

## Building Project Q&A June 2025



Q	<b>Would you consider building a multi-function room which can be a ground-floor venue catering for a) worship/ event / Sunday School / sports being arranged simultaneously when the sanctuary is occupied by another congregation?</b>	C	
A	This question was posted before the town hall presentation. The plans do include chapel/multi-use room that can be used for worship, events, activities while the existing sanctuary is being used. You're asking for the very thing we want to provide with the new build. The priority of both the new Chapel and existing Sanctuary will be for our church's worship services, therefore Sunday mornings will be reserved for worship services to maintain the sanctity of this space for worshipping our Lord God. Simultaneous worship services refers to holding Mandarin worship service in the new Chapel while English worship service is being held in the existing sanctuary and not both services in the new Chapel at the same time.		

Q	<b>Would there be an additional washroom facility for children at the trailer?</b>	C	
A	The use of the trailers after the completion of the building expansion has not been determined. We are currently thinking of using our current trailer and connecting it to electric, gas, water and sewer because it would be cheaper to move our current trailers than to rent or purchase new ones. But we would also require a permit from the city of Calgary for this, and that isn't guaranteed. We do know that we will need the use of our current trailers (or some portable space) while the building is being built for our children's ministry. We currently don't have bathrooms attached to our trailers and that is a serious minus that our building committee is trying to address. We need to demonstrate that our children's ministry is a priority!		

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<b>Q</b>	<b>Are there any plans to have larger rooms that can accommodate more people for Sunday school classes or congregation meetings, so we can avoid the need to set up AV and computer systems in multiple rooms when necessary?</b>	<b>C</b>	
<b>A</b>	Yes, we are planning for at least one large classroom about 1500 ft2 on the main floor in the Classroom wing. This room can also be used by Mandarin congregation for worship service.		

<b>Q</b>	<b>Are there any plan for the IT and AV systems in the new building, as well as plans to upgrade the systems in the existing building and how they will be integrated?"</b>	<b>C</b>	
<b>A</b>	An IT and AV system will be designed and installed in the new expansion. We understand there are issues with the existing IT and AV systems in the existing building and we will need to analyze and understand the issues and look into integration of the new and old systems. There should be no additional monthly costs to add Wi Fi to another few rooms; just the cost of some new routers. AV solutions in a new large classroom would probably be a large smart TV, with some costs budgeted for a small sound board, speakers, and microphones.		

<b>Q</b>	<b>Are there any facilities to help elderly to have easy access? (elevator, wheelchair access etc.) Thank you for all the hard work that the committee have been working on, we understand they put a lot of time and efforts in preparing all these.Thank you</b>	<b>C</b>	
<b>A</b>	To improve accessibility for all, the new church expansion will be equipped with an elevator for the elderly and those who have mobility challenges. One suggestion was to construct a ramp rather than new stairs and we will work with the Architect to see if this is feasible.		

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Q	<p><b>1. I think we need to understand the overall SGA ministry plans and requirements—including the Cantonese, English, and Mandarin ministries—for the next 2 to 3 years, so we can more effectively assess our facility needs (e.g., for children, youth, seniors, and adult ministries, community involvement, etc.). The building committee may already have a plan on this. 2. We may not able to meet all the requirement, but it will be nice to have a long term (5-7 years), midterm (4-5 years) and short term (2-3 years) plan (of Phase 1,2,3 etc) and these plan can be modified as per our ministry needs.</b></p>	C	
A	<p>I agree that we need a long term vision to assess our facility needs. Our 10 year vision is to double our reach in 10 years. The baseline on measurement started from the 2023 average attendance in each congregation, including our youth and children's ministry. In 2023, our average Sunday morning attendance was 142 in Cantonese, 99 in English and 70 in Mandarin. Our youth Friday night attendance was 39 and our youth average Sunday school attendance in 2023 was 13. Our average children's ministry attendance in 2023 was 46 (although some of those children came to 2 different sessions). When we double those numbers to try and project growth, we come to the following numbers: Cantonese - 280; English - 198; Mandarin - 140. Youth - Friday night - 78. Youth Sunday school - 26. Children's ministry - 80-90. A part of the difficulty in assessing what building we need in the future lies in the complexity of ministry plans in each congregation. It simply is not possible to project ministry plans for each congregation many years away. Some of the ministry plan is going to resemble what goes on now. Yet, even if we look at the pressures on our building right now, without any growth, it is not an overstatement to say our building is too small. The foyer is packed after the Cantonese service. Our foyer simply isn't big enough for 180 people to visit, let alone make an entrance path for the English people coming into the next service. Cantonese Sunday school groups already complain there aren't enough classrooms. That's right now; not 10 years of growth away. On Friday nights, there aren't enough rooms for the youth small groups, the Mandarin small groups and the English adult fellowship groups. The English worship team and the youth fight over the sanctuary space because the sanctuary is the only space large enough for the youth right now, let alone thinking about growth in 10 years. The English worship team has to wait to practice until the youth are done. There are growth initiatives that all 3 congregations would like to do such as Alpha. But the reality is that there really isn't a good space for that. Our young single adults have started a gym outreach ministry, but they have to rent a facility elsewhere. Our senior English ministry would like to do active outreach ministries like pickleball, but we don't have a place for that. So there are future ministry initiatives that we really can't consider unless and until we have a gym or another large classroom. Another example of a 3-congregational ministry plan that we can't make happen without a new worship space is moving the Mandarin into the morning. We simply don't have the rooms.</p>		

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<b>Q</b>	<b>Want a multipurpose or sports venue.</b>	<b>C</b>	
<b>A</b>	The plan is for a multi-use gym and a large classroom on the ground floor. We actually need both if the Mandarin moves their worship service and Sunday school to the morning. The Cantonese need a large space for their all-church Sunday school class. When these rooms are not being used on Sunday mornings for worship, then the multi-use comes in such as youth fellowship, worship and choir practice, evangelistic meetings, church celebrations, church member weddings, outreach ministries for children, youth, adults, such as children's camp and Alpha.		

<b>Q</b>	<b>Want more activity space for children, Sunday School classrooms, and a place where all three congregations can worship together in the morning. Also a more versatile indoor gathering space that also serves as a place for indoor activities. Hope there is a place that can attract people to church and become a welcoming space for neighbors.</b>	<b>C</b>	
<b>A</b>	We will also be looking at the feasibility of constructing a bulkhead and sound proof partition to section off the main Chapel worship space from the rear which can be used as a large CR during the busy Sunday morning time as we recognize the need for more large classrooms if all 3 congregations are meeting Sunday mornings.		

<b>Q</b>	<b>With a gym, it would be easier to invite nonbelievers.</b>	<b>E</b>	
<b>A</b>	One of the purposes of the multi-use room is the flexibility to use it during non worship times, for the purposes for ministry, fellowship, discipleship, missions/evangelism, which includes outreach to non believers in our community. Our children's ministry would benefit from a gym. Our youth ministry could use a gym for sports, games and outreaches. Our English young adults currently rent space in city gyms for outreach, and over 20 unbelievers have attended at least once in the past ministry year. Our English older adults would love to use pickleball as an outreach. Cantonese play table tennis regularly in our foyer. Our Cantonese children and youth had sports nights last year in our sanctuary. Our Daycare would use a gym. And our surrounding community would love a gym.		

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<b>Q</b>	<b>Can we afford it ?</b>	<b>E</b>	
<b>A</b>	<p>The District suggests a church can afford a capital building plan that is 3 times the annual giving in donations. Based on 2024 donations a total building budget of \$3.6 – 3.87 million, (3 times our annual giving) is currently being planned. In the last 4 years, our average net income surplus was \$205,000. If the total costs of building were \$5.1 million, and we came up with 1/3 of that (\$1.7 million), our mortgage would be \$3.5 million. The yearly interest costs (at a current rate of prime + .5%) would be \$192,500. If we plan to pay off our mortgage in 15 years, the payment would be \$336,000. We could envision about \$50,000 per year of rental income from the gym (avg of 3 hours per day @ \$50/ per hour). So we would have to increase our giving, which should happen if we continue to grow, and are teaching people to give faithfully and generously. We need to plan an education and a giving campaign in coordination with the building program. People may not be aware of church expenses and we can encourage all to practice generosity and giving in accordance with Biblical teaching and principles. We need both breadth and depth in our congregational giving. We'd like to overcome the 80/20 rule where 20% of people make up 80% of donations. If everyone gives, we won't have a huge financial burden. We need to practice good stewardship of the resources God has blessed us with.</p>		

<b>Q</b>	<b>I'd like to see more supportive and administrative staff to support the increase in facility needs.</b>	<b>E</b>	
<b>A</b>	<p>It's possible that we may need some extra hours for Oran to manage the increased facility needs. But since Oran is already world class as an office manager, we probably will not need another administrative staff person.</p>		

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<b>Q</b>	<b>The government is thinking about cutting off church donations as a charity organization. Do you think the church sees this new place as a potential social service?</b>	<b>C</b>	
<b>A</b>	<p>The move to disallow churches from getting charitable receipts was brought up in a committee, but never acted on. It would likely be political suicide, but one day we could face that.</p> <p>Our church is more focussed on Missions and not on providing social services in the community. The Federal government's proposal may be an impetus for our church leadership to provide more social services to the local community as part of our ministry strategic planning.</p>		

<b>Q</b>	<b>Should address the following:</b> <ul style="list-style-type: none"> <li>- <b>programmed outdoor space for recreation, outdoor prayer and group space.</b></li> <li>- <b>more foyer space because the gathering space is crowded before everyone goes into the sanctuary.</b></li> <li>- <b>sometimes people need to stay for a long time at the church for worship practice, waiting for parents, etc. and we often get hungry</b></li> </ul>	<b>E</b>	
<b>A</b>	<p>The availability of outdoor space for recreation, outdoor prayer and group space will be reduced. The existing flat green space and the existing trailers on the north side of the existing building is the proposed location of the building expansion. Unfortunately, about 20% of the entire church property is on steep slopes that are not feasible to develop. There is possible green space on the east side of the existing building that currently have mounds of earth and rocks that could potentially be removed and regraded to provide a flat green space for outdoor recreation and activities.</p> <p>With that being said, the building committee recognizes the need to preserve green space for the children, youth and adult activities and events and outdoor worship services. We will ask the Architect to refine the current design concept to reduce the overall building footprint and preserve more of the existing green space if possible.</p> <p>The current concept with the Main street foyer recognizes the need for additional foyer space for gathering between worship services and fellowshiping afterwards. The addition of a formal cafe area may be an opportunity to provide refreshments if people are waiting or staying longer.</p>		



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<b>Q</b>	<b>Better to have these:</b> <ul style="list-style-type: none"> <li>- Courtyard or other designed outdoor space that is peaceful.</li> <li>- bigger foyer for connection</li> <li>- gymnasium</li> <li>- multi-purpose room for groups, activities,</li> <li>- potential little cafe or pop up for some snacks or light lunches that people can buy in case they need to stay at church for longer</li> <li>- more multipurpose rooms, little cafe or snack shop, comfy couches</li> </ul>	<b>E</b>	
<b>A</b>	<p>There will be reduced outdoor green space. There might be some around the relocated trailer, just north of the parking lot. A gymnasium is part of the group activity purpose of the multi-use room.</p> <p>The current concept does show a designated cafe area in front of the fireplace lounge. A serving counter with fridge and microwave can be provided to provide snacks or light lunches that people can buy in case they need to stay at church. We will need to prioritize all needs and requests and still try to come up with a functional design within our budget.</p>		

<b>Q</b>	<b>If we double our reach, will there be enough room in the main sanctuary? Is there enough parking?</b>	<b>C</b>	
<b>A</b>	<p>If we meet our growth goals in the next 10 years, yes, there will still be enough room in the main sanctuary. But we would have to build another space if the Mandarin ever want to move their worship and Sunday school to Sunday mornings. Our church may also need to consider multi-service times as many other large churches have done. Multiple services on Saturday or Sunday are a possibility and a good problem to have. We currently have 210 parking spots. According to the city of Calgary, that is sufficient parking for <math>210 \times 2.5 = 525</math> people. Parking is also available on adjacent public streets and people can walk up the wood stairs on the west side as needed. Beyond that, we need to be respectful and considerate of our neighbors to not create traffic and parking issues. We may need to look at providing shuttle service from the Fish Creek LRT station nearby and encourage people to adopt active modes or carpooling rather than driving their own cars.</p>		

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<b>Q</b>	<b>Has the church considered building underground parkade if parking becomes a problem?</b>	<b>C</b>	
<b>A</b>	The architect advised us that very few of their church designs have basement development due to higher cost. Parking will not be an issue for some time, if we make use of adjacent public streets. An underground parkade will be very expensive and cost prohibitive.		

