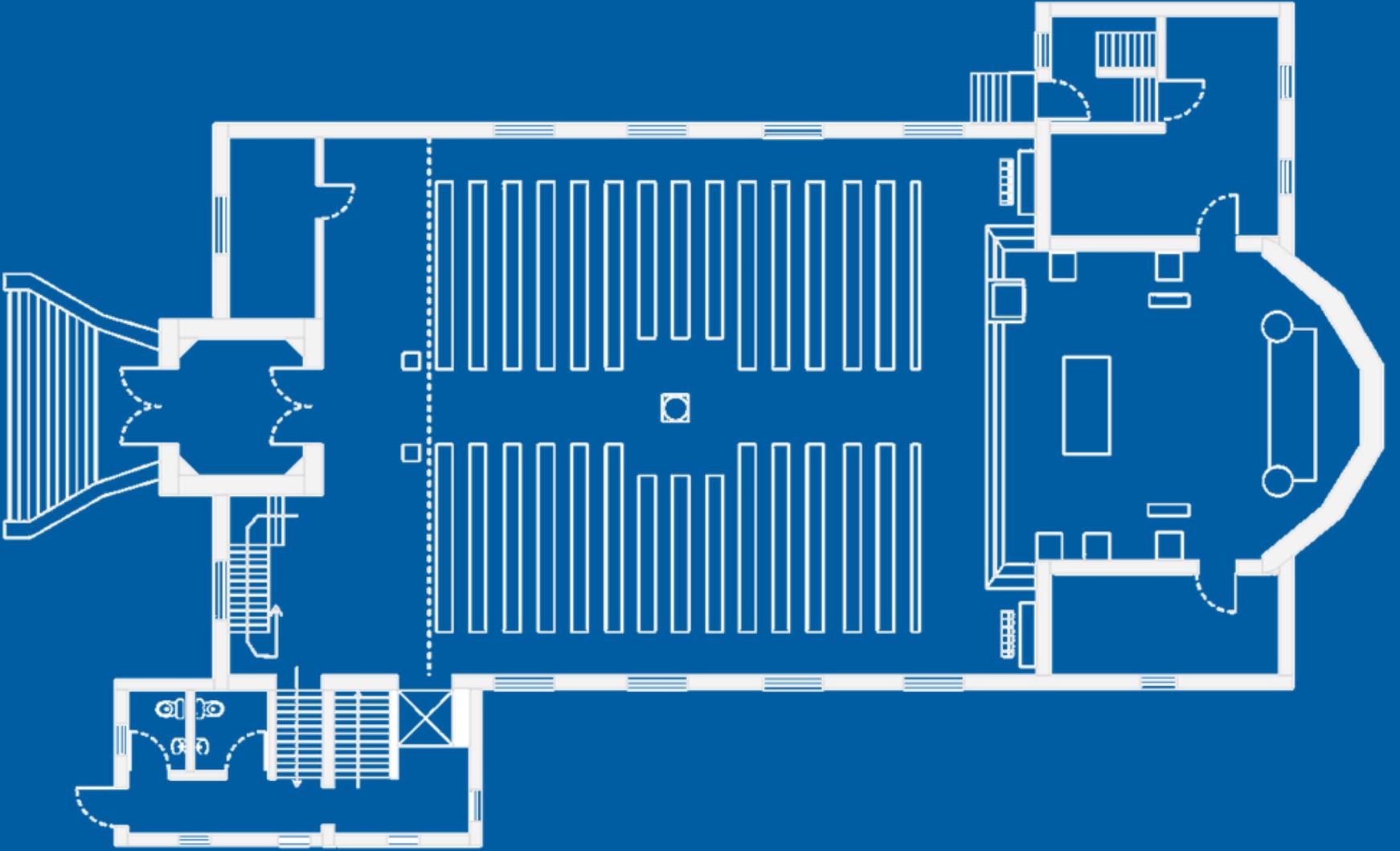
Replace/Upgrade sound system

Install image of St. Clare

Redesign parking, redo/add asphalt

New exterior sign with SC Logo











Rebuild/Soundproof confessional

Regular organ repair and upkeep

Repaint interior throughout

Install image of St. Clare

Redo parking lot

New exterior sign with SC Logo

