



CHINMAYA MISSION  
COLUMBUS

# Grand Inauguration Saturday, July 27, 2024

A Center of Vedantic  
Learning and Spiritual  
Development.

**Chinmaya Mission Columbus**

5302 Liberty Rd N

Powell, OH 43065

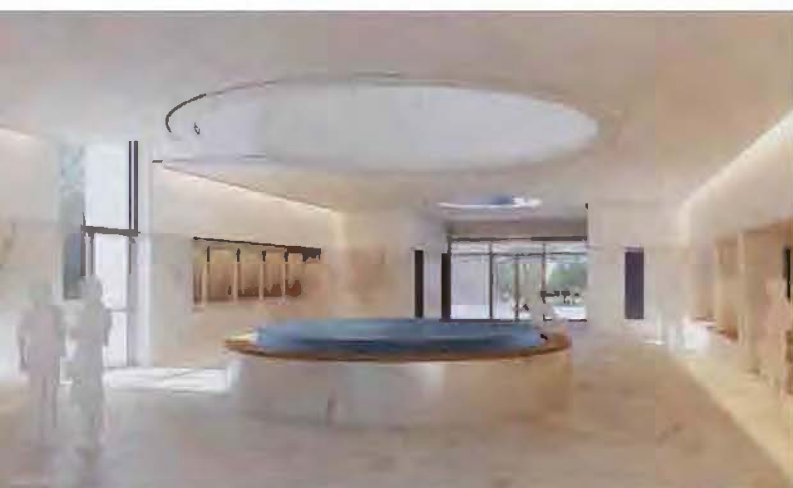
Phone: 614-917-0160

[www.chinmayamissioncolumbus.org](http://www.chinmayamissioncolumbus.org)





Chinmaya Mission Columbus will be a place for current and future generations. The programs and activities are planned to serve all age groups - early childhood, school age, youth, young individuals/families, older families, retired and aging individuals/families. Chinmaya Arachana is centrally located in Powell which is within 45 mins driving distance from Greater Columbus City limits.







# Phase 1



## Bala Vihar/ Shishu Vihar

Children are a major focus at Chinmaya Mission. The goal of Bala Vihar is to “wake up the sleeping giant” in our children and inspire them to reach their maximum potential by imparting a value-based education through a specially designed age appropriate curriculum. Shishu Vihar is an assemblage of infants, toddlers and young and new mothers for early introduction to spiritual education



## Vedanta Classes/ Study Groups

Through guidance of the scriptures and a qualified teacher (Guru), Adults meet in small groups to study and analyse spiritual texts through interactive discussions. Special classes dedicated to women are organised through DEVI groups. Senior citizens meet through “VANAPRASTA” program – Graceful Aging through Spiritual Living.



## Enrichment Programs/ Camps

Various enrichment programs like Language, Shloka, Yoga, Art, Music, Performing Arts are planned for Adults, Youth & Kids. Through CHYK young people are made aware of their potential through the study of scriptures



## Community Service

Service to the people in need is service rendered to our Lord. As part of our pledge “... live honestly the noble life of sacrifice and service...”, we conduct Blood Drive, Highway Cleaning, Food Bank Donation etc.

## 2 Phase 2 - Auditorium

In Phase 1, we will have enclosed whitebox with HVAC, Concrete Floor, Temporary Stage & Mobile AV setup.

In Phase 2, at an expected cost of \$1.8M will have modern AV setup, Acoustics Material Finishes, Theatre style stage & 300 seating spaces. When completed, the auditorium can hold various cultural activities including Arangetram.

## 3 Phase 3 - Temple

In Phase 3, at an expected cost of \$2M with the unique Lotus Styled Exterior, the Laxmi Narayana temple will be constructed



# Phase 1 details

1

## Classrooms for Study Groups, Bala Vihar & Shishu Vihar

Phase 1 will have **10 classrooms** to conduct not only weekend classes, but also weekday classes for different age groups. The classrooms will have necessary facilities to run **Shishu Vihar**, which is a day care class for young toddlers. With growth of residential area around Powell, there is a strong potential to run a Day Care center at Chinmaya Mission Columbus.

We are adding **6 additional class rooms** as a enclosed whitebox without finishes to accommodate future growth.

