

# St. Joseph Parish

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## Update on Our New Parish Church

October 2018

Dear Friends,

Since my last update, the Parish's To Build Church (TBC) committee, with the invaluable assistance of parishioner Tony Miranda as our project manager, has been working to complete additional studies requested by the City's Planning Department.

We have modified our plans in accordance with our previously-approved environmental document to reduce potential impacts to cultural and historical resources. These changes include slightly changing the footprint and orientation of the new church building, eliminating the proposed road behind the new church and parking lot between the new church and the Parish Office, and modifying the building foundation to minimize excavation.

I am pleased that we have obtained Bishop Barber's approval of the interior design of our new church and the support of the City's historic preservation consultant to include a Mission-style roof on our new church instead of the asphalt shingles originally requested by the City's Historic Architectural Review Board (HARB).

Tony and our design team have refined the design to reduce construction cost and help offset Bay Area building cost inflation. They are also reviewing further changes to comply with changes in the City staff's interpretation of Fremont's Hillside Ordinance (grading and retaining wall heights) that have occurred since our project was originally approved.

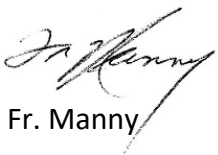
We are also working to identify solutions to a new City staff requirement that we provide onsite parking for everyone attending Mass. We cannot count parking on Mission Boulevard or the parking lots across the street, even though we can continue to use them!

Once City staff review is completed, the changes to our new church project will need to be approved by HARB, the City Planning Commission and the City Council. We will then complete the construction drawings and put our new church project out to bid by mid-2019. Contractor pricing will tell us the remaining amount that we will need to raise in our next capital campaign in order to begin construction. Construction will take 18-24 months.

When our new church is completed, the worship portion of the Parish Hall will be converted into Parish offices and meeting spaces. This will enable us to move out of the carriage house and provide more meeting space for Parish ministries.


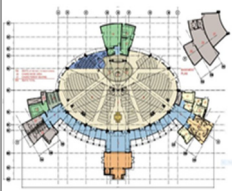



I am so very grateful for everything so many of you have done to support our new church and Parish Master Plan. With your continued support our journey will be successful, and I look forward to the day when we will worship together in our beautiful new church.

Peace and Love,



Fr. Manny

## To Build Church Project History

<b>1999</b>	<ul style="list-style-type: none"> <li>• Town Hall Meetings create Parish Master Plan; new church is highest priority</li> <li>• Preliminary application for new church location filed with the City of Fremont</li> </ul>
<b>2000</b>	 <ul style="list-style-type: none"> <li>• Meetings with City staff, neighbors and City Planning Commission</li> <li>• Capital Campaign part 1 "To Build Church" begins</li> <li>• Ministry Houses 1 and 2 and land for future multipurpose building purchased from Dominican Sisters</li> </ul>
<b>2001</b>	<ul style="list-style-type: none"> <li>• Parish hires architect, general contractor, engineers and environmental consultants</li> <li>• City Planning Commission approves location for new parish church</li> </ul>
<b>2002</b>	<ul style="list-style-type: none"> <li>• Town Hall Meetings gather ideas for new church</li> </ul>
<b>2002</b>	 <ul style="list-style-type: none"> <li>• Parish design committee tours area churches</li> <li>• Design committee works with architect to create preliminary design for new church</li> <li>• Town Hall update meetings</li> </ul>
<b>2003-2005</b>	<ul style="list-style-type: none"> <li>• Design committee meetings with architect continue</li> <li>• Environmental studies required by City are completed</li> </ul>
<b>2006</b>	 <ul style="list-style-type: none"> <li>• City of Fremont Historical Architectural Review Board, Planning Commission and City Council approve exterior design and site plan</li> <li>• Capital Campaign part 2 "Building a People of Faith" begins</li> </ul>
<b>2007</b>	 <ul style="list-style-type: none"> <li>• Rectory is moved from the site of the new church to its new location up the hill on St. Joseph Terrace</li> </ul>
<b>2008</b>	<ul style="list-style-type: none"> <li>• Surplus lots owned by Parish on Monticello Terrace are sold to raise funds for our new church</li> <li>• Great Recession begins; new church project is put on hold</li> </ul>
<b>2009</b>	<ul style="list-style-type: none"> <li>• Diocese approves Parish plan to sell surplus land at St. Joseph Cemetery to raise additional funds for our new church</li> </ul>
<b>2010</b>	<ul style="list-style-type: none"> <li>• 25th anniversary of the reconstruction of the historic mission church is celebrated with Bishop Emeritus John Cummins</li> <li>• 50th anniversary of St. Joseph's School is celebrated with Bishop Salvatore Cordileone</li> <li>• Fremont Planning Commission and City Council approve the development plan for the Parish's surplus cemetery property</li> </ul>
<b>2011-2015</b>	 <ul style="list-style-type: none"> <li>• Environmental and other required reports completed for cemetery land development</li> <li>• Surplus cemetery land is sold to developer</li> <li>• Construction of new homes by developer</li> <li>• Parish receives a portion of new home sale revenues from developer</li> <li>• Parish savings for new church project exceed \$8 million</li> </ul>

## To Build Church Project History

**2016**

- Diocese approves Parish request to resume work on new church project

**2017**



- Bishop Michael Barber approves interior design of new church
- Updated plans submitted to City of Fremont
- Work begins on additional studies required by City staff

**2018**

- Completing additional studies and design changes to address City staff requests

**NEXT  
STEPS**



- Request City approval of final plans and building permit for new church
- Obtain bids for construction cost of new church
- Receive Diocesan approval for a third capital campaign
- New church construction begins upon successful completion of capital campaign