

First Presbyterian Church Renovation & Reconstruction Plan



50 W Palisades Blvd, Palisades Park, NJ 07650



Dr. Wallace Lynch, 2026

Current Condition



Sanctuary, parsonage, sheds, storage, parking lot, and grounds: all in critical condition and in immediate need of major restoration.



Flexible layouts encourage community engagement and create a warm, inviting atmosphere.

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A Welcoming Campus

Creating a Sustainable and Flexible Space for Worship and Community Engagement

Our vision is to design a **welcoming and sustainable campus** that fosters community connection. By prioritizing natural light, minimalist aesthetics, and functional spaces, we aim to provide an environment that encourages worship, fellowship, and outreach, serving the diverse needs of our congregation for generations to come.



Sanctuary Redesign: A Flexible Space for Worship

Flexibility and Functionality

This design fosters community engagement and spiritual connection.





Accessibility

ADA-compliant features for all attendees



Specialized Lighting

Dark-sky compliant for serene ambiance



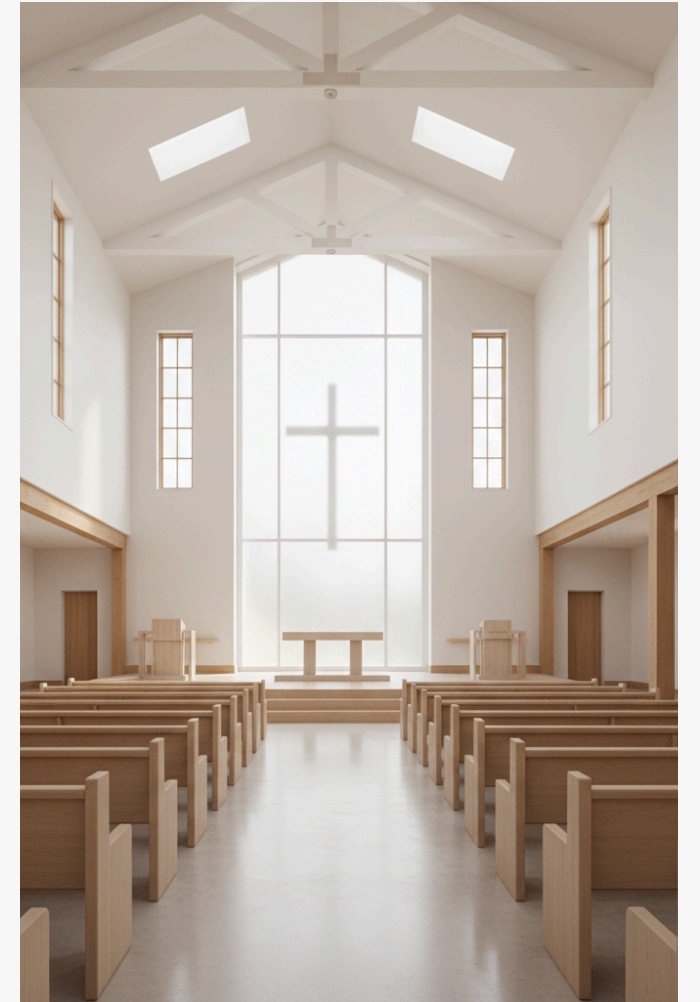
Flexible Seating

Configurations for diverse gatherings



Café Service

Encouraging fellowship before and after services



Natural Light

Inviting atmosphere throughout the sanctuary

Key Features of the Sanctuary

Narthex & Fellowship Spaces: A Community Hub

Community Connection

A space designed for gathering and fellowship.



Ministry Spaces

Flexible Design

Bright rooms connect indoors and outdoors.

Outdoor Connectivity

Seamless access enhances community gatherings.



Parsonage Renewal:

Welcoming Space

A bright and inviting environment for residents and guests.



Ministry Suite

Cozy Atmosphere

Warm, inviting interiors designed for hospitality.



Functional Design

Versatile layout supporting various ministry activities.