Position baptismal font in nave

Modify flooring

Replace/Modify altar, ambo, chairs

Add onto the sacristy

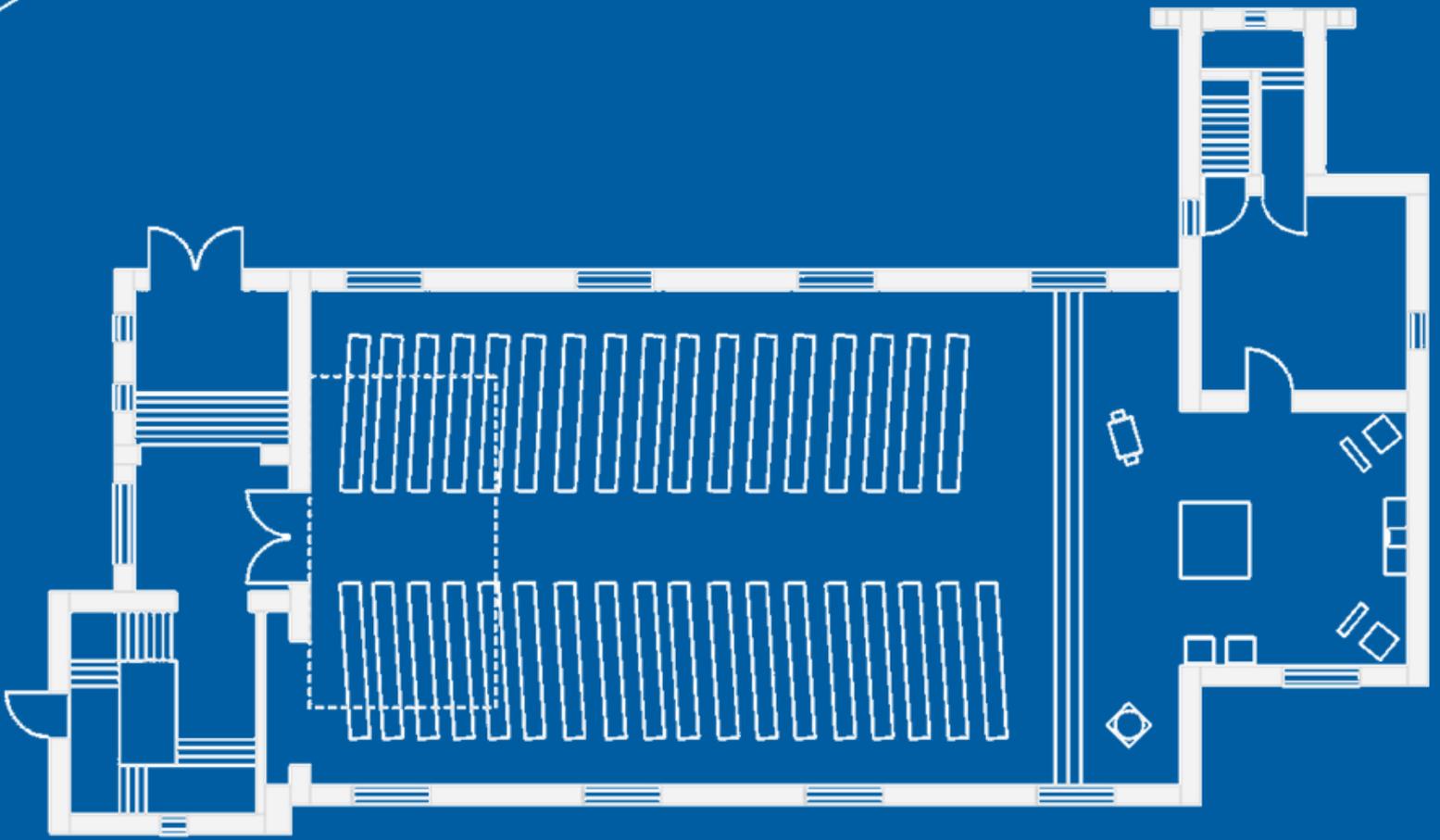
Rebuild front entrance

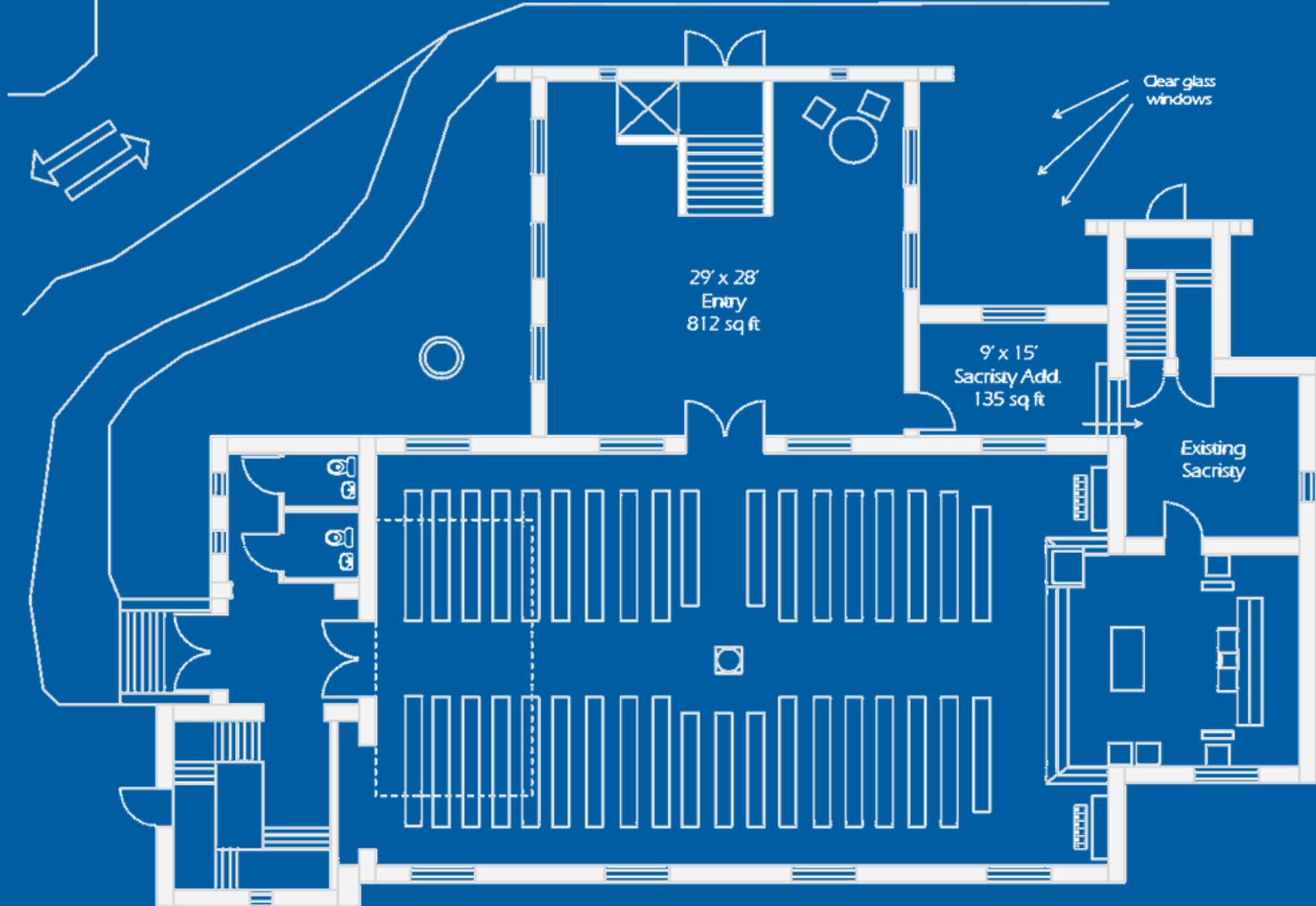
Add a new side entry

Add a bride's room in the church hall

Refinish and straighten pews

Add cantor podium







Greenleaf Church – East Elevation



Greenleaf Church – East Elevation







Modify sanctuary furnishings to blend architecturally

Regular organ upkeep and repair

Repaint interior throughout

Install image of St. Clare

Redo parking lots

New exterior sign with SC Logo

Position baptismal font in nave

Modify font to have a single basin (instead of two)

