

Notes from February 22 All-parish Meeting

Questions & Comments after Task Force Presentations

1. **Estimate the full costs of rehabilitation of our existing facility.**
 - Will renting to other organizations endanger our nonprofit status? (We can rent to other nonprofits)
 - Does the \$3M figure include any fundraising or financing costs? (no)
 - Can this project be broken into pieces and implemented over time or does it have to be done all at once?
 - Is it possible to break the project into work that only a professional can do and work that volunteers could do?
 - I hope we can save the nave but we could talk about a new parish house
 - Under what circumstances or if we spend what amount of money does that require us to bring everything up to Evanston building codes?

2. **Provide a realistic cost/benefit analysis of the optimal utilization of the existing physical plant.**
 - If we are talking about renting out for weddings, have we considered the ability to do receptions and rehearsal dinners – such as kitchen requirements?
 - Christ Church, Winnetka has a pre-school and would be a good resource
 - A church in Atlanta (attended by Judy Pusch) had a day care facility in partnership with a corporation.
 - How would the local neighborhood react to our providing space to some of these groups – would there be traffic, parking, density issues?
 - How would parking be handled?
 - We could provide space to other nonprofits for their fundraisers
 - Classroom space and capability for internet could generate advertising income – how to establish/train a choir? Other how-to's

3. **Conduct valuation for the purpose of disposition of the current physical plant and its non-transferable contents**
 - St. Ignatius of Antioch sold their church and rebuilt
 - Regarding questions about the organ, it was built specifically for that space. There is a wide spread between the replacement value and the street value if we were to sell it
 - We should think about this carefully – buildings like this don't get built anymore
 - We should consider if we could live more simply in this space
 - Do we have any idea how much demolition would cost?

4. **Make a case for the highest and best use of the parish house footprint.**
 - Could we team up with some other parishes to use this space?
 - Are there opportunities for funding because this is a historic building?
 - Grace Episcopal Church in Sheboygan tore down and rebuilt their church – get in touch with them

- Investigate what the Evanston Library branches are doing
- General Theological Seminary in New York built a conference center on its property for use by for profit and nonprofit groups (and incurred a huge debt)
- Could we provide worship space for other denominations?

5. Assess the feasibility of strategic partnerships with major Evanston institutions.

- This raises lots of possibilities to combine work with other task forces
- Paula Barker volunteered to talk with this task force regarding the Seminary's plans
- If we could have interactive video capability in this space it would be more attractive to other groups
- Seabury might be interested in collaborating with St. Luke's for spiritual direction and development.

6. Assess the feasibility of strategic partnerships with other Episcopal parishes in Evanston

- It would be good to work more collaboratively with other churches on some social justice issues
- Expand investigation to collaboration with other churches in our neighborhood
- How about all four Evanston Episcopal churches leaving their sites and moving together into a totally new place?
- All four churches build a mega-church on the Seabury site and let them come here (too late in their deliberations)
- Become "St. Luke's Worship Corp" – rent to all; redefine our relationship to this property

7. Explore current trends in the design and use of space for churches

- Check out North Shore Senior Center which is in a converted warehouse
- How are we going to raise the money for all this once we decide what to do?
- It would further our interests and mission to align with a Jewish congregation
- St. Alban's, Cleveland Heights, shares space with a Jewish congregation
- Is anybody looking into alternative uses for all the unused space in the church building?
- Check with Reba Place about their site in Evanston