

PROPERTIES COMMITTEE MEETING

January 14, 2020

Present: Dave Bodnar, Ellen Daugherty Phil Fry, Brad Hall, Ginny Melver, Dave Stobbs,
Excused: Jon Hauerwas, Mark Preebe

The **meeting** opened with prayer by Dave Stobbs at 6:55PM.

The **Minutes** of the December 10, 2019 meeting were approved with the following corrections.

Request for funds to repair the steeple from the Rowley Fund is not to exceed \$200,000.

Information on the Alarm system was omitted and is attached to present minutes.

The agenda was approved.

Financials were e-mailed. We ended 2019 under budget by over \$5000. Regarding the funds: We received approx \$12,000 deposit in the Faust Fund. Over \$62,000 was spent from several funds to improve safety and maintenance on various projects. There is a designated reserve fund for emergencies of approx \$12,000.

For the Record:

- 1) A large oriental rug that was donated by a member and is now in Room 106.

Issues in process:

- 1) Steeple project is waiting approval by Session.
- 2) Coaxial Cable will be pursued in February.
- 3) Electrical reconfiguration is complete except for testing a backup power battery.
- 4) Sanctuary lights – Roger will obtain 3 bids from electricians to do the work.
- 5) Igniter for kitchen stove – We need to investigate an automatic igniter for ease of lighting, safety, and to handle automatic gas shutoff.
- 6) Room 206 will be emptied for use by WYDACA if and when necessary.
- 7) Camera will be installed in Room 104-105 (Preschool) at a cost of approx \$200.
- 8) Space issues: The interim choir director will stay in the outer office, no longer shared space. Usher supplies will be moved to the sacristy. A grounding plug may be needed. Large wooden table to be moved where it can be used for meetings. It is a goal to make the library available to all members before service on Sundays.
- 9) Safety Task Force: Dave S. reported that the doors are locked 15 minutes after the service begins. Ushers will have radios. They want to increase the number of usher teams from 4 to 6 to reduce the number of weeks each team will be responsible. Changes will be presented to the congregation for their responses. The ALICE (Alert, Lockdown, Inform, Counter, Evacuate) program will be the basis for the changes.

New Business:

- 1) Building use request denied due to lack of custodial coverage at the time requested.
- 2) Temperature Control Contract was presented with a 15% increase. Roger will ask for a reduction in this increase.
- 3) In the event that Dave B is not available on a Sunday, Dave S. and Phil may be asked to assist with shoveling.
- 4) It was suggested that a sign be posted in room 106 and an article put in the script to recognize the donation of the oriental rug.

Next Meeting is scheduled for February 11, 2020 in the library.

Meeting adjourned at 8:45 PM

Ellen Daugherty

Update on Fire System Smoke Detector Replacement

SelectSecurity replaced 21 smoke detectors during the 2019 authorized replacement. Six relay equipped detectors attached to the fire doors between Wright Hall and CE building and Sanctuary Building were not replaced. (Library, Hallway both floors and second floor passage near elevator) Identical type devices are not currently available. Existing relay type detectors operate at different trigger voltage from those installed. Any replacement of these, if done, will require some electrical modification to match the power supplied by our control panel, or replace the existing panel.

Silco Fire Systems tested all fire alarm devices except those 21 detectors that were replaced by SelectSecurity. During the testing the following deficiencies were found: detector in room 208 was not functioning, two of the 3 pull stations along the north wall of Wright Hall appeared to be non-functioning, and one detector attached to the second floor Wright Hall to CE Building double fire door appeared to be non-functioning.

Inspection by SelectSecurity revealed the following: Rm 208 detector was defective, having lost its program identity and was replaced with spare from our inventory. The 3 pull stations on the north wall are wired together as a single trigger device, all operate individually but have different activation times, apparently due to distance from control panel. During Silco's testing, all three were tripped simultaneously and only the eastern most station appeared to be activated. The detector attached to the second floor fire door is slow in responding, but does activate. All deficiencies noted are now operating properly.

According to Silco technician, current fire code regulations require sensitivity testing every 2 years. Thus 2020 certification will require rental of platform lift in Wright Hall and Sanctuary to accomplish the test of the ceiling mounted detectors. The sensitivity tester must be within 2 feet of the detector. Current testing of these units is accomplished using an extension pole smoke canister reaching thirty feet to the ceiling.

On Wednesday November 27 (Thanksgiving Day eve, we suffered a power failure during the wind storm. This resulted in a failure of the temperature monitor in the Sanctuary Boiler room creating a trouble fault in the alarm system. A replacement device has been ordered by SelectSecurity.

RHNelson 12/09/2019