<b>Q</b>	<b>AV upgrades needed to be improved for existing including lighting, sound, networking, wifi. Is 5% for soft costs enough? And would like to see acoustical panels in the new chapel, multi-use for good sound during service.</b>	<b>E</b>	
<b>A</b>	As part of the detailed design, the church will look at AV upgrades and coordinate this work with the main contractor who will be building the church expansion. IT costs for our existing building, and with 400 people, are actually about the same as for a building twice our size with twice as many people. Because we are currently doing a lighting upgrade to LED, for costs of about \$31K, we have an idea of what lighting costs would be. Sound boards, wireless microphones, preamps and speakers are all one time capital purchases, but should be well within the 5% budget.		

<b>Q</b>	<b>Would suggest reviewing the overall daily operation to confirm the user requirements before finalizing the floor plan and project scope.</b>	<b>C</b>	
<b>A</b>	Our pastoral staff already meet every other week, and we are very aware of the facility needs. The staff are fully supportive of a building expansion, because we have often seen the conflicts over space. There are not enough classrooms (and not one classroom big enough) for Cantonese Sunday school classes. The Mandarin cell groups, the English adult fellowship, the youth, and the English worship teams battle for space on Friday nights. Every week, the foyer is easily observed to be too small for the Cantonese congregation. It can't manage 180 people coming out of the sanctuary, and 150 English people coming into the sanctuary. So we are definitely looking at all these dynamics and more as we make a floor plan.		



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<b>Q</b>	<b>Church should address overall multi-function rooms or foyer areas that can cater for events/Sunday schools/cell group gatherings/light refreshment ...etc simultaneously when there are worships on Sunday for different congregations. Meanwhile, soundproof issues shall be addressed.</b>	<b>C</b>	
<b>A</b>	Correct, that is the thinking for the multi-use room and foyer area. To allow greater flexibility and provide opportunity for church events/Sunday schools/cell group gatherings/light refreshment. We will investigate the feasibility of a bulkhead and sound proof partition in the multi-use room to allow simultaneous worship and large classroom for Christian education on Sundays		

<b>Q</b>	<b>Currently, brothers and sisters need more available rooms or space for group meetings/gatherings/sport activities.</b>	<b>C</b>	
<b>A</b>	One of the priorities of the church expansion is to provide more medium and large rooms for church group meetings and gatherings. Light Recreation and sport activities will be limited to the multi-use room or perhaps the foyer. The type of use will influence design aspects of the space such as lighting, flooring, security and separation, water fountains, etc.		

<b>Q</b>	<b>Not sure how the coming digital signage integrates into the new church complex. Based on current design rendering, the 'cross' at the main entrance seems too subtle, not too bold nor prominent.</b>	<b>C</b>	
<b>A</b>	<p>The new digital sign will be in the exact same place as the existing letter sign. It fits well because a new sign will help us interact with the community around us in modern ways. In fact, the only way we will ever be able to communicate through our church sign in Chinese is through a digital sign.</p> <p>Regarding the cross at the front, there are things that a general concept design cannot capture. The architect himself envisioned a backlit cross that would be very prominent. It was his idea to put a cross there.</p>		

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<p><b>Q</b></p>	<p>I would like to gently and respectfully remind us all of the importance of honoring the sacred purpose of the church sanctuary. According to Scripture, the sanctuary is not just a physical building—it is a space that has been set apart for the worship of God. Using it for secular purposes such as sports, recreational activities, or community events may unintentionally shift our focus away from the spirit of reverence and holiness that God calls us to uphold.</p> <p>If the Lord has placed in our hearts a genuine burden to reach our community with the gospel—which is a wonderful and important calling—we can certainly consider making special offerings and building a separate facility, such as a gym or activity center, specifically for outreach. In this way, we can serve our neighbors while still maintaining the sacredness of the space that is dedicated to worship.</p> <p>At the same time, we need to be mindful that when the sanctuary is opened for general activities, we may not be able to fully guard against behavior that is inappropriate or dishonoring to God. This is not about judging others, but about protecting the integrity of the place we have set apart for Him.</p> <p>Of course, if we were in a situation where we had no choice but to rent secular venues for worship, that would be understandable. But if God has graciously provided us with the resources to build a sanctuary, then may we also choose to give Him the honor and holiness that are due His name.</p> <p>“You shall keep my Sabbaths and revere my sanctuary: I am the Lord.” — Leviticus 19:30</p> <p>“My house shall be called a house of prayer, but you make it a den of robbers.”— Matthew 21:13</p> <p>Even commercial activity connected to religious practice was not permitted in the holy place.</p> <p>“They devoted themselves to the apostles’ teaching and to fellowship, to the breaking of bread and to prayer.”— Acts 2:42</p> <p>The early church was centered around worship, prayer, and spiritual growth.</p> <p>Let us cherish what God has called holy, and continue to seek His wisdom as we serve both Him and our community.</p> <p>Thank you.</p>	<p><b>M</b></p>	
<p><b>A</b></p>	<p>Thank you for voicing your concerns and reminding us to make worship a priority. It is. And our new build should reflect that.</p>		

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The reality is that our current sanctuary once was a multipurpose facility. There were basketball hoops and the church played floor hockey. It was designed that way and the long term plan was to build another sanctuary. We inherited this building from Southview, and it was truly an upgrade from the renovated greenhouse we used to worship in. Theologically, we can worship anywhere: outside or indoors, in a gym, or in a fancy cathedral. Paul worshipped in a synagogue and he also taught in a marketplace (Acts 17:17) and in public lecture halls (Acts 19:9). And he worshipped, prayed and wrote Scripture in jail.

The church currently has no intention of holding sports, recreational, or social events in the multi-purpose room on Sunday mornings while worship services are being held on the Chapel side. Sunday school classes for discipling and teaching could be held in the multi-use room if a sound proof partition was installed. As mentioned the priority for the new Chapel will be for worship services on Sunday morning and all uses must be approved and comply with appropriate uses of the space. All proposed uses of the church will need to be vetted and approved for God ordained purposes, which applies to all church property, facilities and space.

Practically, if the Mandarin want to continue to worship in our current sanctuary, they could continue to meet at 1:00 pm. Nobody is forcing them to move to the morning. On June 22, 2025, we did a survey and discovered that over 80% of the Mandarin congregants would prefer to have Sunday school at 9:30 am and worship at 11:10 am. If that is the case, the only way it would be possible would be to build a new space. Unless and until that happens, the Mandarin worship time will be on Sunday afternoons.

But we certainly could build a larger classroom (approximately 1500 ft<sup>2</sup>) on the main floor that would not require meeting in the gym. A dedicated worship space in a large classroom would be more cost efficient than in a gym. We could leave the chairs set up. That large classroom would also be used by the youth for worship. A youth group of 50 worshippers would fit better in a large classroom than in the current sanctuary.

Moving the Mandarin worship into a large classroom would free up the gym space for the Cantonese all-church Sunday school that currently happens twice a month. That would free up the individuals who have to set up a live video feed twice a month.

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<b>Q</b>	<b>The design showed there is carpet in the foyer hallway and the second floor. Will it be better with different types of flooring? And Do we have a serving room (not a kitchen) in the new building?</b>	<b>E</b>	
<b>A</b>	Due to the deadline, the architect's renderings are from the June 12 version. We will consult the architect for recommendations on a sport court flooring for the multi-use room as well as the foyer. We are not planning to build a kitchen in the new building. The existing commercial kitchen will be better utilized and we may have a kitchenette located in the cafe area. Serving room for events in the foyer or multi-use room may need to use the classrooms for staging.		

<b>Q</b>	<b>Did the committee take into account additional staff requirements for cleaning and maintenance of the additional space on top of the expansion expenses?</b>	<b>E</b>	
<b>A</b>	With a large expansion such as this, there will be additional O&M costs for the church. This will be estimated as our service contracts for utilities, janitorial, snow and ice control and summer maintenance will change. But the costs for clearing the parking lot of snow won't change. The costs of mowing the grass won't change with the new build. Utilities will be marginally higher, but should be more efficient with LED installations and higher efficiency furnace/AC unit. Janitorial services will be higher, but again, fractionally. We might need another 2-3 hours of janitorial services per day. Altogether, costs might be \$1500 a month higher. That would be about .1% of our budget.		

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Q	<p>Is there a way to eliminate or replace the rafters looking tracks with lights in the chapel/gym? If the chapel will be used as a multipurpose area, it may be better to have recessed lighting? And tracks with exposed lights collect dust and need regular cleaning. The current design has stairs going up to the second floor, have we considered a ramp instead?</p>	E	
A	<p>These are only 3D renderings and we will focus on more details with the architect over the summer before the next round of engagements in the fall. We are looking for cost efficient fixtures that are durable and low in maintenance and operating costs. We have given your feedback to the architect. Agreed, recessed lighting would be better than track lighting in a gym.</p> <p>We will inquire with the architect on the feasibility of stairs in the foyer area. A ramp may provide a higher level of accessibility however it may take up more room but will be investigated. We are planning an elevator to address those people with mobility challenges, so a ramp may not be needed.</p>		

Q	<p><b>1. Classroom Size-</b></p> <p>If the 2nd floor is designated to the Children's Ministry, the total area in the drawing is smaller than the current classroom total size in the trailer. And each of the classroom sizes appear to be smaller than the ones currently in the trailer. The children need a large classroom where they can gather for group activities and worship/ dancing, similar to what they have now. Plus if the Mandarin is going to change their service time to 11:10am, then almost ALL the kids of three congregations will be in the children ministry in the second session. (At 11:10, Cantonese is having their cell groups and Sunday School, English and Mandarin is having their worship)</p> <p>If the second floor is available for other groups to book during weekdays, the classroom sizes may be too small. Very few groups are interested in rooms that are only around 200–300 square feet—similar in size to Room 210 or Room 218. Most groups prefer a room at least the size of Room 211 to comfortably hold meetings or functions. Classrooms under 300 square feet see very limited use.</p> <p><b>2. Storage-</b></p> <p>Will there be any storage space in the chapel and children ministry? Chapel needs storage space for storing Chairs and instruments. Children's ministry needs space for storing teaching materials, toys, craft, snacks, drinks, etc.</p>	C	
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### 3. Parent Room/ Old Kitchen in the current building-

Are we planning to install a glass window in the old kitchen so that parents can watch the service from the parents' room? If so, how will we address soundproofing? It's important to minimize noise transfer both from the parents' room (including babies) into the Sanctuary, and from the Sanctuary into the parents' room to avoid distractions.

Turning the old kitchen into a parents' room would benefit the English and Cantonese congregations, but not the Mandarin congregation—if they decide to move their service time from 1:00 p.m. to 11:10 a.m. Since the Mandarin congregation would be using the chapel for worship, they would be the only group unable to access the parents' room during their service.

This may not be feasible, but if a parents' room with a viewing glass window is needed, could we consider placing it in the Mainstreet Foyer? Since that space connects both the current Sanctuary and the chapel, it could allow parents from all congregations to use it—regardless of where the service is being held.

Are we going with Scenario #1 or Scenario #2?

**Scenario #1:** Removing the old kitchen and converting it into a parent/nursery room.

If this is the case, does that mean the daycare will no longer have access to a kitchen? If we decide not to provide a kitchen for the daycare, it could have a great impact on the daycare. The daycare has already surveyed some parents, and many have indicated they would withdraw their children if meals are no longer provided. Parents prefer a daycare that can offer healthy food tailored to their children's dietary needs. If we proceed with this change, we should give the daycare at least one year's notice to allow time for transition and planning or find another location to operate.

