

ANNUAL REPORT FROM THE JUNIOR WARDEN 2018

I wish to sincerely thank the many volunteers, known and unknown, who continue to quietly donate their time, efforts and financial support to the upkeep and maintenance of Emmanuel's buildings and grounds. Taking ownership of the many aspects required to maintain a safe and attractive campus is greatly appreciated, and cannot be accomplished without your continuing support.

Due to our inability to fund the Budget, which resulted in a continuing deficit throughout 2018, little was done in the area of Buildings and Grounds that did not present itself as a serious problem or that could not be accomplished through designated financial gifting, or by volunteers.

The carryover of the Ludlow Bequest from 2017 made it possible to complete the refurbishing of the East and West windows of the church in February, and funds from the Trego House Outreach Program provided for the regrading and paving of the Trego House/rectory parking lot and the addition of asphalt millings to the driveway from that lot to the 'pad' and out to Main Street.

In March, 2018 the Hopkin's Bequest enabled the refurbishing of the remaining 12 stained glass windows. However, that work as well as work on 21 other needed repairs (identified in the attached list) had to be placed on hold. This was necessitated by the discovery that the balance between the Centenary Account (money designated for a specific purpose) and our regular Operating Account was inaccurate, further complicating efforts to establish a balanced Budget for 2018.

Items accomplished in spite of Budget restraints:

1. Heating/AC and Fire System preventative maintenance contract were completed.
2. Locked covers were added to the Parish Hall thermostats putting our electric bills back in line.
3. The back fencing and gate were repaired at Trego House.
4. Locks were installed to provide better controls and security in the kitchen.
5. Mold was removed from the basement of the rectory courtesy of the Summer Reading Program.
6. Volunteers maintained the campus gardens.
7. Air conditioner unit #2 was repaired and Unit #1 will be replaced Spring 2019.
8. Locks were replaced for the shed and entrance to the Parish Hall basement.
9. Half the pile of stone blocks was moved to provide a border for the rectory and Ellendale parking lots.
10. The step behind the organ was rebuilt.
11. A Fall clean-up was conducted by volunteers.

Pending improvements to the church include three gifted stained glass windows, refurbishing the remaining 12 stained glass windows (Hopkins Bequest), a new church sign, the replacement of air conditioning unit #1 in the spring of 2019, an upgrade in Parish Hall lighting provided by the Bridge Club, and hopefully, due to the generosity of a second Ludlow Bequest, enable further work to be done on the "Needed Repairs List"

Respectively submitted,
Linden White
Jr. Warden