



## Broad & Gales Creek Community Association, Inc.

3010 Hwy 24, Newport, NC 28570

Phone: 252-222-3700

<http://broadandgalescreekca.org/>

Tony Bello, President  
Steve Phifer, Vice President

Sallie Salter, Secretary  
Jeff Batten, Treasurer

### Minutes of the Regular Monthly Meeting August 11, 2022

**Meeting was called to order at 7:00pm**

**Board Members Present:**

Tony Matthews, Steve Phifer, Dusty Desteunder, ~~Sallie Salter~~, Jeff Batten, Tony Bello, Robert Lewis, Robert Lewis, ~~Missy Rhodes, Ryan Garcia~~

**Community Members Present:** Melina Ward, Mark Rippeth

**Secretary's Report:** No report. Sallie Salter was not present.

1. Minutes of the previous regular meeting were issued for approval.
2. Motion to approve the minutes of both agendas with changes.
  - a. Motion to approve by Steve Phifer
  - b. Seconded by Tony Matthews
  - c. Motion passed

**Treasurer's Report:** Jeff Batten

1. Review Treasurer's Report and financial statements.
  - a. Financials are in good shape.
  - b. Per questions from last meeting
    - i. Building Loan (Civic)
      1. The original loan on the building was \$446,596 at 2.75% interest rate.
      2. Approximately \$214,000.00 remaining balance
      3. Next payment of \$51,692 due October 28.
      4. Approximately 250,000.00 remaining.
      5. Matures in October 2026
    - ii. Second Loan (Civic)
      1. \$400,000.00 loan amount at 3.0% interest
      2. Next payment of \$40,190 due in April 2023.
      3. Matures in April 2026
    - iii. Dusty mentioned if the truck loan was paid off, maybe we could put the earmarked funds toward a new truck.
      1. Jeff recommended that is we earmark it for capital appovement like a CD.
      2. Jeff will investigate further our options.
      3. Dusty mentioned that the bank holds the titles for all the trucks except for Tanker-2.
    - iv. Steve asked if it would be better to pay off the Civic loan first then work on the truck.
      1. Jeff said we could not pay it off but will investigate it.
      2. CD are not paying much and don't want to invest in anything risky.
  - c. According to Jeff Batten, we are in the final stages of closing out the books for last year.

- i. Should be completed by the first of Sept
  - ii. New CPA rep is doing a good job.
- 2. Motion to approve by Steve Phifer
  - 3. Seconded by Tony Matthews.
    - a. Motion passed

**Fire Department Report: Chief Tony Matthews**

- 1. Hoping to get Tanker-1 back very soon.
- 2. Tires had to be replaced on both engines that required an expense.
- 3. All other vehicles look good.
- 4. Three firefighters are being sponsored for the fire academy.
- 5. Started planning for fire prevention week with the schools.
  - a. Camp Albemarle functions coming up.
  - b. Working with Kids before the start of school
- 6. Chief met with Safe Industries (South Carolina) concerning aerial trucks.
  - a. Looking at getting either a ladder or a platform truck.
  - b. Truck is 2-3 years out.
  - c. They do repairs, maintenance, pump testing, ladder testing, equipment testing.
  - d. They offered an agreement, but there is no rush
  - e. Pump testing two engines, ladder testing, etc. \$9,500.00
- 7. Will meet with another sales rep soon to see other options.
- 8. All gas lines in the bays going to the heaters have been replaced.

**Standing Committee Reports**

- 1. Bylaws: Robert Lewis
  - a. See attached
  - b. Policy and Procedures recommendation from last month.
    - i. Starting Page 2, adding a section called "Real Property"
      - 1. Identifying the properties that the board owns and maintains.
        - a. Fire Department (entire building)
        - b. Community Building
        - c. Michael Joe Morton Memorial Park
    - ii. Page 3
      - 1. Use of facilities
    - iii. Page 5
      - 1. Striking out:
        - a. EMS Chief section.
        - b. Cemetery Committee
      - 2. Adding:
        - a. Community Services Committee
  - c. Bylaws
    - i. Questions came up about dissolution. The county is currently listed as receiving all assets.
    - ii. Questions came up about the fire chief that is voted by the membership. Should the board approve this?
      - 1. Tony Matthews stated that he recommends keeping it the way it is.
        - a. He also mentioned that the Board could step in, if needed.
- 2. Building and Grounds: Steve Phifer
  - a. Playground equipment has been ordered

