



## **Salem Sustainability Task Force SALEM LUTHERAN CHURCH**

**Notice of Special Congregational Meeting  
Sunday, December 12, 2021, 10:20 AM**

Looking for a more acceptable outcome, the Salem Sustainability Task Force (SST) reopened the search for a buyer for some or all of the church's real property. The SST once again asked the Reverend Tim Stein from Verse 4 to advise us on an appropriate process. The SST revised the procedure to streamline the process. The SST reestablished a relationship with both George Shawah of Baldwin and Pearson and Daniel Schopick our lawyer of record on the last attempted sale.

After offers from developers and from faith-based organizations, the SST decided that accepting the offer from the Ephraim Seventh Day Adventist church of Bridgeport would best meet the mandate from the Salem membership. This proposal was accepted based on total pricing, ability of buyer to complete the transaction and the closest match to our priorities.

The proposal calls for:

- 1) A sale of the complete property with a closing on or before March 1, 2022 subject to common contingencies regarding title, environmental and financing. Since the buyer is a religious organization, there should be no zoning contingencies.
- 2) Salem will vacate the building on or before the closing date. Additionally, Salem will supply a list of items which they wish to remove from the building.
- 3) Both churches will maintain right-to-cancel the sale at the discretion of their respective general membership.

This proposal does not currently include any provision for Salem to continue worshipping at 3160 Park Avenue. The SST is currently negotiating a rental space in a local church. This will allow further investigation of a permanent new home.

Accordingly, the Salem Council presents the following motion for this meeting.

**Motion: That the Salem congregation accept the proposal herein described and vote to follow through with the transfer of ownership from the congregation to the buyer.  
Further, that the congregation grant and assign the power and responsibility for completion of the process to the Salem Council.**