**Scenario #2:** Allowing the daycare to use the new kitchen.

If we take this approach, I foresee potential scheduling conflicts between daycare operations and church groups, particularly during Fridays, Sunday evening and whenever there are special events.

### 4. Lighting Concern-

Since the large side windows in the current Foyers will be removed, those areas will no longer benefit from natural sunlight. Although the drawings show there will be some windows on the very top of the wall, not sure the lights can go into the current Foyer area. Will there be any enhanced lighting design solutions in place to address this loss of natural light to keep the space bright and welcoming?

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	<p><b>5. Soundproofing –</b></p> <p><b>Will special soundproof materials be used in the Chapel/Multi-use area, considering that the Foyer is expected to accommodate more people lingering after services?</b></p> <p><b>If there is a worship service taking place in the chapel, does that mean the multipurpose room cannot be used by any other group at the same time?</b></p> <p><b>6. Designated Daycare Door for parents-</b></p> <p><b>This may not be an urgent issue right now, but in the new building, will there still be a separate entrance for daycare parents? Or will everyone—daycare families and church attendees—be using the same main entrance? It would be helpful to clarify this for planning and security purposes.</b></p>	
A	<p>1. Classroom Size- This was discussed by the building committee after the June 12 design layout and renderings were completed. The architect has noted that we would like to accommodate at least the amount of area that that existing trailer currently provides (about 2200 ft<sup>2</sup>) in the new expansion. In terms of classroom size, we have also instructed the architect to show larger classrooms (more medium size and less small ones). We will try and plan one large CR on the second floor as well as one large CR on the main floor. However, we are challenged for space unless we do not go with the Mainstreet foyer design and use the second level of the new foyer as classroom space. This is possible with one of the earlier options, until the Mainstreet foyer was presented.</p> <p>We have directed the architect to show more medium and large size classrooms rather than the small ones. 400 ft<sup>2</sup> and larger. There have been discussions that the Daycare and any for profit organizations who wish to rent our church may not use the new building expansion or be flexible to be bumped out for church ministry needs. Community centres make this clear to commercial renters that their community needs come first.</p> <p>2. Storage will be provided on both sides of the stage in the new chapel/multi-use area as well for storing folding chairs after worship service. The stage will have sliding doors to close and provide a secure area for storage of musical instruments. Storage cabinets with doors similar to Room 212/213 can be built to store children's teaching materials, toys, craft, snacks, drinks, etc.</p> <p>3. Parent Room/ Old Kitchen in the current building- Based on early feedback from new parents with babies/toddlers, they have requested a parent room. This can be provided behind the main sanctuary by installing soundproof one way glass windows in the old kitchen so that parents can watch the service. The old church on Bannister Road had a soundproof glass room behind the sanctuary which parents enjoyed to prevent disruptions and distractions from</p>	



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babies and toddlers. There are no plans to provide a parent room behind the Chapel/multi-use room. The parent room would have to be behind the multi-use room and it will be too far away from the chapel worship service at the front.

If we do not have a 2 storey Mainstreet foyer, it is feasible to have a parent's room on the second floor overlooking the new Chapel. Placing it on the main floor in the mainstreet foyer is not feasible as it is only 20-25 feet wide and the room would take up most of the narrow foyer. More recently the Mandarin leadership indicated that a large classroom for worship would be sufficient and their worship service does not have to be in the new Chapel for now since their congregation is still relatively small and they prefer not have to setup and take down chairs for the worship service. In this case, a parent room definitely would not be provided for the new Chapel.

Scenario #1: Removing the old kitchen and converting it into a parent/nursery room. We will need to review the future plans for the daycare in our church. My understanding there has been discussion on BOE to ensure the priority for our building is for church purposes and ministries. Right now, the Daycare occupies many of the rooms on the main floor and second floor, especially the larger ones which we are short of. Some comments have been received that there needs to be more separation between church and daycare, that our church looks like a daycare, and it has unintentionally restricted the use of classrooms and facilities for church ministries. The daycare has grown since the end of the pandemic and since it is highly government regulated, things such as safe food handling have to be protected for. The BOE would need to review and decide whether use of the commercial kitchen for the daycare is acceptable. Hopefully we can strike a better balance of church and daycare utilization. It would be best if we can structure and program the use of the existing church without hampering church ministries and usage. The daycare is a for profit commercial entity and while it provides for social needs in the community, it may no longer align with our church's priorities in a growing church, where we have greater ministry needs.

If we proceed with any changes, we must give the daycare at least one year's notice in accordance with current contract, to allow time for the daycare to transition and plan or find another location to operate.

Scenario #2: Allowing the daycare to use the new kitchen. There has already been discussion on the building committee of ensuring the Daycare does not expand its operation into any part of the new building expansion. As we are not building a new kitchen, the church will need to keep the commercial kitchen for church use only to avoid potential scheduling conflicts between daycare operations and church groups, particularly during Fridays, Sunday evening and whenever there are special church events and activities.

We will explore the feasibility of adding small kitchen facilities in the relocated trailers. We will also look into the possibility of renovating the existing old kitchen to become a shared space to be used as kitchen for the daycare during the weekdays and as parent room for weekends during worship services.

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4. Lighting Concern- There will be less direct natural sunlight in the existing foyer. There will be new Clerestory skylights on the second storey of the Mainstreet Foyer and light will spillover into the existing foyer along with the new foyer lighting. We will undertake a review of the existing foyer lighting and supplement it as required to ensure the space is well lit and similar to the new Mainstreet foyer if possible.

### 5. Soundproofing –

Quality of acoustics in Chapel/multi-use room - We will look into good acoustical design by adding acoustical wall panels to absorb sound in the new Chapel/Multi-use area, similar to the existing sanctuary. My understanding is when the previous church designed the main sanctuary, it was actually designed also as a gym. Our Pastor advised that he has never had any complaints about the quality of the sound during worship services or special speaking events in the main sanctuary. New noise cancellation technology can also be investigated to further improve acoustics in our new Chapel/multi-use room.

Soundproofing - We will also investigate the feasibility of design and construction of a bulkhead and moveable soundproof partition to separate worship service and other uses such as classroom instruction in the multi-use room to allow them to occur simultaneously. Early suggestions from our Architect is that it will likely be expensive. The use of roll down divider curtains would likely be less expensive but will not provide the soundproofing needed to hold separate activities like worship service and Sunday school classes at the same time.

6. Designated Daycare Door for parents- We have not discussed or reviewed entry points and lock off areas to limit access to specific user groups. If we envision an open foyer, it will be impossible to restrict Daycare users to just one part of the church. We may have to figure out a fob entry at the new main door for Daycare users. Church worship on Sundays will likely need access to all parts of the church, however during the week or evenings, there should be restricted access to the daycare or gym areas as required. The fob system currently in use denies access by Daycare users after 6:00 pm. Access and control will need to be carefully reviewed and appropriate security measures in place.

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<b>Q</b>	<b>Estimated Future Running Costs of the New Building</b>  <b>What is the projected estimate for the ongoing costs of maintaining the new building—This would include utilities, maintenance, custodial services, and staff needed to manage both the new and existing facilities, as well as any rental operations. Based on that estimate, do we have a sense of whether future offerings will be sufficient to support these ongoing expenses?</b>	<b>C</b>	
<b>A</b>	Estimated Future Running Costs of the New Building - We have not looked into a projected estimate for the ongoing operating and maintaining costs for the new building—This would include utilities, maintenance, custodial services, and staff needed to manage both the new and existing facilities, as well as any rental operations. We would need to do a financial analysis of the projected revenue and expenses. Education and teaching need to be done so all members understand the need for good financial stewardship of the church and do their part in support of these ongoing expenses while enjoying the benefits and looking after God's building and facilities.		

<b>Q</b>	<b>A Gym/Chapel will help the youth, young adult and children ministry to reach more people</b>	<b>C</b>	
<b>A</b>	Agreed, a Gym/Chapel will help the youth, young adult and children ministries and also help our church to reach out to more people. In speaking to other churches, the most well used part of the church is often the gym, throughout the week.		

<b>Q</b>	<b>1. Green Space - I believe the gym is a great addition, especially since many in the congregation have been using the Sanctuary and Foyer for sports activities. It also provides more options for various ministries. However, could we still consider including some green space? I've noticed that the Youth Ministry, Children's Ministry, Young Adults Ministry, and several family groups rely on outdoor areas for events like water games, barbecues, and other activities. Would it be possible to create a green space on the north side down the slope, or perhaps by flattening the rocks on the east side behind the shed?</b>	<b>C</b>	
<b>A</b>	Green Space - It is a trade off as we build a church expansion. The new building will take up more of the existing flat green space. About 20% of the property is on a steep slope and not easily developable at a reasonable cost. We will look at the possibility of flattening and removing the rocks and earth on		

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	the east side of the existing building, north of the shed, to create flat green outdoor activity space. There may be some green space around the relocated trailers if we decide to keep them. If not, then we could level some of that green space and create a more active playground space for Youth Ministry, Children's Ministry, Young Adults Ministry, and family groups for activities and events like water games, barbecues, etc.		
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<b>Q</b>	<b>Add on a slide from the 2nd floor balcony to the main floor. The children's ministry is also smaller than the current one and therefore not going to scale as we combine 2 services and then try to grow as a church.</b>	<b>NA</b>	
<b>A</b>	Will ask the Architect to provide additional rendering of 2nd floor balcony overlooking the main floor.  Will need to revisit classroom space. The plan was to have at least as many classrooms of the right size as the existing trailer provided in the new expansion. We asked the Architect for this however it was after the June 12 deadline and he will look into that for the next round of revisions. We may need to sacrifice the idea of the 2 storey Mainstreet foyer in lieu of additional classrooms for ministry needs, which would be the priority. Function over form.		

<b>Q</b>	<b>Need more space for youth group activities, small group meetings and hide and seek locations.</b>	<b>NA</b>	
<b>A</b>	Agree, will ask Pastors and admin to review ministry timings and classroom space for children, youth group activities, small group meetings.		

<b>Q</b>	<b>Please make the 1st floor large group a different shape that is better for teaching/preaching. It's like a classroom that is a long hallway. Could use more classrooms still at the expense of part of the giant main street.</b>	<b>NA</b>	
<b>A</b>	Will ask the Architect to check proportions of the classroom and try and make it better suited as a classroom with long narrow configuration. See previous response about more and larger classrooms rather than aesthetics of 2 storey Main street foyer.		

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Q	Having services in the gym will be damaging for the floors especially in the winter months when shoes will bring in snow and gravel there are a couple solutions to this either mats for the gym floor some sort of plastic shoe coverings or a shoe rack for people to take their shoes of before entering the gym	E	
A	Will consult with our Architect who has designed many churches and multi-use spaces on the appropriate type of flooring for durability and function. The gym flooring of Westside Chinese Alliance is still in good condition after 20 years of use. Maybe asking people to bring indoor shoes would be good idea to protect gym floor.		

Q	It will help with the Kinect ministry outreach give us larger spaces for kids ministry and provide proper wheelchair accessibility	E	
A	Agreed, multi-use room will be designed for youth and adult outreach ministry outreach as well as children's ministry and church camps. Accessibility will be one goal for the whole new expansion. The proposed design shows an elevator and accessible washrooms.		

Q	<p>Since church has predicted a 100% increase of people in next 10 years, can church share more information about how would the church change or react to the increasing over years? As there will be two chapels, how will be Sunday worship be arranged? (a) two congregations at same time with double of current people? (b) new chapels used as live streaming of main sanctuary? How congress is our church currently, 50% capacity, or 100%?</p> <p>If we are at 100% capacity while 3 congregations has separated the time properly, 10 years after with 2 congregations sharing same time slot, we will have 400% of people than currently. That means we need 3-4 times of foyer space.</p> <p>Do we have the stat of usage of each space in church? Sanctuary? Foyer? Function Rooms? Trailer (Children ministry)? How many staff do we need in future?</p>	C	
A	Our goal and vision is to double our reach within the next 10 years. As the growth occurs, and capacity is reached in worship services and classrooms, we may need to go to a multiple service model as many large churches have done. We cannot keep expanding due to property and financial constraints.		

