

-ANGLICAN CHURCH OF LUXEMBOURG CHURCH COUNCIL

Wednesday 9 January 2013
8 pm, the Vicarage

ABRIDGED MINUTES OF EXTRA MEETING

Present: The Rev'd Chris Lyon, the Rev'd Andrew Markey (Assistant Chaplain), Catherine Allen (Churchwarden), Sebastiaan Boelen, Tania Buhr (Secretary), Cheryl Fisher, Moira Hogg, John Overstall, Sarah Parkhouse (Treasurer), Rani Roloff, Neil Ross, Philippa Seymour, Chris Vaudrey (Churchwarden).

1. Welcome & prayer

The Chaplain, as Chairperson, opened the meeting at 8.05 pm with a prayer.

2. Apologies

Felix Rusere.

3. Property issues

The extra meeting had been called at short notice mainly to allow adequate time to discuss the property issues concerning the Vicarage. The Chaplain circulated the document that had been sent to all the interested developers ("Church Property Project – Specification and Critical Questions"), as well as the offers that had been received.

He outlined the series of meetings and contacts so far. There had been three parties to deal with: A, B and C. Offers had been received from A, which had already concluded a "compromis de vente" with the owner of the neighbouring house, and from B under the name of X. C had made an initial presentation but had not ultimately taken their proposals any further.

The Church had initially thought that the Vicarage site that could be developed was larger than subsequently proved to be the case (this depended on the Ville de Luxembourg's stipulations about the compulsory distance of the building from the road and on an "accord de voisinage" being agreed with the Ville de Luxembourg in connection with any future VdL plans for building on the adjacent plot). There were also a number of technical difficulties (the gradient of the land behind; a well, etc.) that might affect the building work on the site.

The choice was between two offers: A was offering the equivalent value of 245m² of space on the site, once developed, in the form of 2 apartments, and X was proposing a cash offer of N euro for the Vicarage site.

The Chaplain pointed out that the Vicarage site at 89 rue de Mühlenbach was convenient in many ways as it was quite central, had lots of on-street parking and good bus connections, and was situated near to the Kirchberg European School and only 20 minutes away from the Mamer school. He considered it a good idea to build the new accommodation required on this site. The question was whether to pursue negotiations with A for developing the site or alternatively to take the X offer and

find/build other accommodation.

He explained that it would take about two years to obtain the various permits needed to proceed with developing the site and then roughly another two years to carry out the building work. During the building work, alternative housing would have to be found (and paid for by the Church) for the Chaplain and the church office.

There was some discussion concerning a cash offer, and as to other matters that could be negotiated. The Treasurer, Sarah Parkhouse, thought it was important to obtain further tax advice on the whole property issue.

The Chaplain proposed that the Church pursue more serious negotiations with A, and, after some discussion, this was agreed. He also proposed that the Council draw up more precise questions on this matter to be discussed at the next meeting on 16 January 2013.

The Chaplain warmly thanked Chris Vaudrey and Catherine Allen for all their work on this issue, involving a significant commitment of time and goodwill. He also thanked Sebastiaan Boelen for his initial proposals and figures, and Neil Ross for his introduction to an agent.

4. Any other business

The Chaplain asked whether the Church would pay for a new computer for him at a cost of around 500 euro. This would be to replace his own one, now failing, which he had been using to date for church business. On a proposal from Chris Vaudrey, the Council agreed to buy the Chaplain a new computer.

5. Date of next meeting

The date for the next meeting was confirmed as Wednesday **16 January 2013**.

6. Closing prayer

The meeting closed with a prayer at 10.07 pm.