2

## Multi-Purpose Hall with Cafeteria & Library

The Main entrance will lead to a **Library** where the vast educational materials will be available for members. A **Multi-Purpose Hall** with an optional **Industrial Kitchen** setup will be built to serve Lunch or Dinner for events

3

## Enclosed White Box for Auditorium with HVAC

The Auditorium is planned for a 300 seat capacity, state-of-the-art center to conduct cultural & social events for the Indian community. However in Phase 1, the plan is have a **Enclosed Whitebox**, without the Stage, Seats & AV equipment. Phase 1 would allow CMC to conduct Seasonal Camps for all ages.

Chinmaya Archana





# 2023 Updated Cost

After consulting multiple companies for bidding, Mekter Group has provided the following Cost Breakdown for the Phase 1 of the Building. A detailed breakdown of the Cost Proposal is available on Chinmaya Mission Website.

A firm quote was obtained in 2021. However due to inflation, the prices of some of building materials increased. CMC also added some additional features which increased the total cost from \$3.3 Million in 2021 to 4.1 Million in 2023.

| DIVISION                   | 2021 PRICING           |
|----------------------------|------------------------|
| 2 - Demolition             | \$ 48,000.00           |
| 3 - Concrete               | \$ 280,868.00          |
| 4 - Masonry                | \$ 14,000.00           |
| 5 - Metals                 | \$ 9,650.00            |
| 6 - Wood & Plastics        | \$ 100,000.00          |
| 7 - Thermal & Moisture     | \$ 42,000.00           |
| 8 - Openings               | \$ 122,500.00          |
| 9 - Finishes               | \$ 301,100.00          |
| 10 - Specialties           | \$ 25,000.00           |
| 13 - Special Construction  | \$ 600,882.00          |
| 21 - Fire Suppression      | \$ 100,000.00          |
| 22 - Plumbing              | \$ 80,600.00           |
| 23 - HVAC                  | \$ 230,000.00          |
| 26 - Electrical            | \$ 300,000.00          |
| 31 - Earthwork             | \$ 198,500.00          |
| 32 - Exterior Improvements | \$ 300,000.00          |
| 33 - Utilities             | \$ 102,500.00          |
| 34 - Septic System         | \$ 100,000.00          |
| Building cost              | \$ 2,955,600.00        |
| General Conditions         | \$ 192,000.00          |
| Fee                        | \$ 152,400.00          |
| <b>Total Cost</b>          | <b>\$ 3,300,000.00</b> |

## Additional Cost - \$750,000.00

- 6 new classrooms as a enclosed whitebox – ~3600-4000 Sq.ft to accommodate future expansion
- Furniture & Safety related Fixtures
- Material and Labor cost increase from 2021 estimated budget



# Building Fund Status



**Loan Value = \$2.8 Million**  
**10 Year Term w/ 25 year Amortization**  
**Rate of Interest = Approx 6.5%**  
**Est. Monthly Mortgage = \$ 21,800**  
**Est Yearly Mortgage = \$250,000**

Thanks for the generous contribution from Indian Community, the Mortgage for the current 9.5 Acre land & property valued at \$900K was paid in 2014. Following the Pay-Off, CMC started raising money for the new New Building while planning for the various activities. Here is the breakdown of the Inflow & Outflow for the new Building Fund

| NEW BUILDING FUND INFLOW & OUTFLOW – November 2023                                                                      |                    |                    |
|-------------------------------------------------------------------------------------------------------------------------|--------------------|--------------------|
| Pre-Construction Phase – from 2018-2022                                                                                 | INFLOW             | OUTFLOW            |
| Donations Received FOR NEW BUILDING FUND up to Dec 2022.                                                                | \$416,600          |                    |
| <b>Preconstruction Services:</b><br>PROJECT –Engineering, Architect Fees, Land Testing, County Approval and Permit fees |                    | \$400,540          |
| Construction Phase – April 2023 – Jan 2024                                                                              | INFLOW             | OUTFLOW            |
| Bricklaying Fund Drive – April 2023                                                                                     | \$275,000          |                    |
| Buckeye Bank Mortgage Loan – May 2023                                                                                   | \$2,800,000        |                    |
| Funds Support from Chinmaya Mission West (CMW) – Advance to be repaid                                                   | \$200,000          |                    |
| Short term funds from Sevaks                                                                                            | \$190,000          |                    |
| Payout to General Contractor                                                                                            |                    | \$3,300,000        |
| Additional cost incurred for classrooms and price increase                                                              |                    | \$750,000          |
| Short term funds Repayment to Sevaks                                                                                    |                    | \$190,000          |
| 1 Year Mortgage Reserve Escrow                                                                                          |                    | \$250,000          |
| <b>Total</b>                                                                                                            | <b>\$3,465,000</b> | <b>\$4,490,000</b> |

**DEFICIT = \$1,025,000.00**



**NEED TO RAISE \$1.025 Million by Jan 2024**





# 1 Million Fund Raising

We are at the momentous occasion to make have this facility for the benefits of Central Ohio Indian Community. LET US WORK TOGETHER TO ACHIEVE IT TOGETHER FOR OURSELVES AND FOR THE GENERATIONS TO COME.