Expanding Our Outdoor Spaces

Flexible Lawn

A large area for community events



Outdoor Chapel

A serene venue for ceremonies and gatherings



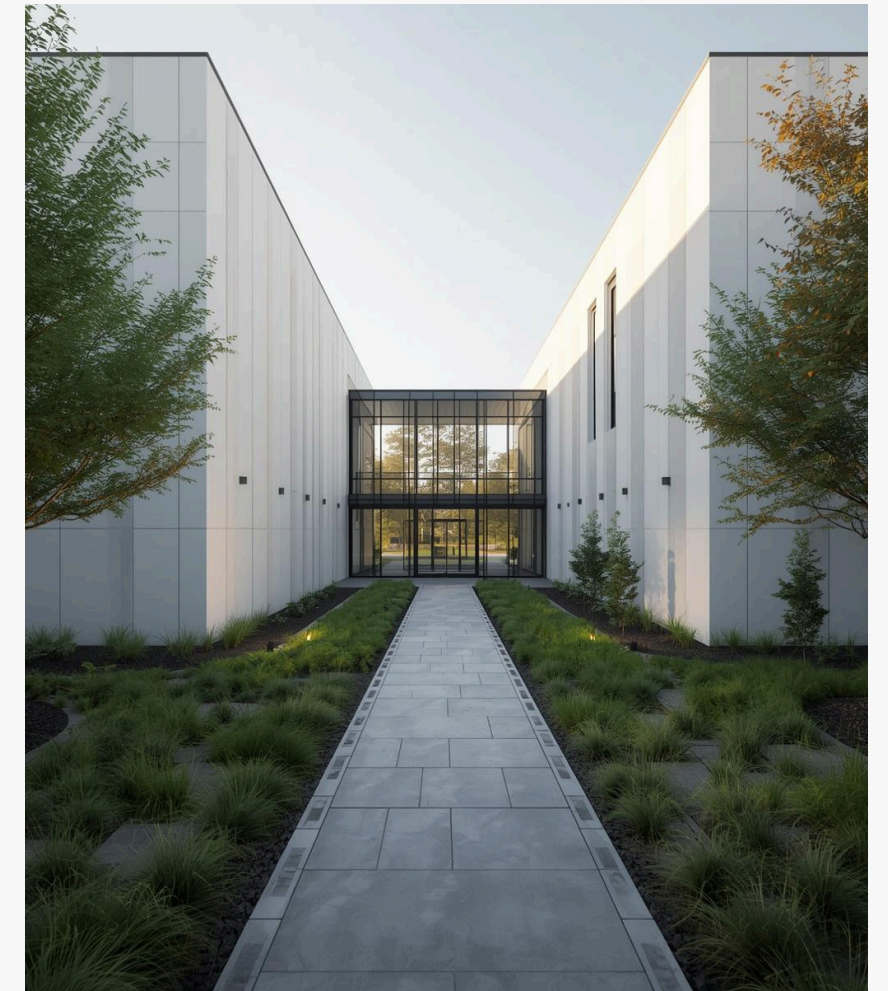
Catering Shed

Equipped for outdoor services and events



Accessible Pathways

Seamless access for all community members





Flexible Lawn

Spacious area for various events



Outdoor Chapel

