

Report From the Administrative Commission on Congregational Property

9/20/2024

Important Information for Churches

G-4.0206 Selling, Encumbering, or Leasing Church Property from the Book of Order

a. Selling or Encumbering Congregational Property

A congregation shall not sell, mortgage, or otherwise encumber any of its real property and it shall not acquire real property subject to an encumbrance or condition without the written permission of the presbytery transmitted through the session of the congregation.

b. Leasing Congregational Property

A congregation shall not lease its real property used for purposes of worship, or lease for more than five years any of its other real property, without the written permission of the presbytery transmitted through the session of the congregation.

All leases executed by NCP Sessions must contain the following language:

"Notwithstanding anything contained in this Lease/License to the contrary, in the event that the Landlord as a religious organization is dissolved, Lessee or the National Capital Presbytery may terminate this Lease/License, provided that notice of such dissolution is provided to Lessee at least ninety (90) days prior to the anticipated date of dissolution, and (ii) the Lease/License shall not terminate for ninety (90) days after the date of such dissolution unless otherwise agreed by the Parties."

The Presbytery has empowered the Administrative Commission on Congregational Property with the powers of an Administrative Commission to consider and approve requests from churches to lease, sell or encumber the real property of a church. Any action in this regard by a congregation without the Presbytery's permission will not be recognized as legally valid.

If your church is considering leasing, selling, or encumbering real property please contact the Director of Business Affairs, Heather Deacon, hdeacon@thepresbytery.org.

- Clarendon Presbyterian Church (Arlington, VA)

Reviewed and approved a request to extend their Letter of Intent with APAH for the purpose of redeveloping their worship and non-worship property.

*Under its authority as an Administrative Commission of National Capital Presbytery (NCP), the Administrative Commission on Congregational Property (ACCP) **grants approval** for Clarendon Presbyterian Church to extend the existing Letter of Intent (aka "Term Sheet") with Arlington Partnership for Affordable Housing which outlines the terms pertaining to the redevelopment of their worship and non-worship property for purpose of affordable housing. ACCP authorizes the appropriate representative from National Capital Presbytery to sign said extension. Extended expiration date to be October 31, 2024.*