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	<p>Growth would be a huge blessing and good problem to have and the church may need to consider new church plants. This is very long term; something that we haven't really considered as an elder board.</p> <p>The baseline on measurement started from the 2023 average attendance in each congregation, including our youth and children's ministry. In 2023, our average Sunday morning attendance was 142 in Cantonese, 99 in English and 70 in Mandarin. Our youth Friday night attendance was 39 and our youth average Sunday school attendance in 2023 was 13. Our average children's ministry attendance in 2023 was 46 (although some of those children came to 2 different sessions). When we double those numbers to try and project growth, we come to the following numbers: Cantonese - 280; English - 198; Mandarin - 140. Youth - Friday night - 78. Youth Sunday school - 26. Children's ministry - 80-90. If we grow according to the vision, the current sanctuary will still have enough space for any one of our three congregations. We recently did a survey and discovered that 80% of the Mandarin would prefer to have Sunday school at 9:30 am and worship at 11:10 am. But that could only happen if we built a second worship space. That is also why we need to upgrade our space for children's ministry. It is why we need a large classroom as a part of our future build. It would be useful for Cantonese Sunday school, youth on Friday nights, and Alpha ministry at other times in the week.</p> <p>Our sanctuary is used 5-6 nights a week. Because we have a Daycare, Rooms 208,209,210, 212,213, 102, 104 plus the foyer are heavily used 5 days a week. Room 101 is used in the day on Mondays and Wednesdays. We do not rent out Room 101 because it is the only ground floor room that is functionally usable as a classroom space. We rent out space in Room 211 two nights a week and on Saturdays. We rent out space in Room 212 and 213 on Saturdays. The trailer is only used on Sundays - it is the least frequently used room.</p> <p>In terms of staff, we are fully staffed for the foreseeable future. We have three staff that are at .75 FTE. If the work grows, all of these staff could become full time. But for years out, we have currently have enough staff. With a new building, we probably will need to increase the hours of our custodial staff. But that is incremental, not a radical increase.</p>		
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<b>Q</b>	<b>Like to see more space for congregation and children ministry, also re-design on existing floor plans for better usage.</b>	<b>C</b>	
<b>A</b>	<p>Will try and maximize and optimize space for worship and church ministries. This is a typical challenge facing many churches as the busiest time is Sunday morning and difficult to improve utilization throughout the week.</p> <p>Will try and maximize and optimize space and strive for better utilization of existing and new space throughout the week.</p>		

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<b>Q</b>	<b>How many new classrooms will there be? Among the new additional classrooms, how many will be assigned to the children ministry? Will the move of the trailer be permanent &amp; how will it be used after the building expansion is complete? What is the capacity of the new chapel?</b>	<b>C</b>	
<b>A</b>	<p>The current plan would give us four dedicated children's classrooms, with approximately the same square footage as children's ministry has right now. There would be a large classroom of 1000-1500 square feet, and two medium classrooms for Cantonese/Mandarin/youth Sunday school classes. In addition, the gym would offer at least 2 spaces for classrooms on either side of a drop curtain, and perhaps 4 spaces if each side hosts 2 groups that are separated by a large distance. That would be a total of 9 - 11 classroom spaces.</p> <p>We are planning to use the trailers for children's ministry during the construction, until the new building and classrooms are ready for occupancy.</p> <p>The trailer relocation is currently planned to be permanent, however we need to investigate the impact on existing parking stalls and slope stability to ensure we have a good foundation as it is close to the steep slope on the north side. The children ministry will use the relocated trailers until the new classrooms are available in the new building. We are exploring future use of the relocated trailers after the children's ministry no longer require them. The Daycare may be interested in renting them and moving their operations into there, however they would need water and sewer connections as well as washrooms. They would also need kitchen facilities to do food and lunch preparation. Another possibility is to rent them to the SECA community if they have needs that they would like to partner with the church on.</p> <p>The capacity of the new large classroom would be 140 seats (using our current excess brown chairs). The capacity of a classroom/worship set up of folding chairs in the gymnasium would be well over 200.</p>		

<b>Q</b>	<b>A gym space would be nice. Have indoor sport night (basketball, volleyball, badminton, soccer, etc.) with proper gym floor. This can be used for small groups or gatherings too.</b>	<b>C</b>	
<b>A</b>	Based on discussions with another Alliance church, the gym is one of the most used spaces in a church. It will be designed for recreational sports in mind with a proper sports court floor. Since it will be a Chapel in a multi-use room (gym), we will investigate proper acoustic and soundproofing requirements to meet needs of both types of uses.		



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Q	<p><b>Current Financial Status:</b> The church currently has approximately CAD 416,000 in current assets, with monthly operating expenses of around CAD 92,000. This amounts to about 4.5 months of reserve funding. While this reserve is neither particularly high nor low, it is prudent not to use these existing liquid funds for the expansion project to avoid impacting daily operations.</p> <p><b>Sources of Expansion Funding:</b> The total cost of the expansion project is estimated at approximately CAD 5.2 million, with the funding plan divided into three parts, each about CAD 1.73 million:</p> <p><b>First Part:</b> The church needs to raise approximately CAD 1.73 million upfront in order to begin construction.</p> <p><b>Second Part:</b> Another CAD 1.73 million is expected to be covered through donations or pledges from members (noting that these pledges are non-binding).</p> <p><b>Third Part:</b> The final CAD 1.73 million will be financed through a mortgage loan from the Christian and Missionary Alliance. Details such as interest rate and repayment terms for this mortgage still need to be clarified, and a corresponding repayment plan is hoped to be shared.</p> <p><b>Concerns About Fundraising Feasibility:</b> Given the current situation, what basis does the church have to believe that an additional CAD 3.46 million (the sum of the first and second parts) can be raised through donations within the two and a half years (i.e., from Oct 2025 to April 2028)? Is there a specific strategy or source of confidence for meeting this fundraising goal?</p> <p><b>Funding Risks and Contingency Plans:</b> If construction begins after raising the first part of the funds but the second part cannot be raised as expected, how will the church address the funding shortfall? Are there already backup plans or emergency reserves in place to deal with potential funding gaps? In the worst-case scenario, could this affect the construction schedule or even lead to a project halt?</p>	C	
A	<p>Financial support of this project is something we have to consider. As Jesus said in Luke 14:28: "Suppose one of you wants to build a tower. Will he not first sit down and estimate the cost to see if he has enough money to complete it?" But if we believe God is in this, people will give.</p> <p>There are four levels of agreement that would need to be reached before we can build. First of all, our board has to see a concept plan they like, and believe that we need this project, and that we have the financial capacity for it. Secondly, 80% of the congregation must vote in favor of this project. Thirdly, our District also must review our plans and believe we have the capacity for meeting our financial obligations before they will loan us 2/3 of the total cost. We need to have about 1/3 in cash and 1/3 in future pledges before the District</p>		

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<p>will approve our project and give us the go ahead. Then there is a fourth level of approval - the city of Calgary. They have to give us a building permit.</p> <p>We are still at the phase of trying to come up with a concept plan that the congregation and the board are excited about. Hopefully, we'll have something the board can vote on by September of 2025, and the congregation can approve by October of 2025.</p>		
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<b>Q</b>	<p><b>Questions About the Purpose of the Expansion:</b></p> <p><b>What is the main goal of this expansion? Which existing issues is it specifically meant to address? According to the presentation provided by the church during the information session, the expansion plan includes the following 12 items (comments in parentheses provide analysis of the issues addressed):</b></p> <p><b>#1 Relocate the existing trailer to a new location.</b></p> <p><b>(This is a post-expansion site arrangement and does not address any current problem.)</b></p> <p><b>#2 Expand on the north side of the existing building.</b></p> <p><b>(This describes the construction location but does not directly solve an existing issue.)</b></p> <p><b>#3 Construct a new chapel and multi-purpose activity hall for use by the Mandarin congregation and other recreational/social activities.</b></p> <p><b>(These additional spaces can alleviate the current shortage of meeting and classroom spaces.)</b></p> <p><b>#4 Add large classrooms for youth fellowship, Alpha courses, adult fellowships, Cantonese combined Sunday school, etc.</b></p> <p><b>(Provides larger classroom space to support bigger gatherings or classes, addressing the issue of insufficient space.)</b></p> <p><b>#5 Add three independent washrooms on both the first and second floors.</b></p> <p><b>(Increases the number of restrooms, solving the current problem of restroom shortage.)</b></p> <p><b>#6 Install an elevator for elderly and mobility-impaired individuals.</b></p> <p><b>(Adds accessibility to the second floor for seniors and those with mobility challenges. However, if most senior activities are currently held</b></p>	<b>C</b>	
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<p>on the ground floor or in the trailer, the urgency of the elevator may be debatable.)</p> <p><b>#7 Add 1–2 offices.</b></p> <p>(Expands office space to partially relieve the current shortage of office and meeting areas.)</p> <p><b>#8 Expand the foyer area to facilitate transitions between worship services and encourage congregation interaction.</b></p> <p>(Aims to create more space for fellowship after worship. However, whether this will truly lead to deeper interaction remains uncertain, as current post-service fellowship tends to occur within familiar small groups, and in-depth sharing usually happens in fellowship groups.)</p> <p><b>#9 Add children's ministry classrooms on the second floor with sinks.</b></p> <p>(Improves indoor space and hygiene facilities for children's ministry, solving issues such as the trailer lacking running water and sinks.)</p> <p><b>#10 Upgrade the existing building to meet current building codes and install a fire sprinkler system.</b></p> <p>(If the existing building is not yet fully compliant, this is a necessary improvement for safety and legal compliance. If it is already compliant, this would be a preventative upgrade, not addressing an urgent issue.)</p> <p><b>#11 Build an outdoor playground for the daycare.</b></p> <p>(The green space will be reduced after expansion)</p> <p><b>#12 Provide outdoor green space for children and youth activities.</b></p> <p>(Similar to point 11, the expansion actually reduces outdoor green space.)</p> <p><b>Summary of Problem Solving:</b></p> <p>In summary, this expansion does address some of the current issues the church faces, such as:</p> <p><b>A) Insufficient classrooms and meeting spaces (addressed by the new chapel, multi-purpose hall, various classroom sizes, and offices — points 3, 4, 7, 9),</b></p> <p><b>B) Insufficient restrooms (point 5),</b></p> <p><b>C) Lack of accessibility to the second floor (point 6),</b></p>		
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	<p><b>D) Inadequate space and facilities for children’s ministry (point 9),</b></p> <p><b>E) Limited post-service fellowship space to some extent (point 8).</b></p> <p><b>Cost-Benefit Consideration:</b></p> <p><b>However, is it worth investing CAD 5.2 million to address these 4–5 main issues? Whether the benefits of this expansion justify such a large expense warrants careful evaluation and discussion.</b></p> <p><b>Alternative Proposal Suggestion:</b></p> <p><b>During the information session, Raymond mentioned purchasing a new modular trailer (around 4,000 sq. ft.) will cost an estimated cost of CAD 460,000. Including restroom installation and other facilities, the total cost is expected to stay roughly one-tenth of the current expansion budget.</b></p> <p><b>This alternative (with restrooms included in the new trailer) could address the same issues as points A, B, D, and E (i.e., increasing meeting/classroom space and restroom facilities). Moreover, since modular trailers are single-story, the elevator need (point C) could be mitigated by holding senior activities on the accessible ground floor.</b></p> <p><b>Whether this low-cost solution can meet the church’s needs and serve as a viable alternative to the full expansion is worth further exploration and consideration.</b></p>		
A	<p>Thank you for your thoughtful analysis on the church needs and solutions to solve the problems. There is no perfect solution and the alternate one proposed using the trailers would not likely meet the standards expected by the congregation. The trailers were recently upgraded to address minimal standards and would not compare to a new building expansion. Not only will it not meet the current needs, it will not meet future growth needs.</p> <p>The shortage of greenspace is a concern with the building expansion, but we only have limited space and will have to prioritize indoor and outdoor space needs.</p>		

