

Guidelines for the Use and Sale of Congregational Property

WE RECOGNIZE THAT OUR RELIGIOUS STEWARDSHIP IS MANAGEMENT AS SACRED TRUST.

As Sisters of St. Joseph, our charism calls us to love of God and neighbor without distinction. In living out the values of our Charism and Mission, we work to keep the needs of our dear neighbor, our Congregational members, and Earth alive in all decisions concerning the transformation and disposition of our real properties.

We choose to engage in a process of prayerful discernment informed by Gospel values in line with the church's social teaching centered on concern for the poor, unmasking the systems that perpetuate poverty, and a commitment to transformative justice.

We work so that the present needs are met without compromising future generations' ability to meet their own needs.

Therefore, we determine:

- ❖ To view the concerns for the dear neighbor, the care and well-being of our community members, and Earth through the lens of our Mission.
- ❖ To prioritize opportunities that will be transformative for the lives of people who are poor and underserved with a particular emphasis on immigrants, women, and girls.
- ❖ To research and explore partnerships as we engage in individual and communal discernment that will include adherence to our CSJ Land Ethic.
- ❖ To be purposefully attentive to the role that real property has contributed to systemic racism and segregation and the resulting inequalities in housing, education, and medical care when making decisions regarding the disposition of our real property.

GUIDELINES

In light of the preceding, we affirm the following guidelines:

➤ **Regarding the Repurposing of Community Property:**

Priority is given to individuals or groups whether members of the Congregation or those outside of the Congregation whose demonstrable purpose in using a property is to advance the mission of the Sisters of Saint Joseph which is aligned with the values of the gospel and church's social teaching, especially in their concern for the poor regardless of their race, religion, ethnicity, gender, sexual orientation or civic status.

In the event that a property cannot be repurposed according to what is outlined here, let the property be considered "alienable" in accord with the conditions established for the sale of property.

➤ **Regarding the Sale of Community Property:**

To engage in the sale of community property, any alienation of property will be guided by the following:

In the case of a potential buyer with the intention neither to use the purchased property to advance the mission of the Sisters of Saint Joseph, nor to use it in any way that would violate the values and mission of the Sisters of Saint Joseph, let the property be sold at fair market value and let the proceeds be used to advance the mission of the congregation.

In the case of a potential buyer, whose intended use of the property demonstrably aligns with the mission of the Sisters of Saint Joseph, and who is unable to pay fair market value, let the property be sold at a negotiated price.

Therefore, we envision that the revenues received from all property transactions will be utilized in ways that resonate with our desires to make a difference not only in the lives and systems of people in our world today but also in the lives and systems of those who will carry on after us.

In the spirit of transparency,

- The Leadership Team, in dialogue with sisters involved in a specific property, will apprise the Congregation of the intention to repurpose or sell the property.
- When a property is repurposed or sold, the Leadership Team will communicate an explanation as to how the decision was made in compliance with these guidelines.
- If it were not possible to follow the guidelines in making the decision, an explanation of the decision will be given.