

2012 Property Assessment Church Interior

Unitarian Society of Germantown
Building & Grounds Committee
July, 2012

General Needs

Many Locations

- All steam traps need to be checked and rebuilt as needed.
- WIFI programmable thermostats are still desired.
- There are many examples of needed touch up of paint nicks, wall gouges, and so on throughout the building.
- In general the woodwork needs to be cleaned and in many cases touched up.
- Need a map of all electrical outlets and switches and the box and circuit number where breakers are found.

Dining Room

- New round tables are still planned. They will be light weight, and stored in the shop. The old tables are to be scrapped.
- Ceiling repair of water damage is needed.
- Unused picture hooks should be removed and wall repairs made.
- The culvert door needs repair and new gasketing.
- The table used by Osceola is in bad shape. It either needs repair or replacement.



Committee Room

- Molding needs cleaning and maybe refinishing.
- Lights are still an issue- investigate alternatives.
- Folding doors need a thorough inspection.
- Refinish radiator covers, and reinstall radiators



Rest Rooms

- Ceiling repair/repainting needed.
- Walls need repair and repainting.
- Sink is cracked and faucet needs to be replaced (completed).
- Coat rack wobbles excessively. Repair or scrap.
- Lights don't work. Bulb replacement hasn't resolved the issue. New fixtures or ballasts needed.
- Closet interior is a mess – plaster and paint falling.



Sullivan Chapel

- Covers needed for thermostats (done July).
- Weatherstripping needs to be replaced on vestibule doors.
- Window chains need to be repaired / replaced on several windows.
- Clean pediment sill over exit door.
- Steam traps
- Patch woodwork holes.



Daskam Room

- Refinish tops of tables.
- Radiator tops need to be refinished.
- Clean and polish
woodwork
- Fireplace needs to be
cleaned.
- Hang window shades
(done July).
- Folding doors need a
thorough inspection.



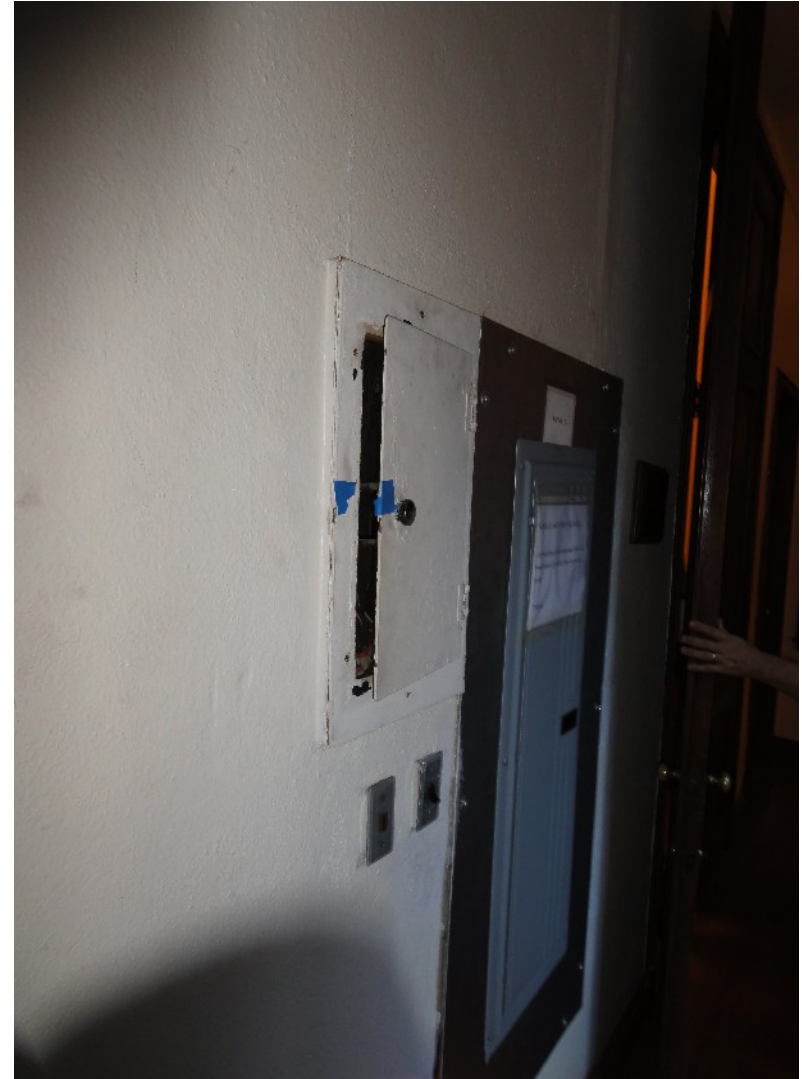
Assembly Room

- Take down unused clip from ceiling and remove unused picture hangers.
- Ceiling needs to be repainted (professionally).
- Broken outlet plate.
- Remove clock with extension cord. Replace with battery clock.
- Remove decals
- Clean, polish and/or refinish woodwork.
- Label light switches.



Hall – Ass'y Room to Offices

- Old electrical panel door does not close.
- Wall repair and water damage
- Wiremold for door buzzer is falling off wall.
- Top of cabinet needs to be refinished.
- Tighten bannister.
- Door seals need to be improved.



Administrative Office

- Insulation?
- Ceiling panels are in need of replacement. So dirty they are gray.
- Cracked window.
- Window caulking and putty needed.
- Split system for AC and heating in winter (avoids heating larger space)?

Minister's Office

- Window hardware needs repair and fit-up adjustment to allow windows to close.
- Refinish window sills
- Radiator may leak.
- Split system needs repair. (Completed).



Kitchen

- Not inspected this time. Issue remains regarding pilot operated stove that should be replaced.
- As noted in exterior assessment, exterior door is in very bad shape as are some windows.



Hallway – Dining Room to Sanctuary

- Carpeting is in bad shape. Clean or replace?
- Hallway needs repainting, but Gloria considering changes to bulletin boards. Wait for decision on those first.



Sanctuary

- Stains on woodwork above choir area – mold?
- Ceiling has spots in need of repair.
- Dark streak on wall
- Stair tapes a trip hazard for choir? Consider bannister?
- Sound console electrical needs to be moved to allow console to be moved a bit for egress.
- Window chains missing or in need of repair on multiple windows.
- Kent's chair – missing millwork.
- Need improved wheelchair spaces.



Narthex

- Stairway to Bristol on stream side of building has ceiling in need of major repair.
- Exterior doors need updated weatherstripping.



Bristol Room

- Bubbled plaster
- Filter on dehumidifier needs cleaning.
- Drain for dehumidifier needs to be reconfigured.
- Change fan to different style to keep tots from getting fingers in it.
- Sink pedestal – ladies room is broken.
- Toilet paper holders falling down or broken.
- Need paper towels / towel holder.