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<p><b>Q</b></p>	<p><b>Decision-Making Mechanism</b></p> <p><b>Voting Eligibility:</b> Regarding this major decision on church construction, who is eligible to vote? Is voting limited to officially baptized and registered members, or do long-term attendees also have voting rights? The criteria for voter eligibility need to be clearly defined to ensure procedural fairness.</p> <p><b>Approval Threshold:</b> What is the standard for passing the vote on this church building project? Will a simple majority (over 50% in favor) be sufficient, or does the significance of the matter require a higher threshold (e.g., two-thirds or three-quarters majority)? Does the church have bylaws or precedents stating that such large capital projects require a specific percentage of votes to be approved?</p> <p><b>Decision-Making Transparency:</b> How will the overall decision-making process be communicated and conducted? Will sufficient information be provided in advance so that members can understand the details, pros, and cons of the project and make an informed vote? How will the voting results be announced, and what steps will be taken if the required threshold is not met? Ensuring transparency and fairness in the decision-making process is essential for building congregational trust and confidence in the advancement of the church building project.</p>	<p><b>C</b></p>	
<p><b>A</b></p>	<p>For an important decision like this, our elder talked about what level of support it would need to have. We decided a threshold of 80% is required to move ahead with this building project.</p> <p>Only members can vote. A special vote would take place. We'll give lots of notice (weeks before the vote) and show drawings of what we're voting on. The votes will be counted that day (perhaps October 5, 2025, but there could be reasons for delay). That's the day we'll know whether the congregation wants to move ahead. If we do, then we still need to get approval of our District, and the city of Calgary. The whole process will be totally transparent. We have nothing to hide.</p>		

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Q	<p><b>Transparency in Communication</b></p> <p><b>Feedback Mechanism:</b> After the church collected congregational feedback on the expansion plan on June 30, I am eager to know when and how the church will respond to these comments. Will the church leadership compile the questions and provide written responses? Will they communicate the replies to all brothers and sisters through a congregational report, email announcements, or a town hall meeting? There is an expectation for a clear timeline and a transparent feedback mechanism to ensure that the voices of the congregation are taken seriously and addressed properly.</p>	C	
A	<p>We are making every attempt to be transparent in our Communication through this building expansion project. The building expansion plan and the space needs was identified to the congregation in our Mar 30, 2025 AGM. Then the Building committee hired an Architect and has been working with him on various options to meet the space needs that were identified. We planned townhall and first engagement with all congregations on June 22 and welcomed feedback in person and on line. This FAQ document is based on the congregational feedback that was due June 30. We have compiled the questions and provided this written response. The replies will not be communicated directly back to the individuals who provided comments and questions and have posted this FAQ document on the church website. Based on feedback, the building committee has reviewed all constructive suggestions and will request revisions to our concept plan from our Architect, who will work on revisions and update cost estimates in the months of July and August. The BC will review the revised plans and recommend to the Elder Board, the approval of the final concept plan to be shared in our Sept townhall and second engagement with the congregation. We are committed to reviewing and assessing all comments and suggestions. This does not mean all suggestions and comments will be incorporated, however those that have merit, are feasible and produce benefit and value to our congregations will be pursued.</p>		

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<b>Q</b>	<b>I found the objective of the proposed project ambiguous. I do not think building additional physical infrastructure has anything to do with our community's spiritual growth. I also found the budget for this project over-ambitious. In addition, I wonder what system is being used to avoid conflicts of interest for this project. Last but not least, I found the consultation thus far utterly insufficient.</b>	<b>C</b>	
<b>A</b>	<p>Our building proposal is ambitious, but we believe will also solve problems that will hamper our ministry in the next 10 years. Building new walls doesn't equate with growing spiritually. But as Haggai 1:7 says: "Give careful thought to your ways...build the house, so that I may take pleasure in it and be honored." We want to build God's house to show our honor to God and align our priorities with God's desire to grow our church.</p> <p>To avoid conflicts of interest, we will be totally transparent in all of our plans, and use multiple bids for contractors.</p> <p>Agreed that the consultation has been insufficient thus far. We just started consulting with members and stakeholders. Additional townhall and congregational engagement is planned for September. Pastors will continue to engage with congregations over the summer months. Please feel free to approach any of the members of the building committee, Pastors and Elders with any comments or concerns about this proposed project. Your feedback matters.</p>		

<b>Q</b>	<b>This question does not make sense at all. We should firstly identify the needs and challenges, then figure out the measures to address those needs and challenges. I cannot tell you what issues the proposed church expansion could resolve because I don't even know what the problems are.</b>	<b>C</b>	
<b>A</b>	<p>We are trying to address multiple needs with this building program:</p> <ol style="list-style-type: none"> <li>1. We want to upgrade our children's ministry. It's hard to say our children's ministry is a priority when they meet in an older trailer that doesn't even have bathrooms attached.</li> <li>2. We want to address the needs of the Cantonese for Sunday school ministry space. They need more classrooms for their small groups, and at least one large classroom for when they do a joint teaching session for all adults. Having to videotape and transmit a feed from one room to another is simply a</li> </ol>		



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	<p>reflection of the fact that our facility doesn't meet the requirements of the ministry.</p> <p>3. More than 80% of the Mandarin would prefer to have Sunday school and worship on Sunday morning. There is simply no way we will ever be able to allow that unless and until we build a second sanctuary, whether that second sanctuary is a large 1500 square foot classroom or as part of a multipurpose gym.</p> <p>4. Our youth need a different space than the sanctuary. Currently, the only room that they fit in is the sanctuary, which isn't necessarily optimal. That usage blocks other things like English worship group practice.</p> <p>5. We need more foyer space. If you've ever tried moving through the crowd of Cantonese to get into the sanctuary at 11:00 am, you'll know this is true. Our foyer simply isn't big enough for over 200 people.</p> <p>6. Our current facility is not at all equipped for handicapped or elderly people. Elderly people with mobility challenges have no way of accessing rooms on the second floor, which is almost every classroom and all of our offices.</p> <p>7. We envision the possibilities that a new gym would give. Children's ministry would benefit from a place to run, jump and play, especially in Calgary's cold winter months. Youth would benefit. The gym would be a place of gathering for sports, games and outreach. Young adults would benefit. Our English young adults currently rent a gym to do outreach. Our older adults from all three congregations would benefit. We could do outreaches through sports such as badminton, pickleball, or basketball. Our Daycare would love to rent our gym for their children. Even our surrounding community in Evergreen would love a gym for community events.</p>		
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<b>Q</b>	<b>This question is misleading because it has assumed that the proposed project would help meet the needs of our congregation and community. I think the appropriate question is whether we think the proposed project would help meet people's needs. My answer is "No". I strongly suggest we put this grand project on hold and have thorough discussions with all stakeholders before proceeding.</b>	<b>C</b>	
<b>A</b>	We have identified certain needs in our presentation that we are trying to address in our building project: We have children's ministry in trailers without bathrooms; We don't have enough classroom space for Cantonese Sunday school classes; Our foyers are crowded; we don't have enough of the right spaces for youth ministry on Friday nights; 80% of the Mandarin congregation would prefer to move their worship and Sunday school to Sunday mornings but we don't have a second worship space for them; We have no gym for children's ministry, youth ministry or adult sport outreach. These are all problems that the building committee is trying to address. There are clearly		

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	times in the life of a church when the building becomes an impediment to growth rather than enhance it. We want our church to grow. That's the vision of our board, staff and church. Our leadership sees great possibilities as to how a new build can meet the needs of our congregation and surrounding community.		
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<b>Q</b>	<b>To build a room behind the stage for choir to practise, and come in and out of the stage during Sunday Service. Therefore they don't occupy the front rows. They can come out the room and join the service by sitting at the back of the seats. Please take a look at First Alliance Church. They carry this design. The room can run singing classes and playing musical instruments classes.</b>	<b>C</b>	
<b>A</b>	We can look into a choir/music room behind or beside the stage. Currently plans are for storage on both sides of the stage in the Chapel/multi-use room as there always seems to be shortage of storage room. Perhaps this room can also serve as choir/music room but it may not be large enough.		

<b>Q</b>	<b>Should address sanctuary space, classrooms.</b>	<b>E</b>	
<b>A</b>	Our concept plan provides for a second Chapel/multi-use space as well as more classrooms on both floors of the new building		

<b>Q</b>	<b>Having a chapel and main sanctuary could allow for services to run at the same time and avoid issues of running overtime etc. A gym space would also provide support for sports ministries and other activities. Just wanted to bring up how we plan to take care of the gym floors as part of a multi use space? How to keep it scratch free with moving chairs, or clean with muddy boots in the winters, gravel etc.</b>	<b>E</b>	
<b>A</b>	We appreciate your understanding of the needs and solutions we have put forth in the planning and design to solve those problems and expand our ministries. We will work with our Architect and contractor to select flooring that is durable and meets the functions that it will be used for.		

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<b>Q</b>	<b>Larger spaces for gathering, more spaces for services to occur at the same time, more bathrooms.</b>	<b>E</b>	
<b>A</b>	Our concept plan includes larger Mainstreet foyer for gathering and transition between services, and 2 extra sets of washrooms on the main and second floor		

<b>Q</b>	<b>Any reason and advantage to choose an Edmonton based architecture company instead of local? If the building company has a reasonable price and timeline? Would the current building renovate or upgrade to avoid high-cost maintenance fees in future?</b>	<b>C</b>	
<b>A</b>	<p>We invited two local architects to submit proposals. It did not work out with either one as it was either too expensive, or not a suitable fit or was no longer available. The C&amp;MA referred us to this current architect who is based in Edmonton but the principal architect recently moved to Calgary. He hired a local architect in Calgary for this project.</p> <p>We will do minor renovations to possibly provide a parent room where the old kitchen is, provide a formal cafe area and then blend the new and old building together by replacing carpet and painting. The rest of the existing building has a maintenance and upgrade plan and no further changes are needed at this time, with the exception of installing a fire suppression system to bring it up to code. If there are specific upgrades or renovations of the existing building that you think are required, you are welcome to suggest them.</p>		

<b>Q</b>	<b>Church should address over-debt, expansions fit all congregations' needs, as well as if all age-groups and backgrounds have chance to express needs and concerns</b>	<b>C</b>	
<b>A</b>	We will carry out a financial plan to fund the expansion with a sustainable plan to save cash for a building fund, raise funds through a pledge campaign, and borrow from the District and pay back over time. We are working with all 3 congregations to identify ministry needs and concerns and solutions to meet them.		

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<b>Q</b>	<b>I doubt the current expansion plan could help the needs of community.</b>	<b>C</b>	
<b>A</b>	The building expansion will allow partnerships with the local community and possibly renting of space for their events and activities, however the priority use will be for the church. Have you spoken with the president of the Shawnee Evergreen Community Association? He would think differently than you. If you mean our church community, building the right spaces can absolutely have an impact on how we interact with each other and do ministry.		

<b>Q</b>	<b>Would like to see more washrooms instead of rely on current size. Create a gym standard area instead of multi-purpose room, include a professional cafe corner to make us feel home-like</b>	<b>C</b>	
<b>A</b>	2 sets of washrooms will be provided, one on each floor of the expansion. The Chapel/multi-use room will allow the Mandarin congregation to hold their service in the morning at the same time as the English service. When not in use on Sundays, the multi-use room will be used as a gym for recreational and social activities. This multi-use room will give us greater flexibility for worship services and other uses throughout the week. A formal cafe area is in the plans.		

<b>Q</b>	<b>The new hallway between the new building and the old one needs more natural sunlight not the lamplight. The new front door can be thought of using a bright curtain wall up to the second floor till the top of the whole building. The new hallway roof can be Dome shape and think of also be used as a curtain.</b>	<b>M</b>	
<b>A</b>	Thank you for your constructive suggestions. The renderings seem not to show the lighting very well and we will ask the Architect to ensure the spaces are bright and well lit and take advantage of natural light where possible. The Construction manager did advise that any brick or glass is much more expensive than just wood and drywall. We will use windows sparingly where needed such as classrooms, foyer and entrances. We will ask the Architect about your suggestion for glass curtain wall, hallway natural lighting and dome shape and curtain for foyer.		

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<b>Q</b>	<b>Church should address financing and timing.</b>	<b>M</b>	
<b>A</b>	A financial plan will be developed using cash, pledges and mortgage. Plan will include Debt repayment over time.		

