THIRD ANNIVERSARY UPDATE

As we near the three-year anniversary of our Capital Campaign and celebrate the grand opening of the Clement Ministry Center, we want to update you on the projects completed during this three-year period.

In the winter of 2014, we set out to assure that our beautiful century old buildings could continue to be a place of welcome and serve our parish ministries well into the demands and opportunities of the 21st century. We were able to accomplish so much, due to the most generous response to the campaign by our parishioners, resulting in pledges of $7.1 million. To date, we have collected $6.13 million on these pledges. The funds have been utilized as follows:

- **Archdiocese**: $1.016 million to fulfill our obligation to the Archdiocese of Chicago under the *To Teach Who Christ Is* Capital Campaign, primarily for establishment of an educational scholarship fund.
- **Clement Commits**: $600,000 to Saint Margaret of Scotland School, to honor our spiritual commitment to stewardship through our Clement Commits program.
- **School**: $1.467 million to complete the main construction project at our parish school, which provided a secure and welcoming entrance experience to the school, plus air conditioning to the classrooms.
- **Priests’ Residence**: $335,000 to establish a new priest residence, whereby a number of improvements to the building’s mechanical systems and exterior were completed to update and weatherize the six-unit apartment building purchased shortly before the capital campaign began.
- **Church**: $183,000 to restore all three Gothic rose windows within the church building.
- **Parish Center**: $1.385 million to develop a new welcoming entrance to the parish complex entrance with an accessible commercial elevator to service the main floors of the parish center (renamed as “Clement Ministry Center”) and church building. There is still a $1.159 million balance remaining on our construction contract, which will be paid off in the coming months. In addition, we will be spending $400,000 to complete required life-safety updates.

At this point in time, the remaining funds collected on outstanding pledges will be utilized first to pay off the construction contract and complete the required life-safety items. After that, it will be determined which item(s) from the original case statement will be able to be completed as funds are received.

**What can you do to help at this point?**

- If you made a pledge to the campaign, **please fulfill any outstanding balances on your original pledge** as soon as you are able. If you need to adjust your payment schedule, please contact Heather Kracik, Parish Stewardship and Development Coordinator at hkracik@clement.org or 773-281-0371, x111.
- **If you would like to contribute to the campaign** because you are new to the parish, were unable to participate in the initial campaign, or wish to further your commitment beyond your existing pledge, please contact Heather Kracik.

Please peruse the following pages to get a complete picture of the work completed, as well as a listing of the uncompleted items that will be placed on hold until we are able to raise additional funds.

Finally, thank you to Heather Kracik, Kim Carter, and Fr. Ken Simpson who led the TTWCI campaign and projects. Thank you to the campaign committee, architects, designers, vendors, and construction personnel for their talented exercise of their craft. And thank you to our patient and generous staff, especially Jim Kelley and Chris Bagnall for their attentiveness to the fiscal and physical aspects of the campaign and projects.

Together, we did great things! Thank you.

Msgr. Rich Hynes  
Administrator  

Scott and Rhonda Swanson  
Campaign Chairs
The primary focus of the Capital Campaign was the development of a new welcoming entrance, with an accessible commercial elevator to service the main floors of the Clement Ministry Center and church building. Over the course of more than a year, the Building Committee and Finance Council reviewed multiple proposals from architects and general contractors. Preserving the landmark facade of the Parish Center was paramount in the final design selection.

Various architectural design schematics were reviewed for the best representation of the new entry. Additionally, structural considerations were analyzed for the most cost effective and reasonable approach in locating the new elevator system. The final design plan lowered the Parish Center entrance to street grade, created a new formal entry beneath the prominent historic central colonnade, created a formal reception area, and positioned the new commercial elevator within the existing building.

This design provides a more secure and functional entrance, with access to the church, chapel, and Clement Ministry Center. It provides a new vista to the east side of the church and the courtyard. The recently completed renovations include full ADA accessibility, a four-floor elevator, central stairway, a two-story glass foyer with a secure reception area, and expanded office and meeting areas within the former rectory. Health and safety upgrades to the existing buildings were also included. This unique and comprehensive design, which expanded on our original concept, was driven by our overall goals and the Landmark and Code requirements of the City of Chicago.