Serene setting for ceremonies



Catering Shed

Convenient service for gatherings



Community Event Space

Ideal for markets and socializing

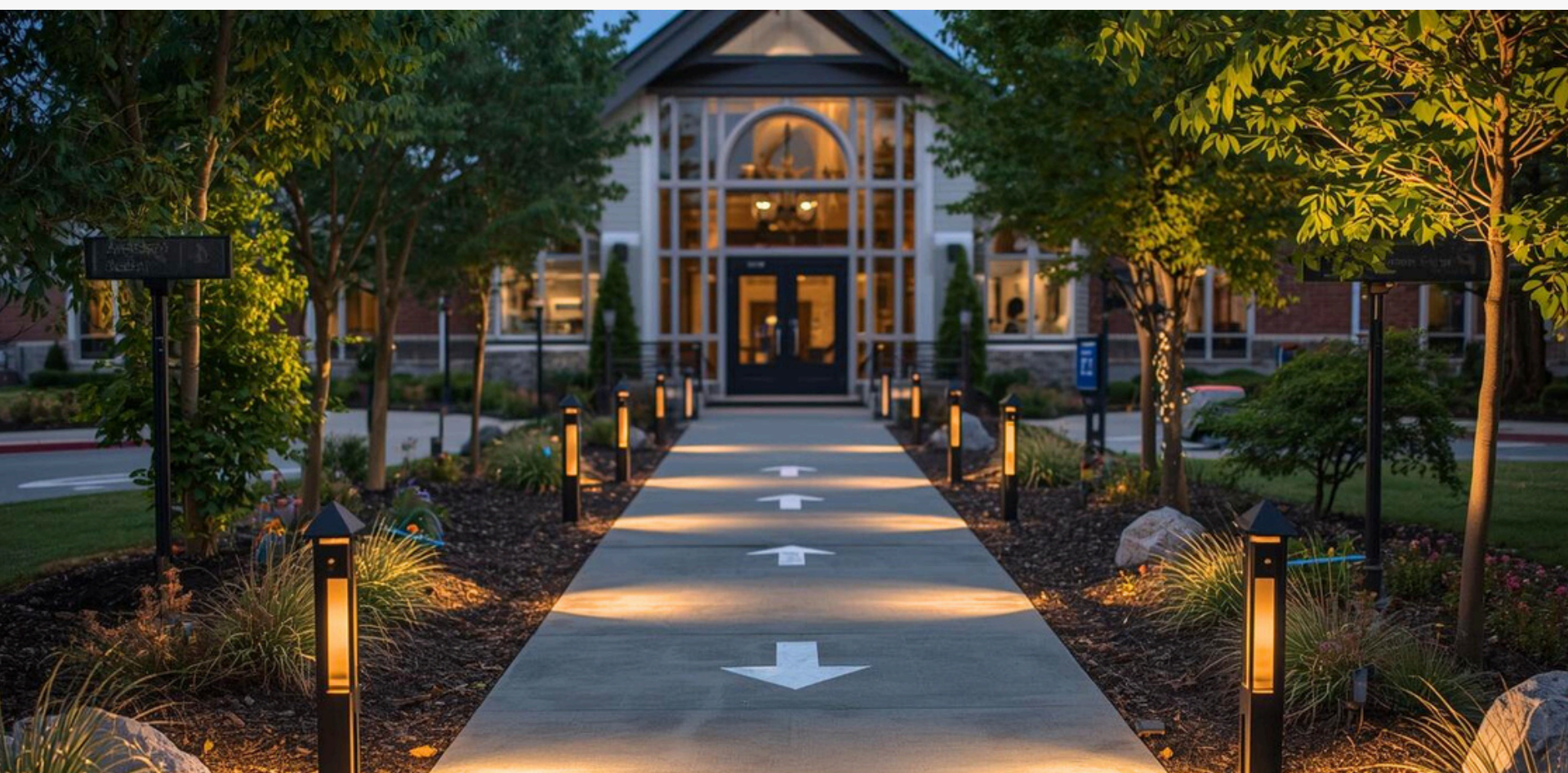


Modern Amenities

Enhancing functionality for every need

Key Elements of Outdoor Spaces

Parking & Accessibility: Welcoming All



Accessibility Matters

Ensuring everyone can access our church facilities.

