Advance Draft of Minutes for Approval

"To love others as Christ loves us"

Christ Church Episcopal Vestry Minutes
All Saints Center, Room 100
Monday, September 14, 2026

Attending: Nancy Kennedy (Senior Warden), Chan Boyd (Junior Warden), Nelson Arrington III (Treasurer), Walker Black (Asst. Treasurer), Wade Kolb III (Chancellor), Wes Clarke, Derek Lewis, James McKissick, Smyth McKissick IV, Mary Holt Murphy, Phil Peterson, Angelle Reichert, Margot Stewart, Bud Thomas, John Wood.

Minutes Taken by: Wes Clarke.

Attending by Phone: None.

Not in Attendance: Jane Harrison Fisher, Dorothy Nicholson.

Guests: None.

Welcome & Prayer:
Nancy opened the meeting at 5:07pm, with the prayer for our Rector search.

Senior Warden's Report – Nancy Kennedy:
Nancy began by sharing that it is time for the field placement for our seminarian, Becky Depp. That placement is not typically in one's home church, but it will be in this case. Overseen by Scott Fleischer and focused on liturgy and pastoral care, Becky's placement will last for this school/program year. Becky will be on campus on Monday, Tuesday, and Wednesday mornings, including the Wednesday morning service, and some Sundays.

Next, Nancy shared Steven Roy's appointment to the Director of Facilities position. Having previously served at several apartment complexes, Steven is quite happy to be at Christ Church, and will gain in awareness of the unique qualities of the Episcopal denomination and its rhythms and practices. Kevin Mertens and Ann Green Buckner were both big losses, and Nancy will begin to ensure forward movement toward their replacements now that Steven is on the job.

Angela and Donald are still working on getting the livestream functional again after the lightning strike.

It is now time to kick off the Annual Giving campaign for 2027, and Nancy encouraged 100% Vestry participation. During this time of transition, she continues to encourage the Vestry and all parishioners to continue to show up, be involved, and make our pledges. Regarding the priority of financial stewardship, Kay Jenkins and Margot attend a workshop alongside local churches entitled Joyful Giving.

Junior Warden's Report – Chan Boyd:
Chan began her report by requesting an endowment draw to cover repairs necessitated by the recent lightning strike, including damages to the livestream system, organ, sound system, microphones, and the

connection to the new Parish House chiller, which was not itself damaged. The repairs are substantial but still less than the Church's insurance deductible. It is proposed that they be covered by the Hatch Fund. Chan moved that the Vestry approve a disbursement of up to $14k to pay for the repairs, and Smyth seconded. With no discussion, all voted in favor, with none opposed.

Next, Chan transitioned to the church-owned house at 107 Broadus Avenue, formerly known as the Ashby House. She secured an estimate of $1425 to remove, clean, and move the 12 pews inside the house to the Parish House. She had proposed temporary storage placements of the longer pews along the outside walls of McKissick Refectory, 1 in McCall, and 1 in the All Saints Center. Four of the shorter ones could be placed in Graham Library, 1 in the bookstore, and 1 in the hallway outside Donald's office. Also in the house are some old pew cushions from the church, some orange chairs, some old church doors, and some original windows from above the altar in Markley Chapel. A dumpster should be secured for some items, with others donated to charity, and some could be stored in the Boy Scout Hut. Bud and John offered to meet with Chan later in the week to determine if this work could reasonably be completed by the Men's Ministry to save the funding required to hire someone.

The house lies within the Pettigru Historic District overlay and was purchased in 1987. About ten years ago, an estimate to restore it ran ~$900k, which is more than the house is worth. On Tuesday, September 22nd, from 4 to 6pm, a church delegation will present to the general public at the City's Project Preview, akin to a science fair-style poster presentation, with accompanying Q&A. A written application to demolish will be due about three weeks later, and a formal presentation to the Historic Preservation Review Board is scheduled for November 19th. The Church plans to assert that we have been choosing to allocate funding to serving God's children in many ways over the years, rather than to repairing the house. In the event the demolition effort is unsuccessful, Chan has requested a permit by the end of the month to repair the roof.

