



UUFCON NEW HOME STEERING COMMITTEE

Chair: Leslie Koc (uufconewhome@gmail.com)

This was a big month in the design process! The schematic design that the congregation saw at the February 15 meeting soon after went through a cost-estimating process with both our contractor and architect. On March 15 in an all day meeting of the Design Committee (DC) and later in the day with the New Home Steering Committee and the Board, THA confirmed that the schematic design was over budget and that substantial cost savings needed to be identified for the current New Home project. THA reminded us that this is the anticipated time in the project when **review and prioritization of needs are key** in achieving our vision within our budget. THA assisted the DC through an initial “value engineering” process with alternatives and options for the site, architectural materials, mechanical systems, and space reductions and the DC continued that process in a follow-up meeting and email conversations. They’ve made sound decisions based on our vision and aspirations. The DC were able to identify cost savings by eliminating or downsizing some site components, while deferring others, and by minimizing thermal mass walls to those that are truly functional for future energy efficiency. The biggest challenge is deciding how to cut down on space. THA advised us on spaces that might be deferred and included in our Master Plan. They also made suggestions of areas where Square Footage (SF) could be reduced. The DC was able to identify the spaces to reasonably reduce or defer. They also sought the Board’s direction on the number of seats in the sanctuary based on the projected growth of the congregation and the congregation’s use of the sanctuary.

The DC is striving to retain the program needs and functional concerns expressed over the last 15 months. It is a challenge to balance building size, character, and sustainability. The design will continue to be fluid throughout the next 3-month phase of design development as details and sizes are adjusted. We have been assured that we will be able to add back designated priorities if the project comes in under budget after cost estimating at the end of that phase.

Based on collective input, THA is currently working on a revised schematic design to present to the congregation after the Sunday service on **April 7. Be sure to come!** Your input is very important as we move into Design Development.