<b>Q</b>	<b>Want to see the Alliance Church symbol and the Whole new building relation.</b>	<b>M</b>	
<b>A</b>	Will consider this in the detailed design and displaying the name and logo of our church and the Alliance church symbol		

<b>Q</b>	<b>The vision of the project is good. I believe that creating more space is able to better serve our congregation and extend our reach into the community. However, it is essential that we can weigh this vision with wisdom, particularly in areas of cost and long-term efficiency. I have a few questions below: 1) Has the budgeted cost been fairly evaluated? What have they done to justify the construction costs? 2) How and why this constructor has been chosen? Have multiple bids from qualified contractors? 3) New buildings can increase utility and maintenance costs. Any energy-efficient systems and materials to lower long-term operational expenses? 4) Can provide more transparency on financial planning with clear short- and long-term cost projections?</b>	<b>C</b>	
<b>A</b>	<p>Thank you for suggestions and support of this building project</p> <p>We have reviewed our budgets based on the design a number of times, including with the Architect and Construction Manager. While some items cannot be cost estimated with certainty and many things will influence the actual cost, we feel we have captured an accurate Class D cost estimate which is +/-30%. As we move towards detailed design and site investigations with engineering consultants, we will be able to refine the cost estimates.</p> <p>Having the design complete and thorough and no changes after and no scope creep will help us keep on budget and on time.</p> <p>The building committee has not decided on a contracting method. We will likely either put out a stipulated unit price contractor where a General Contractor will bid and likely choose the lowest bidder, or use a Construction Manager who will work with the building committee and Architect to manage the construction and hire the trades and contractors.</p>		

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	<p>Our architect will be asked to provide an energy and low maintenance building to minimize increases in utilities and lifecycle maintenance costs. We may look at solar panels to reduce electricity consumption if the payback is feasible.</p> <p>Our Treasurer who is in the Building Committee will look into the finances and provide transparency on financial planning with clear short- and long-term cost projections. Typically a church expansion project is funded by cash on hand, pledges and loan from the church district.</p>		
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<b>Q</b>	<b>Church should address more indoor spaces for youth and children's ministry. Provide multipurpose spaces that can support the community and church ministry activities</b>	<b>C</b>	
<b>A</b>	The concept plan includes all of these goals and spaces		

<b>Q</b>	<p><b>Daycare &amp; nursery space: 1) Currently it feels like daycare takes up various spaces (main foyers, upstairs classrooms, outside area, nursery room, etc) in the church on the weekdays so sometimes there are traffics that affect access to the church public spaces during the weekdays (ie. lots of people going in and out at various times, little kids all around - possible safety issue). Is there a way in which the church expansion design could congregate all of the daycare space usage into one area so that they are confined and not affect the rest of the church area? What if in the future we want to have programs/meetups that run during the weekdays? ie. women's bible study groups, mom &amp; baby meet up, etc. It would be nice to be able to minimize traffic and have more privacy and more secured access for the daycare. 2) Shared nursery room - currently we are sharing this space with daycare and are required to clean up and put away all materials after each use. This will affect the effectiveness of creating a long-lasting nursery program for the church. There is also a risk of cross-contamination. If we are able to design space for all daycare to be in one area and designate the nursery strictly for church use it would help create a more appealing area for church members to access and make it easier for the children's ministry to plan and set up the nursery room in a way that can specifically serve the church members and their little ones.</b></p> <p><b>Green space: Will there be any usable green outdoor space left after the church expansion? If so, where would that be? It would be nice if we can have an open playground for the kids to play outside. We have a lot of children!</b></p>	<b>E</b>	
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	<p><b>Quiet/Nursery Room (old small kitchen):</b> Since we are now running a nursery program in the nursery room during service, there may be more traffics and noise in this room and we may not want to livestream the church service in this room as it may cause distractions while the program is running. It would be beneficial to have a designated quiet room for parents wishing to have privacy and a quiet space to care for their infants while still able to hear/livestream the service. Creating a quiet/nursery room at the back where the small kitchen is located would be beneficial for this purpose. Adding a screen for live streaming in this room would be helpful. Question to consider: if we renovate this room into a quiet/nursery room, where would daycare have their kitchen? Would they be sharing the main kitchen with the church? If so, what happens if we need to use the kitchen to prepare for things during the hours that the daycare is operating?</p> <p><b>Children's Ministry:</b> For the area where we are designating for Sunday school classrooms and children's ministry, it would be beneficial to have controlled access doors. This would prevent kids from running in and out unsupervised. We have a lot of children and it is hard to keep track of them all, especially when we have minimal volunteers. There were incidents where kids ran off unsupervised before their parents came to pick them up. It would be ideal to have a reception counter area near a controlled access door where we can monitor drop offs and pickups for children. This is where we would take attendance.</p> <p><b>Parking:</b> What happens if we have two church services simultaneously once the expansion is completed? Would we have enough parking spaces for all the members?</p>	
A	<p>We appreciate your thoughtful insights and service in the Church Nursery Program, as well as suggestions for space in consideration of the Daycare:</p> <p>Daycare &amp; nursery space: 1) We acknowledge your concern. A few years ago, our Board approved renting out our facilities to private organizations such as the Brazilian church, Russian church, art school, and the Evergreen Daycare. We were open to partnerships providing services to the community and the rental income would be used to offset the church's high operating costs such as utilities and church maintenance services such as summer lawn mowing and winter snow clearing. At that time, our church attendance was also lower, however with the growth, there seems to be a lack of classroom space and as you mentioned, it seems to have taken over the church foyer, upstairs and main floor classrooms and playground, nursery and old kitchen. It does take a lot to operate a daycare with now up to 65 babies, toddlers and children with lots of people coming and going in addition to the children, such as the daycare workers, parents who pick up and drop off their children. The Board did not expect the Daycare growth and all the demands on classroom space. It also may have caused issues with holding other church ministries such as children's ministries in the main building, use of the larger classrooms for home groups and Sunday school and other church services such as funerals,</p>	



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With the new building expansion, the Committee will look into more control of access points into various parts of the church such as the gym, classroom wing, foyer, offices, etc. and restrict access by rental groups to other parts of the church when they are operating. We may also not allow rental of the new spaces for the first year, until we have a chance to program ministries into the new spaces and optimize the use of those spaces for church purposes.

We are exploring the possibility of the Daycare moving into the relocated trailers. We would have to extend water, sewer for bathrooms, but this will allow us to confine the use of church facilities to the trailers for the daycare and there would be less disbursement of all the daycare items in the main church building

2) Shared nursery room - We will explore the possibility of a shared use of the old kitchen. During the worship service it can be used as a parent room. A one way sound if the Daycare is able to move into the trailers, the nursery in the main building may not be needed. This would free it up for use by the church for its own nursery program on Sundays. The daycare must follow Provincial regulations and food prep and sanitation of equipment and toys must be done the night before and ready for use in the morning so it must follow rigorous health and safety principles.

Green space: Unfortunately the church expansion on the north side will displace the existing trailers and green space. There is an opportunity to create a small green space on the east side of the building by removing the rocks and levelling the earth. This could serve as an outdoor play area for the children.

Quiet/Nursery Room (old small kitchen): You read our minds. The building committee has received a request for families with babies to provide a parent-baby room close to the main sanctuary. We will look at renovating the old kitchen into a shared use space with the Daycare which uses it for food preparation of snacks and lunches. The parent room would be used mainly on weekends during worship services and the daycare would only use it during weekdays, so the dual purpose should not be a conflict. We can change out the roller blinds and enlarge the opening to provide a one way sound proof glass so parents can participate in the worship service while tending to their babies. We had a similar set up in the old church on Bannister Road. Under this scenario, we would not have to livestream the worship service and just put audio in the parent-baby room. If the Daycare were to move into the trailers and be able to do food prep there with some renovations, then it would free up this parent-baby room for exclusive use by the parents and their babies.

Children's Ministry: We have discussed with the architect the need to have controlled access and a check in/out for the 2nd floor Classroom wing designated for children's ministry. This would prevent kids from running in and

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	<p>out unsupervised. Many larger churches have implemented these controlled access points to keep children safe and secure in children's ministry.</p> <p>Parking: We have 210 parking spots, enough for about 525 people. With our combined services, we will not reach that for many years. When parking capacity is reached, we will encourage carpooling, active modes of transportation and parking along the public streets adjacent to the church or into the neighborhoods. Beyond that we may need to look at parking at the Fish Creek LRT station and arrange for shuttle buses to bring people back and forth. This growth in numbers would be a good problem to have.</p>		
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<b>Q</b>	<b>More rooms and spaces to run programs that would allow for more community outreach and church engagement</b>	<b>E</b>	
<b>A</b>	Yes, we are trying to design the new building with more classrooms and larger classrooms for church programs and community outreach and church engagement.		

<b>Q</b>	<b>Please add water fountains to each level, especially near the classroom/Sunday school area. If we can have a large designated area to hang coats near the main foyer as well as designated area for kids to hang their coats near Sunday school classrooms.</b>	<b>E</b>	
<b>A</b>	<p>We will plan to add water fountains with filling stations for hot and cold water on each floor close to the classrooms and foyer. This will provide hydration for all users and reduce our church use of plastic water bottles.</p> <p>We will look into a coat hanging system for all guests who enter the church as well as designated area for kids to hang their coats near Sunday school classrooms.</p>		

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<p><b>Q</b></p>	<p><b>1. Begin by Discerning God’s Will on a Spiritual Level</b></p> <p>When preparing for the expansion, detailed practical planning is important, but the first priority is to seek God’s will clearly in the spiritual realm. This should be done through a church wide prayer initiative that continually asks, “Is this truly God’s timing and purpose?” Building a new facility is not merely enlarging space; it is a concrete response to the vision God has given.</p> <p><b>2. Identify the Gap between Vision and Current Reality</b></p> <p>SGA’s ten year vision calls for “doubling in growth,” with ministry needs cited as the main reason for expansion. Yet the church is currently “short on software”: commitment to service is limited, and ministry work rests on a small core, far from “every member serving.” Before breaking ground, the church must present clear strategies for discipling members and mobilizing volunteers so the ten year growth goal can be genuinely supported. If the project is motivated only by “overcrowding” without a parallel growth in spiritual life and faith, alternative solutions should be seriously considered.</p> <p><b>3. Advance in Phases, with Practicality First</b></p> <ul style="list-style-type: none"> <li>• <b>Phased construction:</b> Complete the primary worship space first, then add supporting facilities step by step.</li> <li>• <b>Regular reporting:</b> Provide written updates or convene members’ meetings to report progress and finances, fostering trust and unity.</li> </ul> <p><b>4. Maintain Ongoing Reflection and Adjustment</b></p> <p>Throughout the process, repeatedly ask, “Does this glorify God? Is this still in line with His will?” Guard against pursuing size or human achievement for its own sake; remember that expansion is ultimately for advancing God’s kingdom, making disciples, and serving the community.</p>	<p><b>C</b></p>	
<p><b>A</b></p>	<p>Thank you very much for reminding us of who and why we are doing this expansion, and to discern His will for His church and kingdom expansion.</p> <p>1. Begin by Discerning God’s Will on a Spiritual Level - We totally agree with you, that the first priority is to seek God’s will and timing for this church expansion. We like your suggestion of a church wide prayer initiative to discern God's vision, timing and purpose. Our staff and board believe a building expansion is totally in line with God's purposes for our church, and also that this is the time when we need to lean into this project. We have just begun with schematic drawings of an option to present to the congregation on June 22. Now is the time to collectively pray, ask questions and discuss our plans.</p>		