The initial budget estimate for the project was proposed for the Capital Campaign prior to the design or engineering. This initial estimate came in at less than half the actual construction costs. As the architectural details were analyzed for the structural impediments and engineering requirements, the costs to realize the final design were developed. Due to the scope of the design, the historic nature of the building’s landmark facade, and the logistics to constructing the project, a number of additional detailed costs were itemized. Unforeseen site conditions also drove costs higher than forecasted.

Adapting our buildings to the 21st century to accommodate our community was a significant challenge. The structural design was complex, accounting for various structures and floor elevations. Attempting to recognize these specific needs, while keeping a cohesive design throughout the parish, was accomplished through much engineering and architectural planning.
Built at the beginning of the last century, Saint Clement School has grown from serving a local German immigrant parish community to attracting top students from throughout the city. To keep up with the demands on infrastructure and an ever changing neighborhood, the original school building has undergone numerous renovations, including expansion, reconfiguration, and new construction.

Today, with the ongoing generous support of parishioners, our cherished school has emerged as one of the leading schools of primary education within the Archdiocese of Chicago. It is an extraordinary achievement brought about by a remarkable level of dedication from the parish, teachers, administration, and parents. The continual challenge to sustain such success demands much from all involved. The very growth necessary to offer a leading-edge curriculum requires ongoing improvements to the learning environment, all while working within the space limits of the existing school buildings.

As a result of generous financial commitments to the Capital Campaign from many families of the parish, a number of recent improvements have taken place to ensure a strong future for the school. The listing of improvements include:

- New marquee entry canopy, security system, and double entry doors.
- New entry foyer, providing visual identification of visitors and a formal reception area.
- New administrative offices allowing direct access from the foyer and the reception area.
- New dedicated nurse’s office with a child’s restroom and a new private restroom for faculty.
- New multipurpose room providing a flexible space for meetings and learning.
- Relocation of two classrooms allowing for a more dynamic configuration of the first floor.
- Installation of a new air conditioning system throughout multiple classrooms is on-going. The final phase (4th and 5th grade classrooms) is to be completed during the summer of 2017.
Saint Clement Church was founded by families of deep faith and commitment to Catholic teachings. From the beginning, it was charitable giving from parishioners that made the vision of this parish attainable. Inspired by Romanesque and Byzantine designs, the profoundly spiritual and architecturally significant church was made possible by farsighted leadership. The vibrant parish we know and love to this day is a legacy of those generous commitments from the past.

Throughout the last 100 years, a number of fundraising campaigns have taken place for the support of land acquisition, construction, and renovation projects. Like generations before us, we have been entrusted to care for and restore our church and preserve its historic architecture for many years to come.

As a result of the Capital Campaign, the parish was able to accomplish a significant restoration project. All three Gothic rose windows in the church were carefully restored to their original brilliance, including the stone mullions, tracery, and art glass. Every section of those alluring stained glass windows was meticulously disassembled, cleaned, repaired, and reinstalled with all new lead came. Additionally, to ensure the lasting beauty of these magnificent windows, new fixed glass panels were cut to shape and installed on the exterior to protect the stained glass from the elements. The beautiful rose windows will continue to inspire prayerful moments within the sanctuary for the next 100 years.

However, additional restoration efforts for the preservation of the church are in need of funding. A number of areas both on the exterior and interior of the church need attention, including the items listed below:

- Repair of marble throughout the sanctuary
- Repair of failing plaster
- Cleaning of both tile mosaics and painted iconography
- Ongoing restoration of stained glass windows
- Upgrading of the sound system
Saint Margaret of Scotland

Consistent with our commitment to share a significant portion of our collections with others in need (Clement Commits) and the overall *To Teach Who Christ Is* campaign goal of supporting Catholic education in the Archdiocese, we committed to share $600,000 of the funds we raised to fund scholarships and direct support to St. Margaret of Scotland (SMOS) on the south side of Chicago.

