

## Junior Warden Report 2017

Bob Lowes said it best in his article for the diocesan magazine "Holy Communion does Holy Construction", 2017 was definitely the year of construction. Thanks to a generous loan from the Robert Fund, thousands of volunteer hours from nearly 100 volunteers, and tremendous leadership from Project Manager, Kara Cummins, the Gannon house was completely remodeled inside and out. The project included outdoor work to remove overgrown bushes, remove old railing and build a new porch railing, new gardens, and a refresh of the outdoor gazebo. Inside, the work included new electrical, new plumbing, updates to the A/C, complete new kitchen with new appliances, new light fixtures, new bathrooms, refinished hardwood floors and top to bottom new paint. Neighbors stopped by to say how much better the house looked. The church community rallied around this project, building new relationships and strengthening old ones. The work was truly a work of love and greatly increased the value of Holy Communion's real estate holding as well as our exposure in the neighborhood. The house has become a beautiful home to a graduate of Magdalene House, allowing Holy Communion to use this property to expand our mission into the community. Many thanks to the volunteers, the Robert Fund, and our Project Manager, Kara Cummins. We could not have done this without all of your support. Thank you!

While 2017 was the year of the Gannon remodel, numerous other projects were completed on the main church property. We were fortunate to have no major issues with the church facilities this year so we were able to focus on enhancements to our facilities. We re-keyed all interior doors on a tiered key system, providing better access, safety and security. The archives room moved to the former library and the choir room was expanded, with a new floor (and soon to be new paint). The narthex doors were rehabbed to provide better weather proofing. The sump pump was replaced two times, and continues to need work. The fence between the church and the Gannon property was stabilized.

As we look to 2018, we have many deferred maintenance projects on our church property, including a cracked boiler, outdated electrical system, plumbing, erosion, and HVAC issues, to name a few. To ensure Holy Communion is here to serve future generations, we must plan to modernize our facilities while ensuring a reduction in our carbon footprint.