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	<p>We will discuss this further with the BOE as the Building committee takes its direction from the church leadership.</p> <p>2. Identify the Gap between Vision and Current Reality - As mentioned in the presentations, our Pastors have said with the growth since the pandemic beyond pre pandemic levels, the church needs to expand to meet current needs even if we don't grow. In 2024, our average attendance grew in each of our 3 congregations by 16-19%. Our children's ministry has grown considerably, as has our youth ministry. That has created pressure for using the space we have, particularly on Sunday mornings and Friday nights. If we plan to grow, we must address our space shortage.</p> <p>We agree we are short on people serving in many areas such as childrens and youth ministry. We would like to increase the breadth as well as the depth of our congregation serving. We will discuss ministry planning with our Pastors to ensure the purposes of the church in the areas of discipleship and ministry. We need individual and church community revival in our hearts.</p> <p>3. Advance in Phases, with Practicality First - We will identify the phasing or sequencing of construction so that the priority areas will be built first as much as possible. Regular reporting will be provided to the congregation by our to-be-named church project manager who will work with the building committee. Regular updates on progress and finances, will foster trust and unity.</p> <p>4. Maintain Ongoing Reflection and Adjustment" - We will ask all involved to remain humble throughout this expansion project and ensure that God is at the centre of our project. We will check that His will be done and that the expansion is ultimately for advancing God's kingdom, making disciples, and serving the community.</p>		
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<b>Q</b>	<p><b>Financial Feasibility and Funding Plan</b></p> <p><b>The church expansion involves a large financial commitment, so it is essential to develop a clear and sustainable financial plan to ensure its viability. Before the project begins, the church must establish a detailed financial budget that covers both the construction and repayment periods, including funding sources, offering plans, cash flow projections, and ongoing post-construction expenses such as maintenance and utilities.</b></p> <p><b>According to the church's financial statement as of December 31, 2024, current assets total only about \$0.4M, annual income is \$1.3M, and net income is around \$0.2M. Based on this financial position, how can we be confident in affording an upfront payment of \$2M (approximately one-third of the estimated \$5M project)?</b></p>	<b>C</b>	
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	<p><b>Moreover, the \$5M estimate does not yet include borrowing interest, bank fees, and other incidental costs. The church should confirm it has enough available cash for the initial down payment before proceeding with the expansion.</b></p>		
A	<p>Financial Feasibility and Funding Plan- Agreed, this is a large financial commitment, and we plan to develop a clear and sustainable financial plan to ensure its viability. Before the next town hall/engagement in Sept 2025, the church will come up with a detailed financial budget that covers both the construction and repayment periods, including funding sources, offering plans, cash flow projections, and ongoing post-construction expenses such as maintenance and utilities.</p> <p>The last mortgage of \$4M for the move to this existing property took 10 yrs to pay off the mortgage. We started with \$2M cash through the sale of our old church on Bannister Road, with a total \$6M property acquisition. We are currently starting with a weaker cash position compared to last time. We will need to educate our congregation on faithful giving in accordance with Biblical principles. My guess is if everyone faithfully gave, we would not have a problem paying for this project.</p>		

Q	<p><b>Assessing the Actual Needs and Priorities of the Project</b></p> <p><b>It is recommended that a detailed budget be provided for each component of the construction so that the congregation can fully understand and evaluate whether each part is truly necessary. Given limited resources, certain facilities—such as the “Main Street” foyer corridor connecting the old and new sanctuaries, and the outdoor green space designated for children and youth—may be valuable, but should be carefully assessed to determine whether they are priority items at this time.</b></p> <p><b>More importantly, we must earnestly seek God’s will. This should be a thoughtful process involving church-wide prayer and spiritual discernment, rather than a rushed timeline with a brief project presentation, a short period for feedback, and then a vote just a few months later.</b></p>	C	
A	<p>Assessing the Actual Needs and Priorities of the Project - That is what the BC is for. Having the congregation be involved in detailed design and costs will not be efficient or cost effective. That is the responsibility of the BC. We have been working with the Architect who came up with concepts to meet our space and ministry needs. We can ask him to break down the costs into building components. Main street foyer is not as expensive per sq foot as classrooms. We have seen diverse opinions with some people liking the main street and others favoring more and larger classrooms or more outdoor green space. The</p>		

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	<p>BC will prioritize the importance of each and weigh the value of each component to determine priorities and produce an overall effective and efficient building.</p> <p>We endeavor to earnestly seek God's will and will discuss how we can best involve church-wide prayer and spiritual discernment. We will discuss slowing down the process and timelines to allow more prayer, discernment, and congregational engagement and not rush things.</p>		
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<b>Q</b>	<p><b>Transparency, Fairness, and Unity as Key Principles</b></p> <p><b>The expansion plan must be guided by transparency, fairness, and unity. Church members should be given adequate time to understand all aspects of the plan, including detailed cost breakdowns, project timelines, financial forecasts, and repayment strategies, so that they can make informed decisions during the general meeting vote. Additionally, the church should explain the process for selecting contractors—whether public bidding will be involved—to ensure professionalism and public trust.</b></p>	<b>C</b>	
<b>A</b>	<p>Transparency, Fairness, and Unity as Key Principles - The expansion plan will be transparent and we will pursue unity. Church members will be given adequate time to understand all aspects of the plan, including cost breakdowns, project timelines, financial forecasts, and repayment strategies, so that they can make informed decisions during the general meeting vote. The BC has not selected a contracting method, but it will likely be public bidding either by general contractor or Construction Manager models to ensure the best value and public trust.</p>		

<b>Q</b>	<p><b>We would like to see more numbers to compare the current situation with the projected number.</b></p> <p><b>1. Current number of people in church, in different groups and categories. Number of people attending worships, number of cell groups and their number of people using / occupying rooms and area, number of children in ministry.</b></p> <p><b>2. Current capacity of each area. How full are we current at?</b></p> <p><b>3. Predicted number of people, with consideration that people will get old in 10 years - they will move to the next age group (teen becomes youth at work, kids become teens).</b></p>	<b>C</b>	
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	<b>4. Current area and capacity of each area/room.</b>  <b>5. Future area and capacity of each area/room.</b>		
A	<p>Our 10 year vision is to double our reach in 10 years. The baseline on measurement started from the 2023 average attendance in each congregation, including our youth and children's ministry. In 2023, our average Sunday morning attendance was 142 in Cantonese, 99 in English and 70 in Mandarin. Our youth Friday night attendance was 39 and our youth average Sunday school attendance in 2023 was 13. When we double those numbers to try and project growth, we come to the following numbers: Cantonese - 280; English - 198; Mandarin - 140. Youth - Friday night - 78. Youth Sunday school - 26. Children's ministry - 80-90.</p> <p>We currently have four children's ministry classrooms, and our average total children's ministry attendance in 2023 was 46 (although some of those children came to 2 different sessions). At 11:10, the two smaller trailer rooms are packed.</p> <p>We currently have 8 rooms available for Cantonese Sunday school at 11:10. All those rooms are densely packed. I've seen 40-50 adults in Room 211 - insanely tight. More Cantonese groups have asked for classrooms, but there is no space for more groups in our current facility.</p> <p>Our youth ministry already had to adapt because of growing numbers. There weren't enough classrooms available on a Friday night for both junior and senior youth, so Matt had to shift to meeting with small groups every other week. The sanctuary is the only room that fits all the youth for a worship night on a Friday night.</p> <p>We have a list of the square footage of each room, but the "capacity" of each room is a little harder to say, depending on whether the group is youth, adult, seniors with mobility issues, etc. The biggest pinch point happens on Friday nights and on Sunday mornings at 11:10 am.</p>		

<b>Q</b>	<b>Church should address keeping people, especially young and kids.</b>	<b>C</b>	
A	<p>Agreed, children and youth are the future of the church. Developing them into devoted followers of Jesus is one of our primary goals. That is exactly one of the principal drivers of our church expansion. To provide space such as classrooms so they can be disciplined and learn to serve Jesus, the church and community.</p>		



## Building Project Q&A June 2025

Q	<b>We would like to see a detailed agenda and arrangement, in phases for example. For example, when and where the trailer move. If the trailer is moved over to the car park, will there be a special arrangement to make it safe for the kids to get back and forth to the main building? How will the arrangement and usage for all congregations together with the new building? Will the office move? More staff?</b>	C	
A	Our building committee is currently working with our Architect on the Concept plan stage. Once that is approved by the BOE in Sept 2025, and approved by the congregation in Oct, then we will develop detailed plans, timelines and schedules which will include all aspects of the build and transition such as trailer relocation and transition of the children's ministry into the relocated trailers. Safety is the priority for all our children. Use of the expanded space in the new building will be planned and scheduled by our pastors and ministry leaders as well as changes to Mandarin service. We are not planning any office/staff moves at this time nor hiring of any new staff.		

Q	<b>How many spots are there in the current car park? What's the expected number of cars from each congregation? What's the future number of cars? If two congregations share the same worship time, how many cars will there be? What's the plan if car park is full?</b>	C	
A	We currently have 210 parking spots. According to City of Calgary building codes, that should be sufficient for 210 x 2.5 people or 525 people. We have a pretty easy way of expanding our parking lot by another 5-7 spots. But if we grow beyond 550 total attendance, we would have to encourage street parking, encourage families to drive together instead of separately, or even consider a shuttle from the nearest LRT parking lot.		

Q	<b>What is the urgency for the expansion project to begin next year? The church's current cash flow is insufficient to support it. Not all aspects of the expansion project reflect the true needs of the church, and there has also been inadequate consultation with the congregation!</b>	C	
A	Even without growth, our church is in need of more space, especially classrooms for all segments of the church ministry. We will review our finances and come up with realistic plan using cash donations, pledges and mortgage borrowing and a plan for debt repayment.		

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Q	<p><b>How does the church plan to double its congregation? What evangelism strategies are in place?</b></p> <p><b>With an increase in attendance, the need for pastoral care will also grow. How will the church respond to this need?</b></p> <p><b>What are the church's plans for developing youth ministry? Currently, the youth lack pastoral care and have low cohesion</b></p>	C	
A	<p>To double our reach in 10 years is a noble goal! But vision and goals need strategic focus. The Cantonese and Mandarin have both held Alpha courses in the last year, and the English is considering how best to do Alpha as well. The English young adults are currently using sport outreach as an evangelistic strategy, where participants are encouraged to bring their unbelieving friends. In the last year, over 20 unbelievers have participated in these gym and sport nights. Wouldn't it be great if we had a gym here at SGA? Our English older adults would love to start pickleball clubs as a method of building relationships. Also, there is a new community being built close to our church. We have not yet engaged this new community well. Our digital sign may help us to do some surface engagement of our surrounding community. In the past year, we have also seen two families come to our English worship out of our Daycare partnership.</p> <p>If our church increases in attendance, the need for pastoral care will grow. The church has already responded to this need by hiring staff in the last year. Our church has plenty of staff for our size of church. Beyond pastoral care, we also need to encourage all of our believers to do pastoral care through fellowship groups and small groups.</p> <p>Youth ministry has grown so much in the past year that Pastor Matt was forced to move to an alternate senior high small groups, junior high small groups, and then an all youth night rotational system. Pastor Matt brought on much needed youth leaders in the past year, and we have observed 5 youth baptisms and 1 young adult baptism in 2025. I believe a new large classroom for youth worship, and building a couple of other classrooms, will strengthen the youth ministry that is already going on.</p>		

Q	<p><b>I was in the Cantonese meeting regarding the building project proposal and budget updates on June 22. Did the budget include the following:</b></p> <p><b>1. New fire sprinkler system for both buildings, the new and old. This would also entail hose connections or cabinets, water service upgrade and associated new back-flow prevention devices, fire department (Siamese) connections, fire hydrant location.</b></p>	C	
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	<p><b>2. Relocation of any underground services (plumbing, gas, electrical and telecommunication) that would be in conflict with the new building.</b></p> <p><b>3. Cost to ensure slope stability such as retaining walls.</b></p> <p><b>4. Provision of proper storm retention system if required.</b></p>		
A	<p>Thank you for attending the Cantonese meeting and sharing your feedback here. The Class D high level estimate includes the following:</p> <p>1. New fire sprinkler system for both buildings, the new and old. The existing building is required to be brought up to current building code since it will be attached to the new building. The fire suppression system upgrade for the existing building was estimated at \$155K. That would not include the cost of adding a 6" pipe from the fire hydrant to the main building. We have not gotten into detailed designs with professional engineers at this time to specify all the requirements, but it must follow building code and receive City building permit approval.</p> <p>2. Yes, we have budgeted for relocation of existing utilities such as plumbing, gas, electrical and telecommunication at a high level. Telus will also relocate their underground cell tower cables.</p> <p>3. The Architect will retain geotechnical engineers to assess and design the cost of any foundation and slope stabilization/retaining walls for our new building expansion and trailer relocation.</p> <p>4. A storm water pond may also need adjustments for the new building expansion and we have included a rough ballpark estimate in the current total overall estimate. This will be confirmed at a detailed design stage.</p>		

