St. Hubertus Historic Church Town Hall

Agenda

Historic Church History

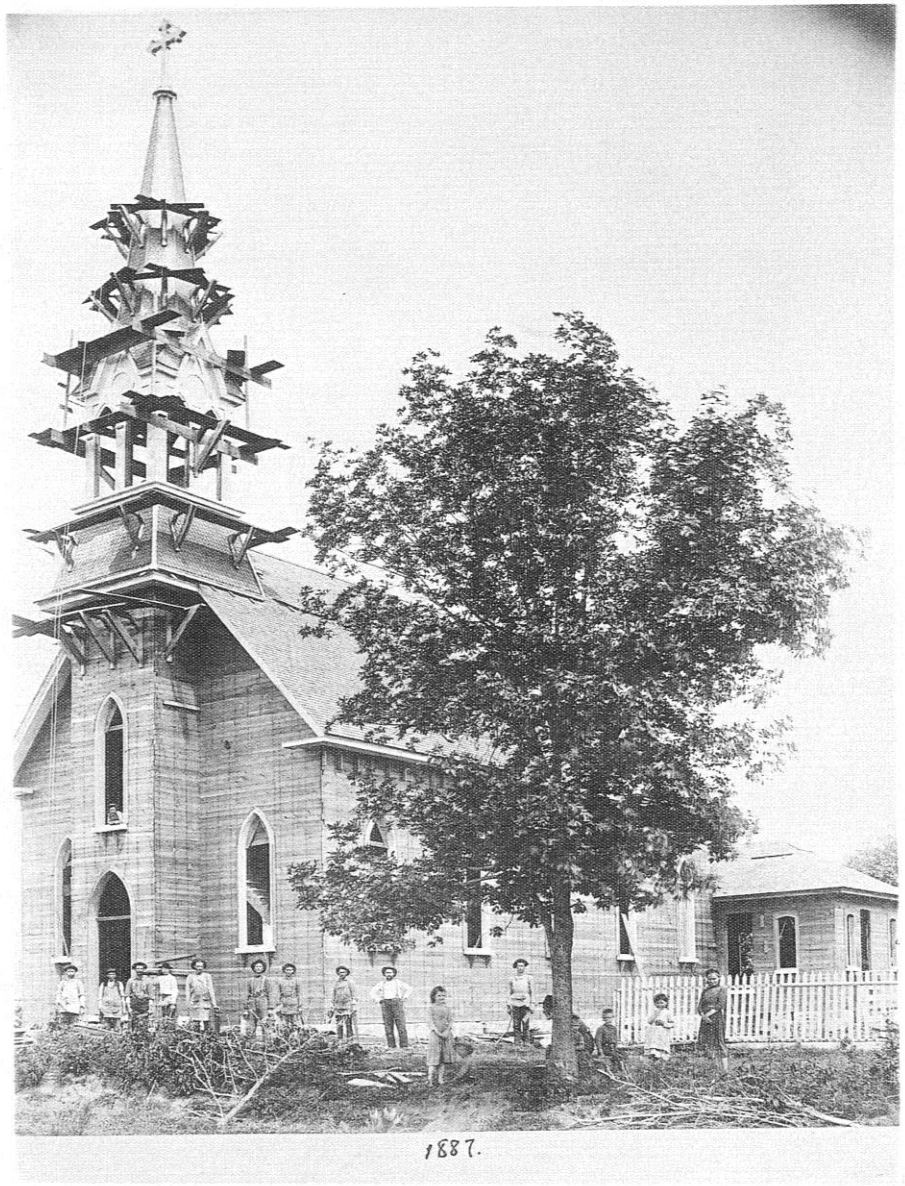
Data from Strategic Planning

Work of the Historic Church Committee

Future Possibilities

Final Questions & Next Steps

The Church of St. Hubertus



Early Days of the Parish

- As early as 1860, small settlement of German Catholics found in Chanhassen (Saint Hubertus)
- Occasional Masses held in the home of Mr. Nicholas Faber
- 1865, parish is formally organized as Saint Hubertus, a small log church (1st church) is built on the site of the current Historic Church

Early Days of the Parish

- 1872(3) a new wooden church (2nd church) is built at the site of the current parking lot of Chapel Hill
- 1881 a 2 story school/convent building is built on the present site of Chapel Hill
- 1887 a new brick church (3rd church) is built, this is the Historic Church that still stands today
- 1894 a school addition is built

Parish Expansion

Later History

4th Church Building (& School)

- Built in 1957 (School) & 1976 (Church)
- Current Chapel Hill Academy
- Old Convent & School razed in 1974

5th Church Building (& School)

- Built in 1997 (additions in 2002)
- Current building

Historic Church Timeline After Active Use

1976

- Parish moves out of Historic Church
- Committee founded to discuss future of property

1977

- City proposes using Historic Church as library (denied funding)
- Parish Council proposes moving whole building to Historic Landing, Shakopee
  - Permission denied by Archbishop Roach

- 1978
  - Historic Church is leased to City for $1.00 a year for 30 years (ends Dec. 31st, 2008)
  - City sublets building to various community & private groups

