

**Print**

**Community Preservation Act Committee Proposal Request Form FY2022 - Submission #15977**

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**Date Submitted: 10/9/2020**

**Instruction**

Submit proposals by Monday, October 12, 2020 at 4:30pm. CPAC will ask relevant boards, committees and commissions for their input on proposals and encourages applicants to consult with them before submission. Presentations of projects will be scheduled for CPAC meetings in October and November. Recipients of funds shall report back in writing annually about the progress of the project. Projects must be completed within three years of award and unspent funds returned to the CPA Fund.

**Criteria**

1. Feasibility of the Project; 2. Documentation for Estimated Costs; 3. Funding available: a. multiple sources of funding, b. need for additional funding in future years, c. demonstrates lack of other funding sources if applicable; 4. Urgency of the Project; 5. Estimated timeline from receipt of funding, to start and to completion; 6. Acquisition and/or preservation of threatened resources; 7. Population(s) to be served by the Project; 8. A Plan for how the project will be maintained over time; 9. Priority ranking of your Project set by relevant Town boards, committees or commissions.

**Project Title\***

Goodwin Church Restoration Project

**Funding Category\***

Check all that apply.

- Community Housing
- Historic Preservation
- Open Space
- Recreation

**Amount of Funds Requested\***

\$12,000

**Submitting Entity\***

Goodwin Church Restoration Committee

**Contact Person\***

Nancy Schroeder

**E-mail Address\***

amirody@yahoo.com

**Project Team**

Ophelia Sowers, phelia2675@gmail.com; John Higginson, jeh@history.umass.edu; Roger Wallace, rogerman6@yahoo.com

Names and e-mail addresses for other members of your project team.

If your proposal has an associated website, you may include a link.

**Proposal Overview\***

Goodwin Memorial African Methodist Episcopal Zion Church is applying for \$12,000 from the Community Preservation Act Committee to address the second phase of our "Restoring Goodwin " Project. We propose to re-shingle the roof, rebuild the chimney, and add insulation to the attic and walls of the building. The total cost is \$24,240. Goodwin Church can match a \$12,000 CPA grant with funds from its Restoration account. With the infusion of CPA funds for this phase, the Church will have enough Restoration Funds in reserve to address other deferred maintenance issues as well as future maintenance needs. The Church has not had reserve funds for at least 20 years, which is why so many repairs are now necessary.

**Background information:**

In 2015, the CPA committee awarded Goodwin Church \$25,000 to conduct a Capital Needs Assessment and an Archeological Survey. Gillen Collaborative Architects of Amherst worked closely with the Goodwin Trustees to create a plan that would renovate the Church and satisfy all Architectural Access Board requirements. The plan included a wheel chair accessible ramp and an accessible bathroom. The cost estimate for a complete renovation was \$260,000.

The architectural firm did its best. Unfortunately, the small size of the Church and the fact that the Church owns less than 20 feet of land surrounding its perimeter meant that including all the necessary accessible features would significantly reduce the size and proportions of the sanctuary. The plan called for putting bathrooms at the traditional entrance of the Church and moving the entrance of the Church as well as the basement stairs to the front of the sanctuary. The Trustees and members decided that this plan would be disruptive to the Church service and that raising \$260,000 to alter the sanctuary in this way did not make sense. The Church membership and Trustee Board changed course and decided to use Gillen's Capital Needs Assessment to address the needs of the physical structure in phases.

In the Fall of 2019, Goodwin Church and the Amherst Interfaith Opportunity Network initiated a successful fundraising project titled "Standing Together, Restoring Goodwin." The Restoration funds raised by this collaboration enabled the Church to complete the first phase of the Restoration, which was to replace the failing oil furnace and oil tank, to repair the windows in the sanctuary and to complete other minor improvements.

Include specific details of your project, including deliverables, items to be repaired, specific purchases, etc. Once your proposal is approved by Town Council, no changes will be allowed.

**Description of Funding Needed\***

We are asking the CPA for \$12,000, which is about half of the projected costs of \$24,240. There is a chance that some or all the cost of insulating the building will be funded by the Center for Eco-Technology (CET). However, the CET subsidy is not confirmed at this time. If part or all the insulation costs are funded by CET, that portion of the CPA funding will be returned.

Include cost estimates and other sources of funding.

**Budget\***

Goodwin phase 2 budget.docx

Attach your project budget.

**Estimated Timeline\***

If CPA funding is secured, we will begin work in the Spring of 2021 as soon as the weather allows and the contractors are available. The sequence of the project would be to rebuild the chimney, install the shingles, and then install the attic and wall insulation. We expect that the work would be completed by the Fall of 2021 and the CPA funds completely spent.

Describe the project timeline from receipt of CPA funds to project completion. Include in the timeline when funds will be spent.

**What is the urgency of the project, if any?**

Asphalt shingles generally last about 20 years, and the shingles on the Church roof were installed at least 25 years ago. Preserving the integrity of the roof is essential in preserving the entire physical structure of the Church. The chimney is crumbling and should be replaced before the new shingles are installed. Finally, saving energy by insulating the attic and walls is an urgent environmental responsibility as well as an economic necessity.

**Does this project preserve or acquire any threatened resources?\***

Goodwin Memorial AME Zion Church was listed on the National Historic Register in 2000. The Church is one of only a few historic buildings specifically named within the 2005 Amherst Preservation Plan. The architecture reflects the Bungalow/Craftsman design principles popular at the time of its construction in 1910. Largely unchanged since construction, the building is a prime example of vernacular religious architecture and stands as one of the remaining testaments to the history of African Americans in Amherst.

**What population(s) will be served by this project?\***

To quote a letter from Gregory Bascomb, a former member of the Amherst Human Rights Commission: "The Goodwin Church is an integral part of the history of our town and our peoples. The preservation of Goodwin Church will insure the continued contribution of this resource to the understanding of our cultures and strengthen the relations among the peoples of Amherst." (Letter dated January 20, 2015, addressed to the Amherst Community Preservation Act Committee). The "Standing Together, Restoring Goodwin" fundraiser in the Fall of 2019 illustrated the widespread community support for Goodwin Church. Hundreds of individual donors and dozens of local religious organization and businesses contributed to the Restoration Fund. The fundraising effort culminated in a harvest dinner and gospel concert on October 26, 2019.

**How will the CPA investment in your project be maintained over time?\***

If Goodwin Church receives matching funding from the CPA for this phase of the Restoration, the Church will have approximately \$10,000 in reserve to address future repairs and deferred maintenance projects. For example, the Church will be able to hire a contractor to paint the church exterior and will be able to maintain a schedule of cleaning the gutters and keeping carpenter ants, termites, and squirrels from damaging the building.

**What relevant Town committees or commissions are you working with?**

We will work with the Amherst Historical Commission.

**Please include any other information regarding the project you deem necessary for the CPAC.****You may upload any attachments you deem useful to CPAC here.**

Goodwin Estimates (1).pdf

Suggested attachments include floor or site plans, photographs, drawings, etc.

**You may upload any attachments you deem useful to CPAC here.**

No file chosen

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No file chosen

**Affirmations\***

I understand that if my project is approved by the Town Council, my organization will have a maximum of three years from July 1, 2021 to expend its grant. After June 30, 2024, the Town may return any unused money to the CPA fund for new appropriation, unless an extension is granted.

I acknowledge the above.