

KINGDOM HALL PROPERTY EVALUATION

INSTRUCTIONS: Before committing a congregation to purchase or build on any piece of property, a careful evaluation should be made of the following items to make sure that the property is suitable to build on, that we have the legal right to build on it, and that there will be no hidden costs or potential dangers.

Property Location: _____ Lot Area: _____ m²

Congregation(s): _____

Type of Building Permitted: _____

Owner: _____ Price: _____

Property Evaluated By: _____ Date: _____

Is this a good location for a Kingdom Hall?

- 1. Is the property located in proximity to where the majority of the brothers live? Is public transportation available for the brothers? _____
- 2. How many congregations will be able to use a Kingdom Hall in this location? _____
- 3. Is the property visible? Will its location give a good witness to the community? _____
- 4. In what kind of neighborhood is the property located? Are there undesirable places nearby (e.g., brothels, bars, dance halls)? Are there any squatters that will be a challenge to deal with? _____
- 5. How do local people consider the area? Is the neighborhood safe, or will people be concerned about their safety when coming to a Kingdom Hall in this location? How likely is vandalism? _____
- 6. Are there any sources of noise or odors that may disturb the meetings (e.g., factories, airports, or highways)? _____

Is the property large enough for a Kingdom Hall?

- 7. How many parking spaces must be provided? _____
- 8. What are the setback requirements from the property lines and the street (in meters)? _____
- 9. How much open area must there be? Does it include parking? _____
- 10. According to zoning requirements, what is the maximum allowable floor area (in m²)? _____
- 11. How much area is required for bathrooms or on-site disposal of sewage (in m²)? _____
- 12. Are there easements or right-of-ways (e.g., power lines, paths, or walks) through the property? If so, please describe. _____
- 13. Does the shape and terrain of the property allow for its full use? Is there a slope? If so, how much? _____

Is the property suitable for a Kingdom Hall?

- 14. Is there a danger of flooding on the property? Does any adjoining property drain onto this property? _____
- 15. Was the property previously used as a dump for trash, loose backfill, or chemical wastes? _____
- 16. What types of buildings exist nearby? Do they show any signs of settlement? _____
- 17. What type of soil is found on the site? _____
- 18. What is the load-bearing capacity of the soil? _____
- 19. Is there public water adjacent to the site? If not, can a well supply sufficient water? Would it be safe? Are there any potential sources of contamination? _____
- 20. Is there a public sewer adjacent to the property? If not, is sufficient land available to install a sewage disposal system that is common to the area and acceptable to local authorities? _____
- 21. Does electrical power come to the site? How reliable is it? What is the capacity? _____

How feasible is it to build a Kingdom Hall on this property?

- 22. Is it possible to obtain clear title to the property from the owner(s)? _____
- 23. Will the authorities allow the construction of a Kingdom Hall on this property? _____
- 24. Are there any hidden costs, such as special assessments, unpaid taxes, or liens? _____
- 25. Can purchase of the property be contingent upon receiving all necessary permits? _____
- 26. Does the property have legal access to a public road? _____
- 27. Are there future planned developments that will affect this site? If so, what are they? _____