

Chapel Hill Friends Meeting

Buildings & Grounds (B&G) Annual Report for the 2022-2023 Fiscal Year

The Building and Grounds Committee (B&G) oversees the condition and maintenance of the meetinghouse and the grounds. Most of this work is done by committee members. When there is need for professional work or larger projects B&G assesses the situation and makes recommendations to Meeting for Business. B&G oversees and works closely with the resident. With the help of the resident B&G oversees the use of the meetinghouse and the schoolhouse.

Resident

John Hite, as the meeting house resident, continued providing care and security for the meeting house, the meeting grounds and the Chapel Hill Friends Early School (CHES) as the pandemic continued. He supported the work of the Building and Grounds, the Library committee, First Day School Upper Pod and since the pandemic worked closely with and supported the Zoom ad hoc committee to enable hybrid Meeting for Worship. He liaises closely with aMinistry and Worship and the Hospitality committees. John served as our daily liaison with CHES assisting with a few school building issues which occurred outside of school hours. John once again organized and managed parking for UNC home football games which brings in monetary resources to our beloved community.

Committee Membership

- 2023-2024 Committee membership: Currently the committee members are: Kurt Hein, Wendy Michener, Tom Ludlow, Caroline Carmen (representing CHES/CFS) , Naveed Moeed (addition beginning 2023-2024) and co-clerks: John Hite and Peter Malone (with Naveed stepping into the role for 2023-2024)
- We, as a whole, are very appreciative of the various strengths, skills and background that each member brings to the committee.
- As of the end of the 2022-2023 fiscal year, Bill Cleaver and Monteze Snyder left the committee. We minuted with great gratitude the services of both these members.

Accomplished Tasks

- Please note that for the following indications of volunteer hours given are not sub-divided into time given by the resident, other members of Building and Grounds or other members/attenders of the Meeting. The majority of our work is done by the resident but on other projects (e.g. HVAC) significant volunteer time contribution is provided by members of Building and Grounds. In other areas the community comes together with many members and attenders of the Meeting volunteering hours on our Work Mornings.
- The porch refurbishment was started in late Autumn of 2022 and completed by early Spring of 2023. This consisted of roughly 100 person hours of work of which about 85% was contracted work and about 15% was volunteered by CHFM members and attenders.

- Remove bowed Paulownia (and two adjacent dead small trees) and pruning larger Paulownia drooping onto meetinghouse roof. For this work we contracted with Treeist for the removal itself. Preparation work was done by Building and Grounds. The committee has determined that there is substantial work that needs to be done and maintained in the surrounding landscape to insure that the flora in our grounds is healthy, not being choked out by vines or pushed out by too much bamboo. This will be work that is ongoing. In 2022-2023 the work consisted of roughly 200 person-hours of work of which 10% was contracted and 90% was volunteered by CHFM members and /attenders
- Work Mornings (December 11th, 2022 & May 20th, 2023). The committee is very appreciative of those who come out for working together in community. In 2022-2023 the work consisted of roughly 80 person-hours of work 100% of which was volunteered by CHFM members and / attenders.
- Automated External Defibrillator (AED replacement): The previous AED needed new batteries, but due to discontinuation of the model and supply chain issues, we had to get a different model. It is by the elevator.
- Various numerous tasks completed: Door fixed, CO/Smoke Detectors tested and batteries replaced where appropriate, These tasks are usually completed by the resident on a set schedule.
- A major project for the committee has been to start upgrading our HVAC system for better airflow in the Meeting House in an era where we are more conscious of the health benefits inherent in better air-circulation and filtration. The impetus for this work has come in consultation with Ministry and Worship and we thank this committee for their spirit-led testing of the most appropriate methods for us to bring ourselves together in beloved community. The decision to embark on this project was taken by the meeting as a whole and agreed by the Meeting for Worship with Attention to Business. There are several phases of the work which include design, consultation, planning, implementation and testing. As with other projects of this size some of these phases can run in parallel. The project is currently underway and summary progress reports are sent to Ministry and Worship. The work has so far been 100% volunteer-led and has consumed over 200 person-hours of labor.

Future Tasks (2023/2024)

- Establishing a schedule of radon testing at appropriate times of the year
- Completing the HVAC project and evaluating future use of window-fans
- Ongoing maintenance and upkeep of the grounds and buildings
- Consideration of new major projects in the Meeting House itself
- Working with Carolina Friends School on the upkeep of the Early School building, especially as we approach the renewal of their lease

Loving submitted by B & G members: John Hite, Peter Malone, Caroline Carmen, Naveed Moeed, Kurt Hein, Wendy Michener & Tom Ludlow