Sustainability Initiatives: Caring for Creation



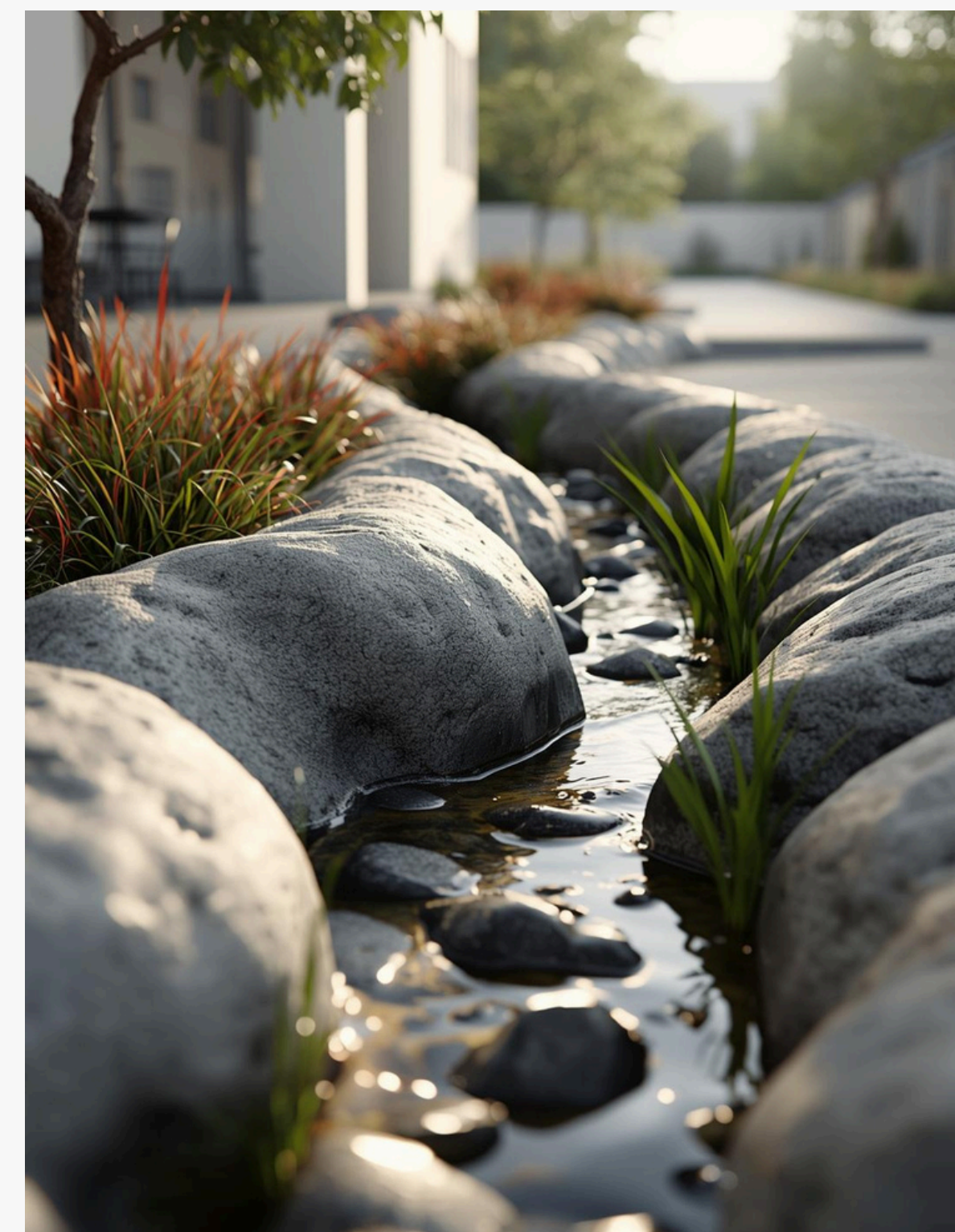
Energy Efficiency

Integrating solar energy supports **environmental stewardship** and sustainability.

Landscaping

Native Plants

Rain gardens enhance natural water management.



Water Management

Sustainable designs support eco-friendly practices.

Heritage Meets Modern Functionality



A Harmonious Integration

Blending history with contemporary usability and style.

Next Steps for Our Community Engagement

Community Support

Engaging together to shape our church's future.



Proposed Budget

Category	Subcategory	Description	Low Estimate (\$)
Church Building Renovation	Exterior Restoration	Repair gables, steeple, siding, porches to match historical archives; energy-efficient windows.	400,000
	Interior Modernization	Minimalist redesign: Open layouts, skylights, wood accents, cross motifs; kitchen/basement updates.	800,000
	ADA Compliance	Integrated ramps, elevators, accessible seating (detailed in Section 2).	160,000
	Subtotal		1,360,000
Parsonage Renovation	Exterior Restoration	Maintain porch, gables; minor repairs.	125,000
	Interior Modernization	Open-plan living, large windows, neutral palettes.	250,000
	ADA Compliance	Accessible bathrooms, entries.	75,000
	Subtotal		450,000
Garage and Tool Shed Updates	Renovation	Organized storage, basic modernization; solar roofs.	50,000
	Subtotal		50,000
Sustainability Features	Solar Power	30kW roof-mounted system for net-zero energy.	75,000
	EV Charging Stations	4-6 Level 2 stations in parking lot.	12,000
	Subtotal		87,000
Outdoor Spaces and Integration	Parking Lot Transformation	Permeable paving for multi-functional events.	100,000
	Lawn/Yard Landscaping	Native plants, patios, event-ready paths.	80,000
	ADA Pathways	Accessible routes connecting buildings.	20,000
	Subtotal		200,000
Additional Costs	Permits/Fees	NJ historic reviews, building permits.	50,000
	Contingency (10-15%)	For unknowns like inflation or discoveries.	180,000
	Subtotal		230,000
Grand Total			2,377,000

Phasing prioritizes exteriors and sustainability (Phase 1: ~\$800K–\$1.5M) to enable early grant qualifications.