Add a bride's room & mtg room to the church hall

Add cantor podium

Add a single person bathroom

Replace glass in entry with clear glass

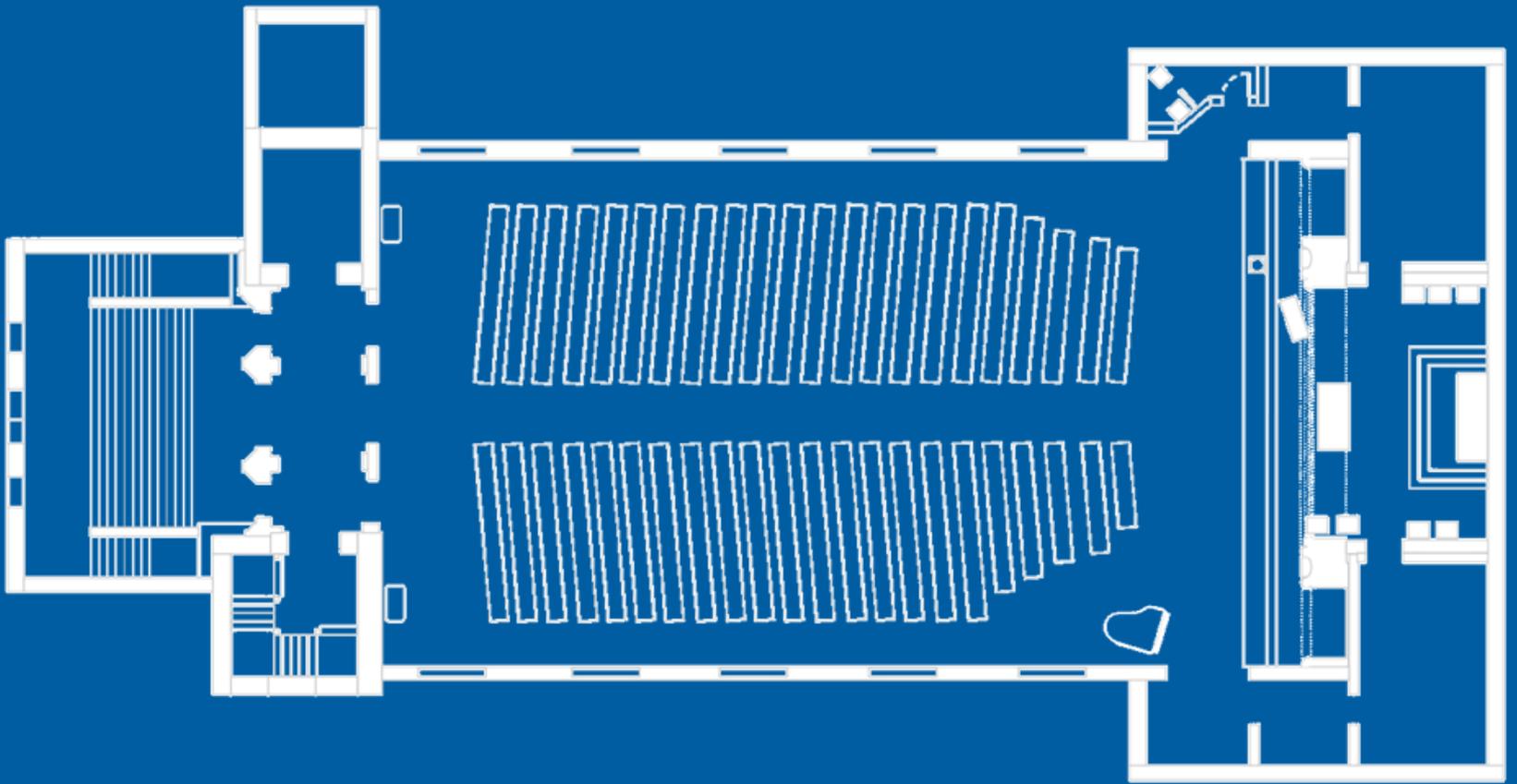
Add interior lighting

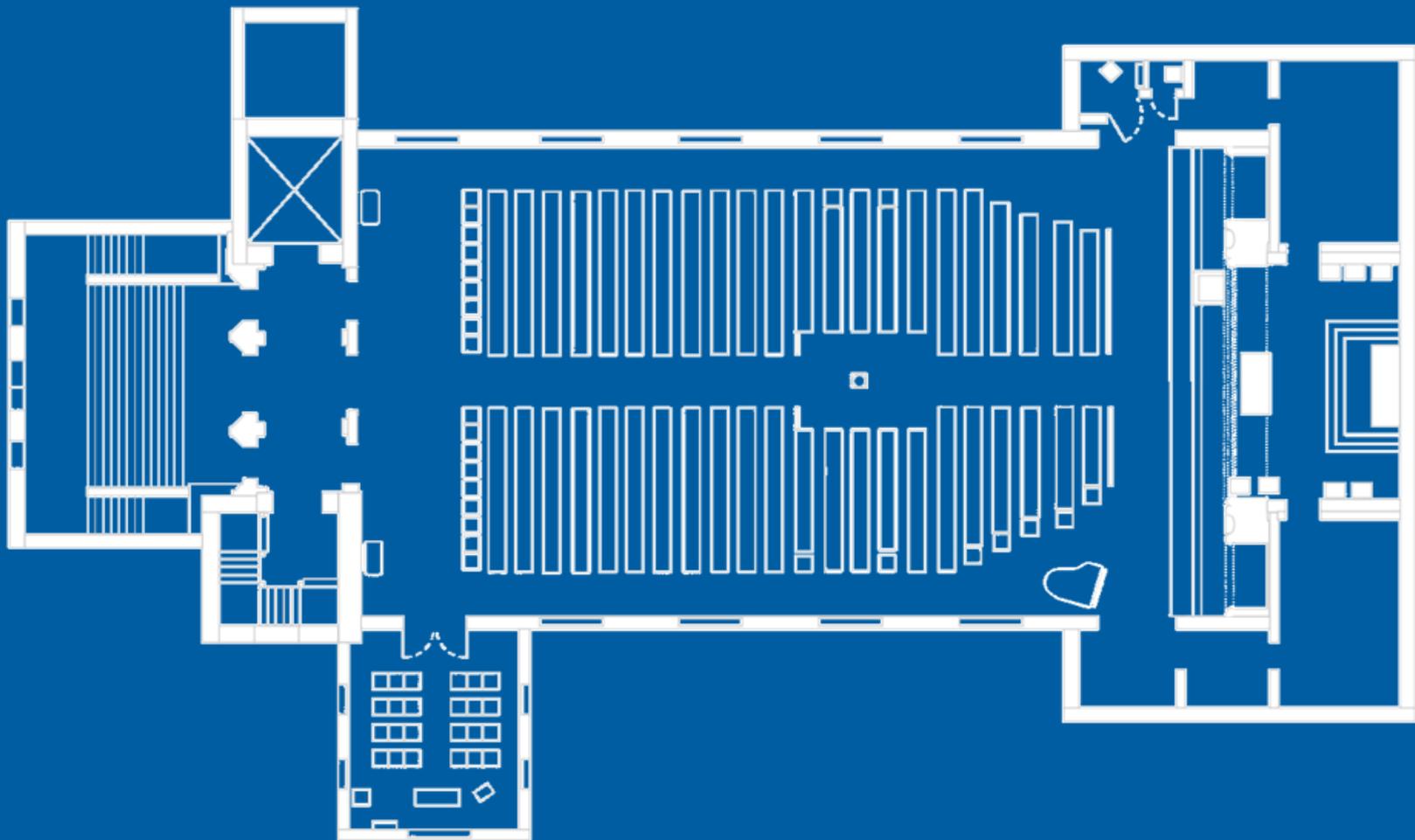
Rebuild/Repair existing sacristy cabinetry

