

## Policy Regarding Proceeds from the Sale of Property

POLICY NAME: Policy regarding Proceeds from the Sale of Property	Date Amended: February 12, 2026
	Review date:
Purpose: The purpose of this policy is to clarify expectations of Communities of Faith regarding the sale of Church Property. <i>The Manual C.2.6.</i>	

### Preamble

This document outlines the Conseil régional Nakonha:ka Regional Council's policy and best practices regarding use of proceeds from the sale of church property with a view to encouraging the sharing of resources within the United Church of Canada, while being respectful of the rights and ongoing contributions of communities of faith.

This policy applies only when Regional Council consent is required and does not affect assets of less than \$50,000.

### Policy

#### Community of Faith that is not disbanding

When Church Property is being sold by a Community of Faith that is not disbanding, the following guidelines for the use of net proceeds\* from the sale are meant to encourage a forthright discussion with the Community of Faith as to the opportunities for sharing of resources within the broader Church, and the Regional Council commits to being prayerfully respectful of the continuing needs of the Community of Faith to continue ministry in new and dynamic ways and may waive any or all of the following after such discussion. **All such funds shall be remitted (after deduction of the expenses of sale) to the Finance and Extension Board, to be disbursed as follows:**

- a) 10% be remitted to the United Church of Canada for the on-going support of Indigenous Ministry.
- b) 5% to 10% be remitted to the Mission & Service Fund of the United Church of Canada.
- c) 10% of the net proceeds from the sale be remitted to Nakonha:ka Regional Council to support a Granting and Enabling Strategic Fund of the Regional Council held by the Finance and Extension Board with disbursement at the direction of the Regional Council on the recommendation of the Granting and Enabling Leadership Team (GELT). The terms of reference of such Fund shall be proposed by GELT and approved by Regional Council.
- d) The remainder to be retained by the Finance and Extension Board for the Community of Faith with an approved ministry plan for the use of the proceeds by the Regional Council that is financially sustainable. The Regional Council will normally require that the remaining capital from the sale be protected and invested and that the Community of Faith be limited to drawing up to 5% of the value of the invested capital in any given year to support its operating budget. If the Community of Faith puts before the Regional Council a ministry plan, the Regional Council may allow the Community of Faith to use some or all of the remaining capital from the sale to implement the ministry plan. This may include capital expenses.
- e) **The ministry plan mentioned in section (d) above is negotiated with the Regional Council and must view the needs of the United Church in the whole of the region included by the community of faith and must be focussed on the strategic interests of the United Church as communicated by the Regional Council, as well as continuing the specific elements of the ministry of that particular community of**

faith that can be continued forward. In particular any donations outside the United Church and its partners must be specifically authorized. This Plan is administered by the Finance and Extension Board of Regional Council on behalf of all parties.

- f) Until the Regional Council has approved the Ministry Plan, the Finance and Extension Board shall not make any disbursement from this portion, except with the approval of the Regional Council.
- g) The Community of Faith shall report annually to the Finance and Extension Board on its expenditures under the Ministry Plan.

#### **Community of Faith that is disbanding**

When Church Property is being sold by a Community of Faith that is disbanding, the **same rules** shall apply **with the following differences**, unless the Regional Council concludes that this would be contrary to the basis on which the assets were acquired or built up or otherwise contrary to the interests of the United Church in this instance:

- h) **a and c apply, the full 10%** be remitted to the United Church of Canada Mission and Service for on-going support of the ministry of the wider church.
- i) The Regional Council **is free or not to agree or amend the plan of distribution proposed by the Community of Faith with the same criteria identified in sub para e above.**

#### **Manses**

In the specific case of manses this Policy does not apply to non-disbanding Communities of Faith as they are expected to need such funds to house ministry personnel. If this is not the case, or if the community of faith does not require such resources, subsection e above will apply.

#### **General**

This policy shall be administered in a manner to encourage all folk involved to have input into the outcome which is to balance the contributions and continuity of communities of faith with the sharing required with the broader United Church of Canada