

<sup>1</sup>General Proposal for Franciscan Guest House

Purchase and renovate the building to continue the ministries and provide ongoing income.

Purchase expenses <sup>2</sup>	\$ 75,000
Renovate Upstairs <ul style="list-style-type: none"> <li>● Replace toilet room and shower room with two three-piece baths</li> <li>● Remove two guest rooms/storage room and replace with an efficiency kitchen and sitting area</li> <li>● Renovate three guest rooms into one studio apartment</li> <li>● Remove plumbing from remaining seven guest rooms</li> <li>● Replace windows upstairs</li> <li>● Paint all</li> </ul> Total upstairs renovation	Estimated expenses <sup>3</sup> <ul style="list-style-type: none"> <li>● \$40,000</li> <li>● \$25,000</li> <li>● \$50,000</li> <li>● \$ 5,000</li> <li>● \$13,000</li> <li>● \$10,000</li> </ul> \$ 143,000
Replace boiler with mini-split units for heat and air conditioning	\$ 30,000
Lower level renovation <ul style="list-style-type: none"> <li>● Plumbing, kitchen downstairs, accessible bathroom</li> <li>● Paint</li> <li>● Windows</li> </ul> Total lower level renovation	<ul style="list-style-type: none"> <li>● \$ 30,000</li> <li>● \$ 10,000</li> <li>● \$ 13,000</li> </ul> \$ 53,000
Accessibility <ul style="list-style-type: none"> <li>● Elevator to basement level and first floor</li> <li>● Bathroom accessibility</li> </ul> Total	<ul style="list-style-type: none"> <li>● \$60,000</li> <li>● Included above</li> </ul> \$ 60,000
Basement <ul style="list-style-type: none"> <li>● Glass block windows</li> </ul>	\$ 2,000
Legal and professional expenses <ul style="list-style-type: none"> <li>● Architect</li> <li>● Legal</li> <li>● Title Insurance</li> <li>● Survey</li> </ul> Total	<ul style="list-style-type: none"> <li>● \$40,000</li> <li>● \$ 5,000</li> <li>● \$10,000</li> <li>● \$ 1,000</li> </ul> \$56,000

<sup>1</sup> Estimated to be \$50-110,000

<sup>2</sup> Appraisal is not yet available. 2020 appraisal was \$57,000.00. Expenses would include legal.

<sup>3</sup> Good faith estimates. An architect and contractor will be needed for firm costs

Total Costs	\$419,000
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