Move pews forward, straighten, install kneelers in
front row, add chairs for flexibility & elderly

Add air conditioning

Add side chapel









3. TOTAL APPROXIMATE COSTS FOR UPGRADES TO EXISTING BUILDINGS

	Structure & Utilities	Liturgical & Cosmetic
Askeaton church	101,000	152,000
Greenleaf church	128,000	439,000
Wrightstown church	124,000	371,000
Subtotals	353,000	962,000
Existing Parish Center	131,000	---
Existing St. Clare School	104,500	?
Subtotals	235,500	
Overall Totals	588,500	962,000

TOTAL UPGRADES: \$1,550,500 *

*The upgrades to the existing parish center in Greenleaf would most likely not be done, opting instead to raze the building. The \$131K cost is not included in the \$1.55M total.

The \$1.55M total does not include any programming upgrades (e.g., add'l classrooms, phy ed, etc.) to the existing school.

NEW CHURCH

- i.** The re-survey is in response to a large percentage of parishioners (70%) who, in the 2014 Matousek Study, favored either upgrades to existing churches or a general move of all parishioners to the current Wrightstown church.
- ii.** The section here, entitled “New Church,” is meant to present very briefly and in a visioning manner the notion of building a new church building, which found support among 30% of parishioners in the 2014 Matousek Study. While it was not the top choice in that study, it behooves us to at least present some notions of what a new church could look like.
- iii.** When we don’t know about something, we tend to insert into our imagination the worse possible scenario. With the images presented here, we hope to insert into parishioners’ imaginations a more concrete *idea* of what “building a new church” might lead to. As we have presented here ideas and images of upgrades to existing churches, so we do the same now with the notion of a new church.

