

	We Gather before God	
	Call to order and Constitution Land Acknowledgement	Moderator: H. Bryant
	Roll & Regrets	Clerk: C. Persaud
	Approval of Docket	
	Knox Interim Moderator Report	Rev. Dr. Chris Joiner
	Initial Presentation *Contingent on recommendation being approved	Joel Den Haan
	Prayer	Moderator/Appointee
	Time and place of next meeting The next regular meeting of the Presbytery will be Tuesday, September 23, 2025 at St. Andrew's, Calgary with lunch at noon, induction of Moderator at 1 PM. The meeting begins at 2 PM. Adjournment Benediction	Moderator

We Gather before God**Business Arising****Knox, Calgary Interim Moderator Report** – Rev. Dr. Chris Joiner**Excerpt - August 13, 2025**

Following a Knox Conversation Team meeting with the new Interim Moderator on **June 18**, during which concerns were expressed about the process to date and the belief that during the first conversations the Knox vision for an ongoing Presbyterian presence in Rutland Park was not properly understood by potential amalgamation partners, a decision was made for the Conversation Team to share these concerns with the Session in its regular meeting on **June 25**.

The Conversation Team shared the concerns with the Session at the regular meeting. The Session determined that the conversations with potential amalgamation partners would be more productive if a document was produced outlining Knox's vision. An emergent meeting of Session was called for **July 23** for the purpose of drafting the document.

The document was drafted in the emergent meeting of Session. It is attached to this report.

Second conversations were conducted by the team:

July 24 – Varsity Acres

July 25 – St. Giles

July 28 – St. Andrews

Following the final conversation on **July 28**, the team had a fulsome, prayerful discussion, after which the team agreed that they would recommend to Session that Knox pursue amalgamation with St. Giles.

MOTION: That Knox Session petition the Presbytery of Calgary-Macleod to grant permission for Knox to develop an amalgamation plan in partnership with St. Giles, and that this petition be communicated to the Session of St. Giles immediately.

The motion was considered in an emergent Session meeting on August 12 and unanimously approved.

Knox, Calgary Extract Minute – August 12, 2025

Knox Presbyterian Church
Emergent Session Meeting
August 12, 2025

MOTION by Moira Brownlee, SECOND by Iris Jung: That Knox Session petition the Presbytery of Calgary-Macleod to grant permission for Knox to develop an amalgamation plan in partnership with St. Giles, and that this petition be communicated to the Session of St. Giles immediately.

APPROVED

Vision Statement for Amalgamation Conversations

Knox Presbyterian Church

July 23, 2025

We are a people deeply committed to Christ's mission in the world. We value the full inclusion of LGBTQIA+ persons, ongoing conversations around Truth and Reconciliation with Indigenous neighbours, and welcoming refugees.

We believe we can contribute a missional perspective and commitment to justice and compassion in partnership with a church that shares these values. We look forward to shared ministry in service to the mission of Christ.

We are a community hub for Rutland Park, sharing hospitality, acceptance, and authentic conversation with members of the neighbourhood.

Our members, many of whom are seniors, see Knox Presbyterian as their spiritual home.

We envision continuing to be a community hub, offering a spiritual presence in Rutland Park even as we amalgamate with another church. We are hoping to prayerfully explore creative options with an amalgamation partner for ways we can continue to be a spiritual home in Rutland Park for those who need it.

RECOMMENDATION: Moved by C. Joiner, seconded by C. Mannix that the congregations of Knox Presbyterian Church, Calgary and St. Giles Presbyterian Church request permission to propose an amalgamation plan to the presbytery.

St. Giles Extract Minute – August 19, 2025

The Presbyterian Church in Canada
The Session of St. Giles Presbyterian Church
Calgary, Alberta, Canada
Regular Meeting – August 19, 2025

Those present were:

Rev. Chandra Mannix, Toby Gaskarth, Jason Gaskarth, Sandra Cameron Evans, Dennis Daly, Joan Stellmach (Assessor Elder), YongKi Min (Assessor Elder)

Court was duly constituted to do the proceedings of the church

MOTION - Sandra moved that the Session of St. Giles ask the Presbytery of Calgary Macleod to grant permission for St. Giles and Knox, Calgary to prepare an amalgamation plan in pursuit of an amalgamation of the two congregations.
2nd – Toby

CARRIED

Next Meeting:

- Date: September 16, 2025
- Time: 7:00pm
- Location: St. Giles Presbyterian Church

Extracted from the Minutes

Toby Gaskarth
Clerk of Session

Initial Presentation

Joel Den Haan



Amalgamations and Property Matters
Some Learnings for Discussion- Presbytery of Calgary-Macleod
4 September 2025

1. *Are we working with the right building?*
Careful study of both facilities will avoid unanticipated costs, unnecessary losses, and sunk cost issues. Sadly, local church volunteers often bring prior knowledge and

unacknowledged biases to planning processes. As faithful as they are, congregational participants have difficulty remaining objective about the buildings they have operated for many years. Pinchin (for example) facility analysis for both facilities will help determine needs and opportunities in an unbiased way

2. *What are we going to do with these spaces?*

Expert external real estate analysis for both properties- what are the area opportunities? What regulatory influences impact the properties? What kinds of usages are feasible on the site? I have worked with Avison Young for appraisals and real estate evaluations, there is a strong understanding there of church and non-profit needs. Avison Young analysis can include commercial appraisal to determine valuations properly; a proper commercial appraisal is highly recommended for both properties coming into an amalgamation.

3. *What impact can we have on the local community?*

Although the local neighbourhood may not have contributed in traditional financial ways, harsh experience has taught that when local churches change or leave the community, public opinion matters. When we seek to engage with the community, local neighbours and organizations often respond positively. Conversely, when we exit the location without considering community interests, a backlash can occur that disrupts ministry in unpredictable ways. Good news: Knox community analysis has already largely been done in prior efforts- just need to update data to be able to consider how best to engage the neighbours.

4. *Should we sell- or are there better options?*

I never recommend sale as first option. When we sell assets we lose future opportunities, along with compromising legacy asset value. Further, property transactions often lead to "sale to our competition", which impacts our own ministry growth as well as often burdening transactions with long sale conditions (church buyers rarely pay retail, and rarely have cash). Finally, church properties almost always require significant regulatory changes in order to be used in other ways. Land Use Redesignation is a complicated and expensive process, particularly for infill/ inner city locations. In the face of this, non-religious purchasers will always try and discount offer prices to offset the extra work and expense they know will be required.

In the face of all these concerns, I tend to seek to reframe the thought process away from a "sell/ pocket the cash" scenario, toward a consideration of optimizing cash flow. Is there an efficient way to utilize the assets we hold to generate cash flow toward the new, amalgamated ministry? For example, we might consider a head lease/ land lease agreement to suitable organizations/ groups of organizations. Such a structure

<p>generates cash flow without forcing risks and losses associated with outright sale. If interested, I have resources and referrals who can assist with lease analysis, potential lease writing, and legal support.</p> <p>Respectfully Submitted,</p> <p>Joel Den Haan Joel Den Haan Consulting Group</p>	
<p>Prayer</p>	<p>Moderator/Appointee</p>
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