Historic Church Timeline After Active Use

1980

City sublets property to Family of Christ Lutheran until 1989

1982

Church added to National Register of Historic Places

1989

City sublets to Colonial Church of Heritage Square until 2002

Historic Church Timeline After Active Use

2009

- Lease w/ City ends (extended from 2008)
- Renovation project proposed
  - Project Fails

2020

- Historic Church Committee formed by Fr. Tollefson

2021

- New renovation project proposed
  - Project stalls

2024

- Parish Survey
- Parish Listening Session
- Historic Church Committee reformed by Fr. Talbot

2025

- Historic Church Committee completes research
- Proposal is submitted to Fr. Talbot

Data from Strategic Planning

Historic Church survey & listening session responses

Parishioners Split Three Ways

One Third

- Unaware that historic church existed and/or St. Hubert's still owns it

One Third

- The historic church should be saved (a top priority)

One Third

- No money should be invested in historic church (other parish priorities)

The Historic Church Today

Current Status

- Significant interior & exterior renovation needed
- Pest Infestation
- Roof & Ceiling Leaks
- Basement Flooding
- Asbestos & Lead Paint
- Electrical, Plumbing, HVAC outdated

- Limited Parking
- Safety & Security outdated
- Building unoccupied since 2002
- Building not insured for active use
- Current maintenance costs
  - ~$20,000.00 a year

Tasks of the Historic Church Committee

- Get current estimates of all possible options: repair, renovation, demolition
- Identify potential uses for Historic Church
- Identify potential sources of funding for renovation & ongoing maintenance
- Understand options given the church's place on the National Historic Register
- Discuss options w/ local, state, & national historical society representatives

Potential Uses

- Monthly Daily Masses (e.g. First Fridays or First Saturdays)
- Annual or seasonal choral or organ concerts
- Vespers for special feast days
- Stations of the Cross during Fridays of Lent
- 40 Hours of Eucharistic Adoration annually
- Weddings & Funerals
- School Masses for a particular grade (e.g. 8th grade Mass & Tour)
- Youth & Young Adult Events

Cost of Renovation: $2.5-3.9 million

- Total restoration of church structure & attached rectory ($2.5 mil.)
  - Exterior & structural repairs. Modern HVAC, plumbing, & electrical.
  - Interior restoration in line w/ original architectural & artistic style
  - Demolition of enclosed rectory porch & chimney
- Modest addition to the south of the church ($3.9 mil.)
  - All of the above as well as:
  - Usable bathrooms, meeting rooms, small gathering space

Potential Sources of Funding

For Renovation

- Majority parishioner funded
  - 1-on-1 donor outreach
- Reach out to other interested community members
- Cash, Pledge, & Material Donations

For Ongoing Maintenance

- $196,000-$243,000 needed annually
- Initial fundraising to include Perpetual Care Fund
  - ~$1,000,000.00
- Offerings asked for at each event

Cost of Demolition - $144,000.00

PERMITS

UTILITY DISCONNECTION

REMOVAL OF HAZARDOUS MATERIALS

DEMOLITION OF STRUCTURE

BACKFILLING & GRADING OF LAND

FAQs

Does St. Hubert own the Historic Church?

Yes, since the Historic Church was built in 1887, it has remained under the sole ownership of the parish of St. Hubert.

Does the historic status of the building affect what can be done?

No, having the Historic Church on the National Register of Historic Places does not limit what can be done, either with restoration or demolition. It only limits restoration plans when receiving federal grant money, which we are ineligible for.

Will any Capital Campaign funds be used?

No, whatever decision is made, any money raised from the Capital Campaign remains solely for those goals previously shared with the parish.

Was selling the historic church considered?

Yes, however, outreach to outside groups over the years has failed to yield any viable interest. Moreover, the church's direct connection to our active cemetery presents additional legal and logistical complications.

Is the City of Chanhassen interested in helping?

Although the City of Chanhassen remains interested in the future of the historic church, they have made it clear there is no financial help available at this time or in the foreseeable future.

If demolished, what would happen to items inside the historic church?

Any items of sacred and historical value – including liturgical furnishings, stained glass, artwork, and devotional objects – would be reverently removed before demolition and thoughtfully repurposed in ways that serve the broader parish community.

If demolished, what would happen to the land the historic church is on?

A plan would be developed with the parish only after a decision is made on the future of the historic church.

Is the cemetery in need of more space?

No. The cemetery is estimated to have space for more than 100 years.

Does Archbishop Hebda have an opinion?

The Archbishop has made it clear that this is a local decision. He will defer to what Fr. Talbot in consultation with the community find to be the best path forward for the parish.

Have any final decisions been made?

No, this is a time of discernment. The goal of these town halls is to present current information to parishioners and other interested parties and solicit further comments and suggestions. No decision will be made until after hearing from all sides, then we will make an informed decision that best serves the mission of the parish: to form missionary disciples who know, love, and imitate Jesus Christ.

Next Steps

- A letter & survey has been sent to every family in the parish (available tonight)
- Survey QR Code post card will be mailed to every resident in Chanhassen
- After survey deadline (Oct. 31st) data will be compiled and presented to Fr. Talbot
- After consultation with parish leadership, Fr. Talbot will announce a decision to the whole parish

Time for Questions

Thank you

Scan for Survey