a. Holy Family Parish, Pass Christian, Mississippi

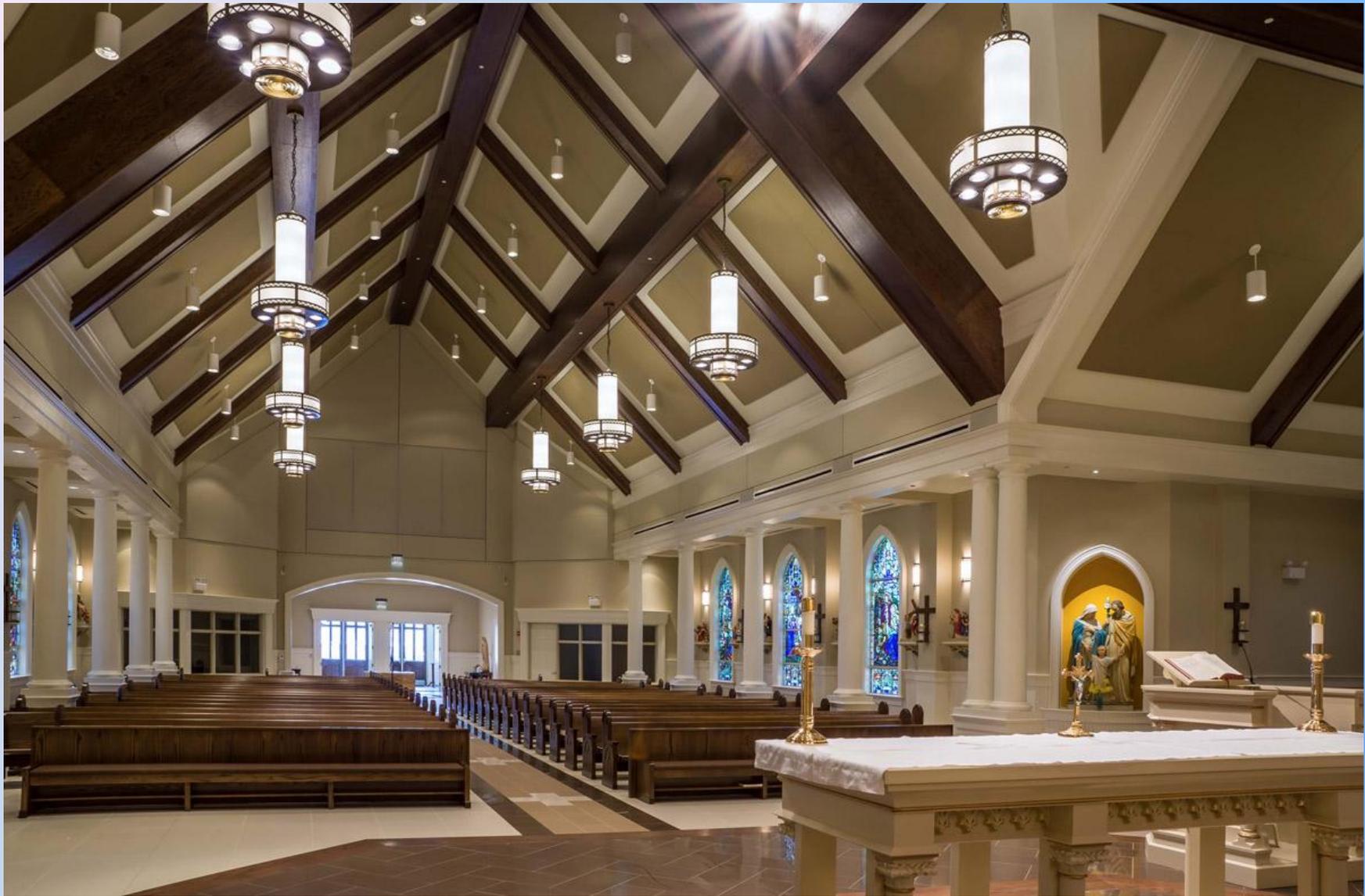
After Hurricane Katrina damages churches along the beach, two parishes were merged to create Holy Family Parish. The church provides seating for 400 people, along with a new sacristy and multi-purpose room. The traditional interior consists of a cruciform plan with detailed woodwork, large wood beams, and Tuscan columns. Elements such as the stained glass, statues, and reredos were reclaimed and restored from older churches across the country. The church is sited around the existing buildings to create a large courtyard with a new fountain in the center. Covered walks provide weather protection for parishioners accessing the new building from the existing church, parking lots, and the nearby school.

12,500 sq ft @ \$3,511,060. March 2014









b. St. Cecilia Parish, Wisconsin Dells

The growth of the area and the parish population, as well as the age and condition of the former church building prompted the construction of a new church for St. Cecilia Parish. It was completed in 2016, at a cost of \$11,500,000.



Roamin' Catholic Churches
Colter J. Sikora



Roamin' Catholic Churches
Colter J. Sikora



Roamin' Catholic Churches
Colter J. Sikora



c. St. Mary Magdalene Parish, Flint, Texas

The existing Church complex consists of 24,500 square feet and includes a Sanctuary, Classrooms, Offices, Kitchen, and Meeting Halls. It is designed in the traditional Romanesque style and is sited along a stream that bisects the site.

The new Sanctuary will be designed in the same Romanesque style to compliment the other buildings on the site. The placement of the Sanctuary will complete the fourth side of a 3-sided courtyard formed by the existing structures. Seating in the new 20,000 square foot Sanctuary will accommodate approximately 850 parishioners. Other elements included in the Sanctuary include a Columbarium, Vestment and Sacristy areas, Baptismal Font, and a formal Narthex.

