

## **A PRUDENTIAL RESOLUTION<sup>1</sup>**

### **AUTHORIZING THE SALE OF THE TALAHI PROPERTY**

Submitted by the Michigan Conference Board of Directors

1 **BE IT RESOLVED, that the Michigan Conference United Church of Christ authorize the**  
2 **Board of Directors to sell or lease the Talahi Property as a non-commercial recreational space..**

3 **BE IT RESOLVED, that the Board of Directors agree to negotiate for a lease back**  
4 **arrangement in any sale agreement allowing an independent not-for-profit corporation to**  
5 **operate a Camp on the property.**

6 **BE IT FURTHER RESOLVED, that proceeds from a sale or lease of the Talahi property be**  
7 **held in trust by the Michigan Conference UCC, with income to be allocated by the Board of**  
8 **Directors for the work of the Conference, a portion being reserved to endow a youth and**  
9 **young adult ministry priority, with the option of supporting a staff position focused on this**  
10 **ministry.**

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<sup>1</sup>Prudential Resolution proposed by the Michigan Conference Board of Directors

**BIBLICAL AND THEOLOGICAL RATIONALE:** *And God said, “Let the waters under the sky be gathered together into one place, and let the dry land appear.” And it was so. God called the dry land Earth, and the waters that were gathered together God called Seas. And God saw that it was good (Gen 1:9-10).* Honoring and providing ways to ensure that land is held in its natural state is “good”. Preserving the natural beauty of the Talahi property is a valuable goal.

*The land shall not be sold in perpetuity, for the land is mine; with me you are but aliens and tenants. Throughout the land that you hold, you shall provide for the redemption of the land (Lev. 25:23-24).* This may be the time to take our private holding of a piece of land and release it for public use.

*Sell your possessions, and give alms. Make purses for yourselves that do not wear out, an unfailling treasure in heaven, where no thief comes near and no moth destroys. For where your treasure is, there your heart will be also (Lk 12:33-34).* A group of passionate people, who love the Talahi property, have given the Michigan Conference a wonderful gift: The vision that ministry with and for youth and young adults must be central our ministry together. With or without property, we must move ahead to ensure that we have hearts for our youth and that our treasure makes that ministry a priority.

*All who believed were together and had all things in common; they would sell their possessions and goods and distribute the proceeds to all, as any had need (Acts 2:44-45).* The Board of directors believes that selling the property will be in the best interest of the whole conference and that the proceeds may then be distributed to youth and young adult ministries that are in need of assistance at local, association, conference and national levels.

**SUPPORTIVE STATEMENT:** Ministry for youth and young adults is changing. Although some youth and young adults find that camping is a transformative experience, many are opting to participate in work trips, regional or national youth events, and connecting through social media.

The Board of Directors of the Michigan Conference United Church of Christ is charged to make financial and ministry decisions for the whole conference.

The Talahi property is a resource that could be used to benefit youth and young adult ministry across the conference, including providing an opportunity for a camping and/or outdoor ministry experience. By selling or leasing the property, funds may be used to endow youth and young adult ministries for the present and into the future. We have the opportunity to provide ministry in multiple settings: an endowment that could be used to ensure that national, regional, conference, and local youth events, mission trips, Synod and camping is accessible to all.

The task force appointed by the Board of Directors in 2010 recommended that the best use and utilization of the Talahi property was to sell the property and if possible provide for a lease arrangement that would allow a camp to be operated by an independent not-for-profit corporation on the property.

The State of Michigan through the Department of Natural Resources is interested in purchasing the Talahi property. The State of Michigan Department of Natural Resources plans to add the Talahi property to state-owned land that borders the Talahi property and keep all such land in a natural undeveloped state, save for the portion of the Talahi property already developed as Camp Talahi. They have already indicated that a lease back opportunity could be available.

Sale or lease of the property will preserve the property as a non-commercial recreational site. It will eliminate the liability and drain of resources from the Michigan Conference. It will provide additional resources for increased ministry with youth and young adults in the Michigan Conference UCC.

**Implementation:** The Board of Directors of the Michigan Conference UCC will be responsible for implementation.

**Budgetary Implications:** Additional funding will be available for ministry with youth and young adults.