Q	<p><b>- It is unclear exactly what issues the new build is trying to address.</b></p> <p><b>o Are we trying to solve the problem for the “joint” Cantonese Sunday school? Is the idea of a whole church Sunday school sustainable?</b></p> <p><b>o If there is intention for growth, will there be intention for added staffing or will we be requiring more members to serve or do we expect the staff to take on more load? Do we have the human resources for the building expansion?</b></p>	C	
A	<p>It is unclear exactly what issues the new build is trying to address.</p> <p>- We are trying to address multiple needs with this building program:</p>		

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1. We want to upgrade our children's ministry. It's hard to say our children's ministry is a priority when they meet in an older trailer that doesn't even have bathrooms attached.
2. We want to address the needs of the Cantonese for Sunday school ministry space. They need more classrooms for their small groups, and at least one large classroom for when they do a joint teaching session for all adults. Having to videotape and transmit a feed from one room to another is simply a reflection of the fact that our facility doesn't meet the requirements of the ministry.
3. More than 80% of the Mandarin would prefer to have Sunday school and worship on Sunday morning. There is simply no way we will ever be able to allow that unless and until we build a second sanctuary, whether that second sanctuary is a large 1500 square foot classroom or as part of a multipurpose gym.
4. Our youth need a different space than the sanctuary. Currently, the only room that they fit in is the sanctuary, which isn't necessarily optimal. That usage blocks other things like English worship group practice.
5. We need more foyer space. If you've ever tried moving through the crowd of Cantonese to get into the sanctuary at 11:00 am, you'll know this is true. Our foyer simply isn't big enough for over 200 people.
6. Our current facility is not at all equipped for handicapped or elderly people. Elderly people with mobility challenges have no way of accessing rooms on the second floor, which is almost every classroom and all of our offices.
7. We envision the possibilities that a new gym would give. Children's ministry would benefit from a place to run, jump and play, especially in Calgary's cold winter months. Youth would benefit. The gym would be a place of gathering for sports, games and outreach. Young adults would benefit. Our English young adults currently rent a gym to do outreach. Our older adults from all three congregations would benefit. We could do outreaches through sports such as badminton, pickleball, or basketball. Our Daycare would love to rent our gym for their children. Even our surrounding community in Evergreen would love a gym for community events.
  - o Are we trying to solve the problem for the "joint" Cantonese Sunday school? Is the idea of a whole church Sunday school sustainable?

It's hard for the building committee to know what ministries are sustainable. But twice a month, it doesn't feel like the video camera live feed from Room 209 to Room 101 is very sustainable. It would be much more sustainable with a large classroom that fits.

  - o If there is intention for growth, will there be intention for added staffing or will we be requiring more members to serve or do we expect the staff to take on more load? Do we have the human resources for the building expansion?

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	We currently have enough staff for the foreseeable future. Yes, as our congregations grow, staff may have to take on more of a load. But we will also have to disciple, equip and release more volunteers as well.		
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<b>Q</b>	<p><b>Here is the challenges and the area that church should address:</b></p> <ul style="list-style-type: none"> <li>• <b>Easily accessible bathrooms for children's ministry.</b></li> <li>• <b>A better check-in/check-out area for parents. Reduce adult traffic in children areas.</b></li> <li>• <b>Children safety</b></li> <li>• <b>Larger children's ministry rooms to allow for more active lessons</b></li> <li>• <b>Not enough members serving (or do we have too many ministries?)</b></li> <li>• <b>A disconnect with different congregations, youth &amp; children. Are we 1 church body with 3 congregations? Or 3 congregations inside 1 church building?</b></li> <li>• <b>Special Needs Ministry</b></li> <li>• <b>Nursery, Toddlers and New parents ministry</b></li> <li>• <b>Possible joint services?</b></li> </ul>	<b>C</b>	
<b>A</b>	<p>Yes, the new build would provide for Easily accessible bathrooms for the children's ministry.</p> <p>Yes the proposed build would offer a much better check-in/check-out area for parents. The current cramped space at the door to the trailers is ridiculous.</p> <p>Yes, the proposed build would yield better Children's safety because there wouldn't be a risk of slipping on the ramp up to the current children's trailers in winter.</p> <p>Yes, the proposed build would offer a gym space that would be a larger room for children's ministry games. The proposed classrooms would be similar in size to the current trailers.</p> <p>No, the new build would not address whether we have enough members serving. That is a volunteer problem, not a building or facility problem.</p> <p>We are 1 church, with 3 congregations, who share one common space. I'm not sure what philosophical or practical implications you are concerned about.</p>		

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	<p>Our current build does address handicapped special needs ministry. We would give wheelchair access to our whole building. If you're thinking about a special room dedicated to special needs children, we haven't captured that.</p> <p>Our current proposal does specify the possibility of a parent room next to our current sanctuary.</p> <p>The idea of possible joint services is not in the wheelhouse of the building committee. That would have to be a staff proposal, and is not something our building committee is trying to respond to. But bringing the Mandarin children into Sunday school classes in the morning would lead to greater unity between our multicultural congregations.</p>		
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Q	<p><b>The church expansion will help meet the needs of our congregation and community:</b></p> <ul style="list-style-type: none"> <li>• <b>A second sanctuary will create a new schedule for the adult services. This has many benefits</b></li> <li>o <b>More opportunities to do things as “one church”</b></li> <li>o <b>Children’s ministry wouldn’t need as much human resources as it does now as there will be less classes needed to run church program. Currently, we have many classes that are non-compliant due to helper issues. We in fact, should be turning parents and children away but haven’t.</b></li> <li>o <b>It would help children transitioning to youth ministry and give them more opportunities to interact with more peers</b></li> <li>• <b>Not sure, what does our “community” need?</b></li> <li>• <b>New expansions will provide new opportunities which provide more opportunities for our church members to serve. (but are our members ready to commit?)</b></li> </ul>	C	
A	<p>Thanks for your wonderful insightful feedback. Some of your feedback here, answer some of your previous questions.</p> <ul style="list-style-type: none"> <li>• A second sanctuary/multi-use room will provide a large flexible space for large group play, church camp, and activities. Also allows Mandarin service to move to the morning and more interaction with all brothers and sisters in our church. This will allow more opportunities to do things as “one church” as we will meet in closer times on Sunday. We could have joint services for special occasions such as Missions week.</li> <li>o Although learning for children is best in smaller classes, having them in large groups for activities can be supported with the larger classrooms and those times may place less demands on teachers and helpers due to less classes.</li> <li>- If we do not have sufficient teachers and helpers, perhaps a wait list should be created until we have enough to start another class. This may motivate more parents and others to serve in this important ministry.</li> <li>o Yes having our children's ministry in the same building would help children transitioning to youth ministry and give them more opportunities to interact with more peers. Multi-generational learning and teaching the youth to look after the children would be fantastic. Children youth leaders like at recreational camps.</li> </ul>		



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	<ul style="list-style-type: none"> <li>We may be engaging with our community neighbor SECA to find out if there are any needs that our church could partner with them on. We can view this as our local mission field and bring our neighbors into our facility and help them learn about Jesus, our belief and faith with the view to bring them into a saving faith with Jesus</li> <li>- We need to pray and prepare our whole congregation to count the cost and what it means for them personally with this building expansion. We need to share the vision and ask them to also seek personal revival and see where God wants them to serve and help our church advance the gospel of Christ through our church. We will need to remind them of what becoming devoted followers of Christ means and with new expansion, there may be new opportunities for ministry and service that we have not even thought about. Only the Lord knows!</li> </ul>		
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<b>Q</b>	<p><b>I would like to see the followings changes/additions:</b></p> <ul style="list-style-type: none"> <li><b>Classrooms are too small- Classrooms are too small for children's ministry. It would be nice to have more rooms for children's ministry but what we really need are bigger rooms. More rooms also means more teachers, something we don't have but hope to have. Children's programs are not just sit around table programs. This might have been in the past but certainly isn't and hasn't been for a long time. Unless the church wants to go back in the direction, the rooms are just too small for the kid's ministry.</b></li> <li><b>The long foyer is beautiful, stunning, but then what do we do with the existing foyer? Do they have the same "function?"</b></li> <li><b>There is no storage for children's ministry area.</b></li> <li><b>If we are "doubling" do we have enough office space or will we be using a WFH model?</b></li> </ul>	<b>C</b>	
<b>A</b>	<ul style="list-style-type: none"> <li>The committee has reviewed the classroom sizes in the June 12 version of the Concept plan. Based on early feedback, they will be made larger for Children's ministry as children need space to move. We are planning for more and larger rooms.</li> <li>Since our footprint can only be so large, as it increases our costs, we may need to rethink the Main street foyer which was designed to provide open and natural lit space that can be used for many functions including weekly fellowship before and after services during the transition time and special events such as weddings or other celebration banquets and luncheons, speakers, etc. And we do want to build a beautiful church to glorify God and draw people to our church. Nothing wrong with that. Efficiency and maximizing</li> </ul>		

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<p>space can only go so far whereas architectural beauty can enhance the experience of worshipping God and gathering together of its people.</p> <p>- The existing foyer is still needed for the main sanctuary as it is currently too small for the transition of services and very crowded especially in winter when people should maintain social distance. We will do a blending of the existing foyer to the new one. It will essentially serve the same function to gather and disperse people as they come and go from the sanctuary and interact with others and enjoy fellowship time. We will be adding a formal cafe area where we encourage people to stay and connect longer or have refreshments.</p> <ul style="list-style-type: none"><li>• The current ratio of staff to congregants is probably a little high right now, but should be just right as we grow. We have two pastors and one admin person that are .75 FTE. These could grow into 1.0 FTE. The building committee only envisages building one office to replace the office that we lose in joining the new building with the old.</li></ul> <p>We need to look at office space and how relevant it currently is with one staff one office. Many organizations have gone to a hybrid working model for staff. Perhaps hotel stations with computers, desk and portable locker or use of classrooms for quiet heads down work is more efficient. All resources such as books and videos should be centralized for all staff and perhaps the congregation can check in/out as required. I think many pastors already WFM under a hybrid model already. Need to look for efficiencies here as well.</p>	
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<b>Q</b>	<b>Over a period of 2.5 to 3 years, what is the estimated additional amount that each registered member would need to contribute on average to cover two-thirds of the construction cost (approximately \$3.46 million)?</b>	<b>C</b>	
<b>A</b>	It is our hope that all members and stakeholders support the church financially through tithes and offerings. We need to teach or remind people about biblical principles of giving generously to the work of the Lord and those that work for the Lord in the church. There are construction and ongoing operating and maintenance costs and we need to keep the lights and heat on just like any home. The average giving of each giving unit (226 givers) in 2024 is about \$4850. We will delve into our current financial picture and health and sustainability of our donations. We won't start the construction until we have 1/3 of the building costs in cash and 1/3 in pledges. The remaining 1/3 will be a loan from the District at a mortgage rate of Prime + .5 %. We don't have to pay our mortgage off in 2 or 3 years; it will probably be an amortization of 10-15 years. The Bible asks us to give generously in accordance with what we have been given and being a cheerful giver rather than feeling obligated. We currently have no mortgage on our \$6 million building. Our 4 year average of income over expenses is \$205,000 per year. That average would pay off the 1/3 amount of mortgage that the District loans us in less than 10 years. So we are going to need some major donations at the very start (before we build), and then some consistent pledges of giving for the next few years.		

<b>Q</b>	<b>The current proposed new building project is a good and worthy project for the future of SGA. Thank the building committee for showing us the design visualization on June 22 2025. The design is very impressive and beautiful. My concern is that the \$6M building project is not a small cost project for our approx. 450 people church. The debt load is heavy. I wonder if we can split the building project into two phases instead of having a complete building all in one go. Either build the second sanctuary with class rooms first and then a gym later, or in a reverse order. That will bring the \$6M project down to a probably \$4M manageable project first. That will be convincing and acceptable to the congregation as it will give us breathing time. Many churches like the Westside Chinese Alliance Church had their building project split into several coherent phases in the past.</b>	<b>E</b>	
<b>A</b>	Thank you for your comment. We will look into getting another quote to see what the total costs in doing 2 phases instead of 1.		