

Temple Planning and Expansion Ad Hoc Committee Meeting

Place: HTCSCI Champaign IL
March 02, 2019 4:00pm -5.30pm

Temple Planning and Expansion Ad Hoc Committee Members Present	Nani Bhowmik, Jagannadharao Brahmamdam, RKBhonagiri, Dinesh Chawla, Shiv Kapoor, Mahesh Gubba, Koeli Goel, Shailesh Patel Sanjeeva Reddy, and Purshotam Patel
Proxies	To Nani: Balgopal and Govindjee
Absent	
Guest Present	Padma Reddy, Anuradha Brahmamdam

Announcements/Updates:

- The meeting started 4:00 pm with a prayer
- Nani thanked everyone for attending the meeting and went over the proxies he has. Asked everyone if they have gone over the agenda and like to add anything.
- Nani discussed and explained about the existing building and future addition.
- Details: Existing Temple has a total area of about 5200 Sqft. Future planned building will be approximate 4100 SqFt in area with Basement having an area of 994 SqFt.
- Nani also talked about the Saints Wall in the new building. Rama Krishna asked about the possibility of increasing number of slots in case we have more sponsors for the Saints wall.
- Shiv Kapoor mentioned that 4 places have already been sponsored.

- Nani went over the details on basement. Basement can be used as storm Shelter.
- RK brought up the idea of having one or two Safe(s) for safe keeping all the ornaments inside the crawl space. Shailesh went over the options of having one or 2 safes with 2 doors.
- Dinesh mentioned about 220 power line from generator in basement. Purshotam Patel talked about getting the system set up for running the generator with natural gas in case we lost power during storms. All these details and concerns should be brought up to the contractor.
- Shailesh Patel recommended to install emergency lights for the main floor.
- The conversation moved on to exhaust fan system in new hall. RK suggested for installing on 2 big fans on South wall. It was discussed and agreed by all that those fans will have manual ON/Off switch so they could be turned on and off when needed.
- Nani started the conversation about the cost and time frames. According to the Permit issued on November 5th, 2018, our construction has to start within 180 days of issuance of the permit and we have to complete the project within a year
- Nani talked about how helpful Andrew Fell and his staff have been. Specifically charges that they billed us for the entire engineering drawings. The charges that we have paid to Andrew for the whole set of engineering drawings are approximately less than 50% than what we had to pay to other architects.
- Originally Andrew thought that the entire project will cost us about 550k to 550k.
- Per our request Andrew requested bids from 6 to 7 Contractors.
- Only four (4) Contractors submitted the bids.
- Nani went over the bids from the four contractors. These are: 1st 847K, 2nd bid 790K, 3rd bid 746K and 4th is 678K.
- Knowing that all the bids are higher than the original estimates, Andrew requested all four contractors if they could review their bids, recommend cost savings options, and where part of the work could be completed at a future time. With this option, the building will be completed for use, except couple of items will be finished as soon as additional funds become available.

- Two of the four Contractors revised their bids, suggested the areas/items that could be completed in the near future when additional money becomes available.
- The items that could be delayed and as suggested by the contractors are almost identical.
- A comprehensive list of the items that could be delayed as suggested by both the contractors is shown in the next dot point.
- These are: lift; accordion type partition wall; not finishing the basement now; main doors made of steel rather than wooden,{please note that the present east door will stay in its place}; shutter system in the kitchen; vinyl siding rather than brick blocks on the outside walls{the foundation walls will be built now in such a way that brick blocks could be installed in the future}; and few other items.
- Nothing will be compromised in terms of safety and quality.
- **With these delayed options, Contractor 1 indicated that it will cost us about 560k; and Contractor 2 indicated that it will cost us approximately 585k.**
- One contractor indicated that if the project is started in April 2019, it will take him to complete the project 6 to 7 months, i.e October – November of this year. The other Contractor indicated that if the project is started in April of this year, it could be completed by March of 2010
- Shiv Kapoor went over the financial statements as of now. Per Shiv we have about 360k in our Building expansion sub account.
- Balgopal, Chair of the Fund Raising and Membership Committee communicated that he has pledged from four (4) members for loan up to 80k. Each member will loan 20k.
- With this pledged amount and the money that we have now, it looks like we have 440k for the new addition.
- All agreed that we probably will need another 150k with some cushion for the unforeseen expenses.
- Nani suggested that we display in our present building itemized costing of all the items on a large spread sheet. Options will be included on that

sheet where any member or Members could pledge donations for one or more items of their choice.

- Nani suggested that we should consider the potential Ground Breaking date as of April 14, Sunday which is an auspicious day.
- Rama Krishna moved and seconded by Brahmamdam to proceed with this project as presented by Nani and others. It was also moved that once this motion is approved by the Ad hoc committee, it should be presented to the BoT for their approval.
- The motion was approved unanimously.

The meeting adjourned at 5.30 pm

Regards,

Dinesh Chawla
Recording Secretary