The Family Life Center is designed to provide a space for physical and instructional activities. It will be located adjacent to the existing Classroom Wing near a proposed new parking lot. The 14,000 square foot building will contain a Sport Court, Offices, Meeting Rooms, and Equipment Storage spaces. It will be designed with the option of adding a second floor as the need for additional space arises. The style of this structure will be similar to the existing Classroom Wing.









d. St. Mary Parish, Joplin, Missouri

The former church building was destroyed in the storms that hit Joplin several years ago. The new church is 13,000 square feet and can seat 750 people. The 45 foot tall sanctuary features exposed, glue-laminated timbers that support the roof. Stained glass windows with intricate designs can be seen throughout the space. HVAC ductwork was buried in the ground to eliminate the need for ductwork in the worship space. The new school is 48,000 square and houses preschool through fifth grade.

The entire complex was completed at a cost of \$12,000,000.







St. Mary
Catholic School



OTHER FACILITIES

a. Existing Parish Center (Greenleaf)

At a minimal cost of \$131,000 for necessary improvements, this building would most probably be razed. The possible uses of the building for parish use are minimal, if there even are any uses. We could perhaps rent it out, but the cost to do necessary improvements may not outweigh any revenue gained from rental.

b. Existing Rectory (Greenleaf)

The building is well-maintained, and is situated near the geographic center of the parish territory. We plan on continuing to use and maintain the house as is.

c. Large School (Askeaton)

This building will most probably be razed, due primarily to its far-deteriorated condition. Area fire departments have expressed interest in using the structure for training, prior to its razing.

d. Small School (Askeaton)

This building is in generally okay condition, and is used to store cemetery equipment as well as parish picnic supplies. It also has historic value as one of the early one-room school houses in the area. There are no plans to raze the structure.

e. Rectory/House (Askeaton)

This building is well-maintained. It is currently a rental property, providing some revenue to the parish. Should it cease to be a rental, it—along with the Askeaton campus—may be considered for use as a parish-sponsored retreat center, which could provide further revenue to the parish as well as a spiritual service to the wider diocesan community of parishes.

f. St. Clare School (Wrightstown)

This building will be discussed in Topic #4.

A NOTE ON “BUILDING NEW”

Should parishioners decide—conclusively with a 66% supermajority of surveys—that building a new church is the preferred path for the parish, further discussion would be needed regarding the future of our current church buildings. However, it can be stated that building a new church would definitely include bringing as much of our current buildings (architecture, art, furnishings, etc.) into a new church. The churches wouldn't stand empty, but would be heavily taken from to aid in the building of a new church—there may not be much left of the current churches, except for the basic structure.

Hopefully, this little note will give parishioners enough of an idea of what might happen with the current churches should they decide—by a supermajority—to build new.

Approximate Costs and Scenarios

	Structure & Utilities	Liturgical & Cosmetic
Askeaton church	101,000	152,000
Greenleaf church	128,000	439,000
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Subtotals	353,000	962,000
Existing Parish Center	131,000	---
Existing St. Clare School	104,500	?
Subtotals	235,500	
Overall Totals	588,500	962,000
New Parish Center		3,500,000
New St. Clare School		(?) 3,000,000
New Church		(?) 3,000,000

Scenario 1: "Upgrade & Build Parish Center"

Structure & Utilities Upgrades (Churches)	353,000
+ Liturgical & Cosmetic Upgrades (Churches)	962,000
+ New Parish Center	3,500,000
+ School Structure & Utilities Upgrades	104,500
TOTAL	\$4,919,500

Scenario 2: "Upgrade & Build Center w/School"

Structure & Utilities Upgrades (Churches)	353,000
+ Liturgical & Cosmetic Upgrades (Churches)	962,000
+ New Parish Center	3,500,000
+ New School	3,000,000
TOTAL	\$7,815,000

Scenario 3: "Build All New"

New Parish Center	3,500,000
New School	3,000,000 (?)
New Church	3,000,000 (?)
TOTAL	\$9,500,000

or w/o new school, but	- 3,000,000
w/School Structure & Utilities upgr.	+ 104,500
	\$6,604,500

Each scenario has additional costs related to: the razing of the existing parish center in Greenleaf, the razing of the large school in Askeaton. Additionally, should the parish decide to build a new school for St. Clare (see Topic #4), there would be revenue from the sale of the school and its land.

Q&A

Our Father

Hail Mary

Glory Be

Saint Clare...pray for us.