## 3 WAYS TO HELP US REACH THIS GOAL

### #1 DONATIONS

The Central Ohio Indian Community has donated generously to the cause of CMC. On an average the Community has given an average of **\$140k – 160K** during our Annual Fund Raising. In Apr 2023, the community gave **\$275K** for Brick Laying Ceremony. Our goal is raise \$350K to meet the current obligations

**GOAL**

**\$350,000**

### #2 INTEREST FREE LOAN

We are seeking Interest Free loan for a specific period which will help us complete the project in time. Depending on the individual circumstance, we are requesting Loans for 6, 12, 18 or 24 months. The min amount requested in \$10,000 and in multiples of \$5000.

**GOAL**

**\$250,000**

### #3 INTEREST BEARING LOAN

We are asking for interest bearing Loans, also known as Congregation Loans. This option is for Ohio residents only. We are requesting the Interest bearing loan of a minimum of \$25,000 and multiples of \$5000 thereof for a period of 3 or 5 years. The 3 year loan will pay 5% simple interest and 5 year loan will pay 6% simple interest. **A separate loan document with FAQ is enclosed.**

**GOAL**

**\$400,000**



# Payback Plan

The new building provides a unique place for various spiritual and cultural activities for the Indian community in Central Ohio. The building plan caters to Classroom and Group learning. With the rapid growth of Indian Community in Greater Columbus area, the following streams of donations ensures that the Mortgage payments can be met in the Short term. In the long term, the plan is pay off the Loan as early as possible, so that Phase 2 – Auditorium setup & Phase 3 - Laxmi Narayana Temple, can be started.

## 1 Increased Membership

The current membership is average around 80 families. The new facility can handle activities to 200 families. The current membership fees of **\$299** is low. In the new facility, the membership fees will be **\$499**.

## 2 Weekday Classes

With the arrival of Resident Brni Stutiji, more weekday classes for different demographics. There will additional cultural & enrichment classes conducted during weekdays.

## 3 Camps/ Yagnas

The new facility allows CMC to conduct seasonal camps throughout the year, generate more donations. A min of 4 major camps will be run, each generating 20-25K in returns

## 4 Annual Fund Raising

CMC has raised an avg of \$150k to \$180K at past Fund Raising Events, done once in 3 years. CMC plans to host a **Yearly Event** in the 1<sup>st</sup> week of December of every year

## 5 Facility Rentals

The Multipurpose Hall with Cafeteria is well equipped to handle social events like Birthdays, Anniversaries etc. The Classrooms will be rented for tutors to conduct enrichment classes like Vedic Maths, Language, Chess, STEM etc,

## 6 Shishu Vihar/ DayCare

The Powell location is one of the fastest growing area with a large Indian community. The new building can conduct Day Care based on Shishu Vihar model successfully run in Los Angeles & Washington DC

| Current Annual Fund Inflow                                                       | Projected Fund Inflow with New Facility                                                                |
|----------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------|
| Regular Activities & Camps = \$80,000<br>Average Annual Fund Raising = \$150,000 | Regular Activities & Camps = \$150,000<br>Facility Rentals = \$50,000<br>Annual Fund Raising = 250,000 |
| <b>CURRENT ANNUAL AVG = \$230,000</b>                                            | <b>Projected ANNUAL AVG = \$450,000</b><br>(not considering Day Care revenues)                         |



CMC does NOT have anyone on payroll and all activities are managed by volunteers. CMC spends zero dollars towards payroll





# 1 Donation Form

CMC is registered as a non-profit organization registered as 501(c)(3) Tax-Exempt Organisation and is overseen by a Board of Trustees. The day-to-day operations are run by dedicated volunteers and managed by an Committee Members without any remuneration. 100% of the funds goes to operations

## Personal Details

Full Name: \_\_\_\_\_

Spouse Name: \_\_\_\_\_

Phone: \_\_\_\_\_ Email: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_ Postcode: \_\_\_\_\_