Regarding the ongoing water leak, the vendor needs to be called back, as it appears that there are additional complications. Some water drains into a culvert near the Preschool playground. In order to drain the pipes and further investigate, the A/C must be turned off, and so the timeline will either be during Fall Break or after the middle of October.

Treasurer's Report – Nelson Arrington & Walker Black:
Nelson shared good news from the August financial reports: total revenue of ~$206k was ~$35k (20.0%) above budget, with total revenue year-to-date of ~$2.05 million about $24k (1.2%) below budget. Monthly net expenses were ~$138k, ~$40k (22.7%) below budget, with net expenses year-to-date of ~$1.88 million, about $222k (10.6%) below budget. August results were a net gain of ~$68k, ~$75k better than budget. YTD net was ~$173k, ~$198k better than budget.

Per customary report, the balance of the McCool Fund is ~$112k, with no changes in investment makeup.

The Church was recently informed of an upcoming $15k IRA gift from the estate of Libby Kehl. Upon its receipt and pending instructions from the family, Nelson recommended depositing the gift in the endowment general fund. John so moved, and Phil seconded. All voted in favor, with none opposed.

The 2027 budget spreadsheets for church ministry areas were prepared and sent the last week of August. The ministry areas have three weeks to submit their budgets for a consolidated first draft by the end of September. Vestry members were encouraged to consult with their respective ministry areas.

Approval of Minutes from August 18, 2026:
Smyth moved to approve the minutes from the August Vestry meeting, and James seconded the motion. All voted in favor, with none opposed.

Old Business:
The Vestry next took up the ongoing matter of the Diocesan Pledge. The Bishop and Canon Rhoades had proposed that Melissa Langford, who spent the summer as supply clergy while in seminary, join the parish as a curate for two years after her ordination in May. The Diocese would pay for half of her salary and retirement contribution and all of her insurance benefits. In return, the Church could count its salary and retirement contribution portion as part of its Diocesan Pledge, but would have to sustain that pledge amount at the end of the two years. While no vote was taken, a 2027 Pledge of $300k, in addition to this impending decision, was recommended for the time being.

Committee/Team Reports:
Smyth shared that CCES Board of Trustees met last week and passed some changes to its bylaws for the Vestry to approve. These changes in no way alter the Episcopal identity of the School or its relationship to the Church, instead only involving housekeeping around the Board structure. Smyth will soon share via email a redline of the changes for Vestry review and request a vote at the next Vestry meeting.

Phil reported on a recent Diocesan Zoom meeting on safety and security that has caused the Safety Committee to rethink its work around risk assessment regarding predators and assailants

Angelle reported briefly, and the Vestry remarked upon, the success of the previous day's Rise Against Hunger food packing event.

New Business:
Next, Wade requested Vestry approval of the restated Articles of Incorporation for the Church. The restated Articles essentially resolve two issues: cleaning up and moving from the State Archives corporate paperwork that had existed since the 1829 General Assembly, subsequently amended in 1958 and 1960; and clarifying the legal name of the Church. Smyth moved for all Vestry members to sign the updated Articles, and Angelle seconded. All voted in favor, with none opposed, and the Articles were passd around for signatures. In addition, the Church had no agent registered with the Secretary of State's office. With no vote required, Suzanne Mize will be registered as such.

Next, Nancy shared with the Vestry the slate for upcoming elections. The eight candidates for Vestry are Greg Clark, Dinks DuPree, Betsy Elliott, Sydney Fleming, Libby Miller, Ben Orr, Chuck Reichert, and Spence Taylor. The two candidates for Junior Warden are Cindy Poe and John Wood. If Cindy is elected, then four new Vestry members will be elected, and if John is elected, a fifth Vestry member will also be elected. Dena Benedict is the lone candidate for Senior Warden. Candidates for Delegate to the Diocesan Convention are Stephanie Barton and Bill Shuford. Margot moved to approve the slate of candidates, and Bud seconded. All voted in favor, with none opposed.

Other Business:
Chan moved to enter Executive Session, and John seconded the motion. All voted in favor, with none opposed. After a period of discussion, John moved to end the Executive Session, and Smyth seconded the motion. All voted in favor, with none opposed.

Nancy closed the meeting at 7:19pm.