1 tem# 11 \$13

City of Carson City Agenda Report

Agenda Date Requested: November 6, 2008 Date Submitted: October 28, 2008 Time Requested: 15 minutes To: **Board of Supervisors** From: Marv Teixeira, Mayor Subject Title: Discussion and action regarding a request from the First Presbyterian Church for reimbursement for expenses (\$86,633.88) incurred in the redesign and relocation of a new church sanctuary. Staff Summary: The First Presbyterian Church felt that there was an agreement that certain redesign and relocation expenses incurred with church's rehabilitation and construction would be reimbursed to the church for presentation of the old sanctuary. **Type of Action Requested:** () Resolution () Ordinance (X) Formal Action/Motion () Other (Specify) Does This Action Require A Business Impact Statement: () Yes (X) No **Recommended Board Action:** Action depends upon presentation and discussion. **Explanation for Recommended Board Action:** See Staff Summary. Applicable Statute, Code, Policy, Rule or Regulation: N/A Fiscal Impact: If approved, \$86,633.88 Explanation of Impact: N/A Funding Source: Redevelopment Alternatives: 1) Refer matter back to staff for further evaluation 2) Deny claim and reimbursement

Supporting Material: 1) Letter from Jim Robertson requesting reimbursement

Prepared By: Lawrence A. Werner, P.E., P.L	.S., City Mana	ager	
Reviewed By: (City Manager)		Date:	10/28/08
Molania Brukasta		Date:	80-85-0
(District Attorney) (Finance Director)	···-	Date:/	0-28-08
Board Action Taken:			
Motion:	1)		_ Aye/Nay _ —
(Vote Recorded By)			



The First Presbyterian Church

Goodwin Memorial Building 306 West Musser Street Carson City, NV 89703

(775) 882-1032

The Rev. Bruce Kochsmeier, Pastor E-mail: kmeierfpc@sbcglobal.net

Fax: (775) 882-8095

The Rev. Alan Dorway, Associate Pastor E-mail: alanfpc@sbcglobal.net

October 10, 2008 Invoice 101008-1

Carson City 201 N. Carson St. Carson City, NV 89701

When the demolition permit for the sanctuary of the First Presbyterian Church was denied in 2006 we were told that Carson City would reimburse the church for any expenses incurred as a result of redesigning and relocating the new sanctuary to the west on our property at the corner of King and Division Streets. There were numerous promises from the city officials, Redevelopment office and city staff to cover the additional expenses incurred for moving the new sanctuary and avoiding demolition of the old sanctuary. In a letter to you from the undersigned dated 12-5-06, four different expenses were described that would be incurred by changing the location. Listed below are the actual amounts (including any credits received) plus additional necessary amounts that have been paid to our general contractor Shaheen Beauchamp Builders that should be reimbursed to the Presbyterian Church.

New sidewalks, curb and gutter on King and Division Streets	\$35,279.00
Fill in the arched opening of the Historic Bldg.	
after removing the 1949 addition	\$ 6,992.00
Reinforce the west wall of the Historic bldg. with the new Sanctuary wall	\$ 1,200.00
Landscaping around relocated Sanctuary	\$29,135.52
Re-roof a portion of the Historic Bldg. to prevent leakage into new sanc.	\$10,800.00
Liability insurance for old Sanctuary (2008 premium)	\$ 3,227.96
Total	\$86,634.48

We sincerely hope that the above expenses will be paid as verbally agreed as soon as possible.

Sincerely,

First Presbyterian Church of Carson City

Jim Robertson, Elder

JAMES Y. ROBERTSON

5 GLENBROOK CIRCLE CARSON CITY, NEVADA 89703

Email youngmoel@aol.com

Phone 775-882-1529 Fax 775-882-7423 December 5, 2006

Supervisor Robin Williamson 201 N. Carson St. Suite #2 Carson City, NV. 89701

Dear Robin,

To confirm our conversation of last month, I have listed below the extra construction expenses as a result of not being able to demolish the old Sanctuary of the First Presbyterian Church of Carson City. At the time that our demolition permit application was denied, there were many generous offers from the City and other interested people to help defer some of the additional costs of building a new Sanctuary on the corner of King and Division Sts. As you know we have moved ahead to build that new Sanctuary and have let the construction out to Shaheen & Beauchamp. The following is a list of additional expenses that we have currently been faced with.

1. New sidewalks, curb & gutter from our new main entrance on Division St. and around and down King St. to Nevada St. Please see attached drawing and price quotation of \$39,324.

2. We are going to demolish the 1949 addition to the old sanctuary to make room for our new building. The cost to install a temporary barrier in the 1865 Church Is \$6,992. The additional engineering requirements for the new west wall of the Sanctuary amount to \$1200. This will help preserve the old Sanctuary. Please see attached quote from Saheen & Beauchamp.

3. Landscaping has to be completely changed and modified due to the change of location of the new Sanctuary. Please see the attached plan and our first bid of \$38,818.

4. The liability insurance for the old Sanctuary is an annual expense. While the building is never occupied, there is still the concern of people outside the building being injured especially during an earthquake. Is it possible for the City to add this building to their list of buildings to be covered for liability only? This expense was discussed during our first meeting with the City and we came away with the assurance that the City would take care of this annual expense. Our latest quotation for liability coverage is \$4,425. Please see attached quote.

When we were convinced that the City would not issue a demolition permit on the old Sanctuary, we decided to cooperate and move the location. We did this because the City and other interested people promised to help with the additional costs involved in the move. We sincerely hope this will be the case and thank you for your cooperation and assistance.

Sincerely,

Jim Robertson, Elder & Member Building Committee