



Questions And Answers About The St. Francis Borgia Education & Activity Center

Thank you! Due to your generosity, we've reached—and exceeded—our fundraising goal to build a new Education and Activity Center (E&AC) at St. Francis Borgia North campus. The following is a brief update and fact sheet on our next steps toward putting a “shovel in the ground.”

The E&AC Leadership Team:

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1. When are we breaking ground?

We won't be breaking ground until we have the necessary soil sample tests completed from the State of Wisconsin. We also need final approvals from the Archdiocese as well as putting final bid contracts in place. It is our hope that these will be completed in spring so we can proceed with construction sometime in early summer. Completion is expected within 9–12 months of groundbreaking. We expect the facility to be ready for start of the 2015/2016 school year.

2. Do we need to sell the existing school in order to proceed with construction?

No. The sale of the school is not required in order to proceed. Once we have started construction of the E&AC, a committee will be formed to develop a plan to sell the existing school, with the proceeds applied to the E&AC loan.

3. Will the Father Ed Center and South church remain?

The South church will be retained and remain a vital part of our parish worship facilities. We anticipate that the Father Ed center would be sold as there is no longer a need for a second rectory with the recent expansion of the North Campus rectory.

4. How much are we borrowing and how will we repay it?

The final amount of the construction loan will be dependent on the final bids received to construct the E&AC, which we are expecting in April. In our projections, we built a \$1.5 million loan into our funding projections for the project. Our parish and school are in the enviable position of currently being debt free. Based on current borrowing costs, the annual payments on a \$1.5 million loan would be in the \$100,000–\$120,000 range. We have factored in this borrowing cost for the first couple of years into our estimated project budget. After that, we intend to cover the additional costs with revenues generated from user fees and additional parish revenue after the new E&AC is operational. We also plan to use the proceeds from the sale of the current school to pay down the loan.

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5. How much larger is the new facility than the existing school?

The E&AC will be a little more than 60,000 square feet, or approximately 40% larger than the existing school, which is 44,000 square feet. The new facility will have a maximum capacity of more than 500 students (two classrooms per grade), including preschool and extended day care. We have fluctuated between 350–400 students in the 3K–8th grades over the past decade.

6. What is included in the cost of the construction? What is not included?

The E&AC will have 26 classrooms, a gym, preschool and daycare facilities, dedicated rooms for music and art, and science, technology, engineering and math (STEM) labs. The gym will be utilized for the lunch program, as there is not a dedicated cafeteria. Cost estimates include allowances for furniture and fixtures.

We will also utilize some existing equipment in the new facility, such as computers, smart boards, etc.

The outdoor athletic fields are currently not included in the project, as we assumed much of the site prep work for these could be handled through volunteers. We will raise funds as needed for these items.

7. Do the plans include a stage?

Yes. Current plans call for a stage that will be used for various performances.

We will keep you informed of our progress in the coming months. We are excited to see this becoming closer to reality for the parish, THANKS TO YOUR GENEROSITY! Please contact any member of the E&AC Leadership Team with further questions.

Key Milestones

- Unanimous approval from Pastoral and Finance Councils: COMPLETE
 - Archdiocesan approval of the parish fundraising campaign: COMPLETE
 - Reach fundraising target of \$2.1 million: COMPLETE
 - Secure project loan: IN PROCESS
 - Work with builder to review/update plans: COMPLETE
 - Obtain revised bids/confirm project costs: APRIL 2014
 - Final building approvals from pastoral and finance councils, and the Archdiocese of Milwaukee*: MAY 2014
 - Completion: 9–12 months from June 2014 ground breaking
- * Final approval from the Archdiocese to start construction is dependent on having final bid contracts, clearance from the DNR, the Town of Cedarburg and the State of Wisconsin, final architectural drawings, and committed bank financing.