## Pledge Levels

| LEVEL           |           | Check One                |
|-----------------|-----------|--------------------------|
| Diamond/ Vajra. | \$50000+  | <input type="checkbox"/> |
| Gold/ Suvarna   | \$35,000+ | <input type="checkbox"/> |
| Silver/ Rajata  | \$20,000+ | <input type="checkbox"/> |
| Copper/ Tamra   | \$10,000+ | <input type="checkbox"/> |

**Vajra** - Sponsor/ or name(s) of his/ her choosing will be displayed at specific locations of the new building.

**Rajata & Suvarna** - Name of the sponsor will be recognized on a new "Temple Donor Wall" post construction

**Rajata** - Donors will be recognized in the commemorative booklet released during various milestone events

## Donor-Advised Fund (DAF)

DAF allows you to securities or other assets from your 401(k) or your Trust and to take an immediate tax deduction. Those funds can be invested for tax-free growth, and you can recommend grants to Chinmaya Mission Columbus, which is an IRS-qualified public charity. Donor-advised funds are the fastest-growing charitable giving vehicle in the United States because they are one of the easiest and most tax-advantageous ways to give to charity. **Some of the current CMC members have donated via DAF.**

With DAF, (a) you make a tax-deductible donation (b) Grow your donation tax-free (c) Support Charities now or over time. Please reach us on 614-404-7703 or 614-218-3553 if you need more information.



# 2 Interest Free Loan

I/We Mr/Mrs/Miss \_\_\_\_\_ would like to commit to advancing, as an Interest Free loan, a sum of Dollars \_\_\_\_\_ thousand (multiple of \$5,000) for the following fixed term as indicated below to Chinmaya Mission Columbus (CMC) for the purpose of construction of the mission's New Building in Powell, Ohio.

- |                                    |                                    |
|------------------------------------|------------------------------------|
| <input type="checkbox"/> 6 months  | <input type="checkbox"/> 12 months |
| <input type="checkbox"/> 18 months | <input type="checkbox"/> 24 months |

The amount of my/our pledge, as stated above, will be available by:

- |                                                       |                                            |
|-------------------------------------------------------|--------------------------------------------|
| <input type="checkbox"/> November 30, 2023 or earlier | <input type="checkbox"/> February 29, 2024 |
| <input type="checkbox"/> December 31, 2023            | <input type="checkbox"/> March 31, 2024    |
| <input type="checkbox"/> January 31, 2024             | <input type="checkbox"/> April 30, 2024    |

and will be mailed/delivered to Chinmaya Mission Columbus within ten days of a request for funds from CMC.

Full Name: \_\_\_\_\_

Spouse Name: \_\_\_\_\_

Phone: \_\_\_\_\_

Email: \_\_\_\_\_

Address: \_\_\_\_\_

City: \_\_\_\_\_

Postcode: \_\_\_\_\_



# 3 Interest Bearing Congregation Loan

## What is Congregation Loan?. What is the Process:

Congregation Loans are unsecured loans raised by nonprofit religious organization. Chinmaya Mission Columbus is part of Chinmaya Mission West, which has over 49 centers in North America. The congregation loan raised by Chinmaya Mission Columbus. **Please refer to the Congregation Loan document with Forms & FAQs.**

### Process:

1. Participant signs and returns a 'Loan Pledge' form to Chinmaya Mission Columbus (CMC)
2. Participant completes the Nominee Designation Form and arranges to send a check (made payable to CMC) to the treasurer of CMC.
3. Upon receipt of Funds by CMC a promissory note duly signed by the president and treasurer, on behalf of CMWRC is given to the lender. The Promissory Note is on CMWRC's official letterhead.

### Loan Details:

- Minimum Amount: \$25,000. And in multiples of \$5,000 after \$25,000.
- Loan Period: 3 years & 5 Years.
- Interest Rate:  
For 3 Years Term: @5.0% per annum – simple interest rate.  
For 5 Years Term: @6.0% per annum – simple interest rate.

### Interest Payment & Loan Repayment.

The interest will be payable in the month of January each year for the immediately preceding year. The principal will be payable at the end of the three or five term as agreed with the Lender.





## Aerial View of the Building



## Activities at New Facility Coming Soon

- Balavihar-
- Junior CHYK/ CHYK
- Ayurveda
- Jnana Yagna
- Enrichment Programs
- Shishuvihar/ Day Car
- YEP – Youth Empowerment Program
- Indian Classical Dance
- Summer Camps
- Indian Language Classes-
- Sethukari – For young Adults
- Swaranjali - Indian Classical Music
- Yoga
- Devi Group

## CONTACTS

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