Our partnership with SMOS has grown beyond our expectations. What started out as purely financial support has grown into a symbiotic, supportive, and educational relationship that inspires all. A group of Saint Clement School alumni has formed a mentoring/tutoring after-school program, parish volunteers are providing lunchroom support to give their teachers a break, and our school students have formed relationships with SMOS students through field trips to Saint Clement and service projects at SMOS.

We have fully funded our $600,000 financial commitment. The funds were utilized for scholarships, investment in additional faculty, professional development, textbooks, and capital repairs.

PRIESTS’ RESIDENCE

Through the generous donations to the Capital Campaign, a number of improvements were completed to update and weatherize the six-unit apartment building that was to become the Priests’ Residence. Specifically, the building’s mechanical systems and exterior needs were prioritized. Areas of improvement included:

- The deteriorated tar roof was removed and the structural underlayment was rebuilt. A new insulated reflective flat roof was installed. The parapet walls were rebuilt and newly flashed, and the former rusted cornice was replaced. New insulation was also added.
- New thermal pane double-hung windows were installed, which replaced the aged single-pane sashes. A new insulated main entry door system was also installed.
- New drywall ceilings were built where necessary and repairs were made to plaster walls.
- A new energy efficient steam boiler and hot water tanks were installed.
- The building’s original electrical wiring was removed and updated to current standards.

Due to its original multi-unit design, a number of additional renovations are planned for in the conversion of the building into a communal priests’ residence. The scope of improvements is outside the re-prioritized budget for repairs. Items for future improvement include the following:

- Renovation of a first floor unit into a community living and dining space.
- Installation of an air conditioning system, much like the one being installed in the school.
- Renovation of apartments, including bathrooms and kitchens.
Capital Campaign Summary

In summary, we were able to accomplish great things due to the generous contributions to the *To Teach Who Christ Is* Capital Campaign. We are unable to complete the remaining worthy projects until additional funds are raised. The remaining items are:

- Completion of stained glass repair in the church.
- Repair of marble and failing plaster in the church.
- Cleaning of the tile mosaics and painted iconography in the church.
- Renovation of the 1st floor unit in the priests’ residency.
- Installation of air condition in the priests’ residency.
- Other smaller, uncompleted items.

Summary of Project Finances

The following summarizes the status of the campaign’s finances:

<table>
<thead>
<tr>
<th>Capital Campaign Expenditures</th>
<th>CURRENT ACTUAL</th>
<th>% of Total</th>
<th>CASE STUDY</th>
<th>% of Total</th>
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</thead>
<tbody>
<tr>
<td>Archdiocese Commitment</td>
<td>$1,016,477</td>
<td>15.5%</td>
<td>$1,000,000</td>
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<td>SMOS Commitment</td>
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<td>School Projects</td>
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<td>Priests’ Residence Projects</td>
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<td>Church Projects</td>
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<td>Required Life Safety Improvements*</td>
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<tr>
<td><strong>Total Committed Expenditures</strong></td>
<td><strong>$6,546,146</strong></td>
<td><strong>100.0%</strong></td>
<td><strong>$6,000,000</strong></td>
<td><strong>100.0%</strong></td>
</tr>
</tbody>
</table>

Funds Received as of 4/30/17          $6,127,908
Total Committed Expenditures:         $6,546,146

*Current Shortfall:*                      ($ 418,238)
Expected Future Contributions**         $543,000
Projected TTWCI Account Balance         $124,762

*Certain life safety items are not yet complete, but required per the main parish center project. Estimated costs were in the initial case study, but allocated between church and parish center.

**We are projecting a 93% overall collection rate on the initial pledges of $7.1 million.
If you would like to make a donation to help with the remaining items on our list, please contact Heather Kracik, Parish Stewardship & Development Coordinator.

Phone: 773-287-0871 x111       Email: hkracik@clement.org