

PROPERTY PROJECTS and WISHLIST

Needs to Be Done: NOW

- **Moline Dining Hall Air-Conditioning:** One of two A/C systems is beyond repair and is original to the building (45+ years). \$14,000 to replace. **-DONE!!!!!!!!!!**
- **Passenger Van(s):** Our remaining 15-passenger van is a vintage 1994 which is fine for in-town use only. In summer months and occasionally in the retreat season we need a quality van that can be driven both in-town and on the highway. Our mini-van is also needing to be replaced.
-Given low camper numbers, the current van will work for short trips into town. \$30,000 for both vehicles.
- **Roof Repairs:** Meadows B will need a new roof as well as the Perch and Roost buildings.
-Meadows Roost roof had repairs completed but full replacement has been put on hold. \$9,500 per roof.
-Hospitality Center roof had repairs completed due to storm damage. Roofers recommend a full replacement in 2023. Bid came in at \$38,000.
- **Drama Drum:** Boards are being replaced constantly and it was discovered that the supporting boards underneath the deck are rotted in a few places. The whole deck needs replacing and once the boards are removed we can determine what kind of surface we want/need for this central gathering location. Ken and Chris are already removing the decking boards.
-\$1,900 has been donated by St. Mark's Lutheran Church in Washington, IL to help with the costs.
- **Ahlgim's Roost and Perch Flooring:** The carpet in both of these meeting buildings are worn out and need to be replaced.
-Funds have been donated by the Ahlgim family to make the replacement.



Moline Dining Hall HVAC systems in attic.



Rotted boards at Drama Drum

Needs to Be Done: SOON

- **Cabin Bathrooms:** Some improvements have been made and guests have been pleased but new fixtures, sinks, counters, mirrors, and drywall for ceilings would further improve the facilities.
- **Prep Fridge in Moline Dining Hall:** We think this fridge in the Dining Hall kitchen MAY predate LOMC and might have come from Camp Alpine or Camp Augustana. Fridge is old, leaks water and is inefficient.
-\$2,500 has been donated by St. John's Lutheran Church in Springfield, IL to help with the costs.

Needs to Be Done: Can Wait/Ongoing

- **Freedom Tree Village Walkway and Basketball Court Resealing:** The asphalt walkway and court are long overdue in caulking gaps and resealing. Bid for Freedom Tree was around \$550.
- **Tree Trimming and Cleanup:** Large tree branches are hanging too close to various buildings. Although this can wait, tree trimming is ongoing with two great volunteers we have at LOMC who know how to do the work safely and with proper equipment. Large dead tree on the road up the hill should be taken down. Campground has limbs and trees ready to remove. We have many areas where fallen tree limbs are noticeable

PROPERTY PROJECTS CONT.

just off roads around LOMC and their piles should be reduced.

- **Prairie Conservation Work:** Hundreds of Black Locust trees have grown up on CRP (conservation plot) land. Cost is estimated at \$5,000 to have the trees removed so the land can be restored. Many more areas have Garlic Mustard and Bush Honeysuckle overgrowth.
- **Flooring:** Various places throughout LOMC could use new flooring. Hospitality Center, Health Center, parts of back office and the Perch and the Roost all need new flooring.
- **Hillside Cabin:** Needs new ceiling tiles and lighting in places. Bathrooms need some much needed TLC. Outside of building needs painting.
- **Art Barn:** The old barn is dangerous and signs are up warning guests to not enter. Approximately \$4,500 to have the building torn down.
- **Kukawa Storage:** This building is of steel construction and near Freedom Tree Village. After electrical lines were cut and damage to the roof, the building is moldy and unusable. We need to determine what needs fixing and at what cost.
- **Trail Repairs:** Some trail steps have erosion or rotting issues. Many steps need work on the path to Timbers Village and also just past the Milkhouse. **-Ken and Chris have been doing repairs.**
- **Trail Bridge Repairs:** An inspection of our trail bridges are needed to determine which ones need improving or replacing. \$250 was donated in 2021 for bridge repairs.
- **Marander/Dody Lodges Decks:** The back decks of especially Marander are starting to need work. Do we keep the decks? Replace with concrete patios? Other?
- **Water Shutoffs:** Identify or create main water shut-offs to Meadows and Timbers Villages.

OTHER PROPERTY WISHLIST ITEMS

- Pole Barn repainting (\$12,000)
- Outdoor chapel (\$30,000)
- Renovate Moline Dining Hall restrooms (\$36,000)

2023 COMPLETED PROJECTS

- Coming Soon...

2022 COMPLETED PROJECTS

- All mattresses and bedding replaced in Marander and Dody Lodges (January 2022).
- New Gaga Ball pit installed (April 2022)
- Timbers B roof replaced with a steel roof (May 2022).
- Marander Lodge roof replaced with a steel roof (June 2022).
- Property Manager's House HVAC system. Replaced old electric system with natural gas system (August 2022).
- Septic tanks were located for Freedom Tree, LOMC Office and Property Manager's house. Covers for all tanks were dug up and fixed with caps for future emptying and location. Emptying of tanks took place in October. (August and October 2022)
- Moline Dining Hall heat and A/C. One original system was replaced with two new units providing better heat and A/C to the main area of the Dining Hall. (December 2022)



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