Proposed Budget

Category	Subcategory	Description	Low Estimate (\$)	High Estimate (\$)
Church Building Renovation	Exterior Restoration	Repair gables, steeple, siding, porches to match historical archives; energy-efficient windows.	400,000	800,000
	Interior Modernization	Minimalist redesign: Open layouts, skylights, wood accents, cross motifs; kitchen/basement updates.	800,000	1,600,000
	ADA Compliance	Integrated ramps, elevators, accessible seating (detailed in Section 2).	160,000	480,000
	Subtotal		1,360,000	2,880,000
Parsonage Renovation	Exterior Restoration	Maintain porch, gables; minor repairs.	125,000	250,000
	Interior Modernization	Open-plan living, large windows, neutral palettes.	250,000	750,000
	ADA Compliance	Accessible bathrooms, entries.	75,000	200,000
	Subtotal		450,000	1,200,000
Garage and Tool Shed Updates	Renovation	Organized storage, basic modernization; solar roofs.	50,000	150,000
	Subtotal		50,000	150,000
Sustainability Features	Solar Power	30kW roof-mounted system for net-zero energy.	75,000	105,000
	EV Charging Stations	4-6 Level 2 stations in parking lot.	12,000	48,000
	Subtotal		87,000	153,000
Outdoor Spaces and Integration	Parking Lot Transformation	Permeable paving for multi-functional events.	100,000	200,000
	Lawn/Yard Landscaping	Native plants, patios, event-ready paths.	80,000	240,000
	ADA Pathways	Accessible routes connecting buildings.	20,000	60,000
	Subtotal		200,000	500,000
Additional Costs	Permits/Fees	NJ historic reviews, building permits.	50,000	100,000
	Contingency (10-15%)	For unknowns like inflation or discoveries.	180,000	630,000
	Subtotal		230,000	730,000
Grand Total			2,377,000	5,613,000

Phasing prioritizes exteriors and sustainability (Phase 1: ~\$800K–\$1.5M) to enable early grant qualifications.

Phased Timeline & ADA Compliance Details

Phased Timeline Details

The project is phased over 18-24 months to minimize disruption, align with grant cycles, and ensure sequential progress (e.g., exteriors before interiors). Assumes start in Q1 2026 post-funding.

Phase	Description	Key Activities	Duration	Estimated Cost Range (\$)	Milestones
Phase 1: Planning & Permits	Pre-construction preparation.	Site surveys, historic reviews, grant applications, design finalization, ADA audits.	3-4 months (Jan-Apr 2026)	100,000–200,000	Permits approved; grants secured.
Phase 2: Exteriors & Sustainability	Restore facades; install green features.	Exterior repairs (church, parsonage, outbuildings); solar panels, EV stations.	5-6 months (May-Oct 2026)	600,000–1,200,000	Historic integrity verified; energy systems operational.
Phase 3: Interiors & ADA	Modernize insides; add accessibility.	Minimalist interiors, ramps, elevators, bathrooms; Christian ambiance elements.	5-6 months (Nov 2026-Apr 2027)	800,000–1,800,000	Occupancy certificates; testing for ADA compliance.
Phase 4: Outdoor Spaces & Integration	Transform yard/parking; connect flows.	Landscaping, permeable paving, pathways; event testing.	3-4 months (May-Aug 2027)	200,000–500,000	Final inspections; community event pilot.
Phase 5: Finalization & Contingency	Wrap-up and buffers.	Final touches, training, contingency resolutions.	2-4 months (Sep-Dec 2027)	230,000–730,000	Project handover; post-occupancy evaluation.
Total Timeline			18-24 months	1,930,000–4,430,000	Full completion by end-2027.

Timeline flexible for weather/delays; overlaps possible (e.g., sustainability during exteriors).

Breakdown of ADA Cost Details

Total ADA: \$255,000–\$740,000 (15-20% of budget), ensuring compliance with ADA and NJ codes while preserving historic elements.

ADA Component	Location	Description	Low Estimate (\$)	High Estimate (\$)	Rationale
Ramps and Entrances	Church and Parsonage Exteriors	Sloped ramps at entrances; blend with historic porches.	50,000	150,000	2-3 ramps; includes powered doors.
Elevators/Lifts	Church Building	Interior elevator for multi-level access.	80,000	200,000	Custom fit for historic layout.
Accessible Seating and Aisles	Sanctuary and Rooms	Wide aisles, movable pews, hearing loops.	20,000	50,000	Furniture and tech modifications.
Bathrooms and Fixtures	Parsonage and Basements	Grab bars, lowered sinks, roll-in showers.	40,000	100,000	4-6 bathrooms; universal design.
Pathways and Signage	Outdoor and Interiors	Level paths, Braille signage, accessible parking.	30,000	100,000	Site-wide; permeable materials.
Other (Doors, Lighting)	All Buildings	Wide doors, auto-openers, visibility lighting.	35,000	140,000	Miscellaneous; includes audits.
Total ADA			255,000	740,000	

An ADA consultant (~\$10,000) is in permits/fees.]

Thank You!

"Give, and it will be given to you. Good measure pressed down, shaken together, and running over will be put into your lap. For with the measure you use it will be measured back to you."

-Luke 6:38

CONTACT

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