

RICH FORK BAPTIST CHURCH

MISSIONARY HOUSING GUIDELINES AND POLICIES

Rich Fork Baptist Church
3993 Old US Hwy 29
Thomasville, NC 27360
Phone: 336.476.6258
Fax: 336.476.6675
Email: info@richfork.com
Michael Bowers, Pastor
Bob James, Asst. Pastor
Lee Hedrick, Missions Director

Missionary Apartment
4155 Old US Hwy 29
Thomasville, NC 27360

Welcome to Rich Fork Baptist Church's (RFBC) Missionary Apartment. The apartment is provided RENT FREE for up to one (1) year. All items in the apartment are there for missionaries' use and enjoyment. These policies have been formulated to provide the best possible use of the missionary housing at the present and in the future. If you have any questions or needs that are not addressed below, please contact the Missions Director through the church office.

Location:

The apartment is the southern (left) apartment of the brick duplex adjacent to the church property, to the right of the church as you face the church. It is convenient to *Business I-85*, doctors, hospitals in Thomasville and High Point, restaurants, and is within the Davidson County school district.

The approximately 1,000 square foot apartment consists of the following:

1 level (4 front steps and 3 rear steps)	Laundry closet w/ washer and dryer
2 bedrooms	Electric heat
1 bath	Central air conditioning
Combination living room / kitchen / dining area	City water
Access to church exercise room	No garage or carport

The home is fully furnished including range, refrigerator, microwave, dishes, cooking and eating utensils, linens and window coverings, washer, dryer and vacuum.

Reservations / Application:

Reservations can be made by filling out the *Missionary Housing Application* on Rich Fork Baptist Church's website. Go to www.richfork.com. The application form can be submitted by mail, fax or email, attention Missions Committee. Any type of photo ID is required prior to approval.

Reservations will be accepted up to three years in advance of planned occupancy.

The length of stay is any amount of time *up to one year*. However, the one year maximum is negotiable if there are extenuating circumstances.

Scheduling preference will be given to couples or families wishing to stay longer than three months. The apartment is available for:

1. Foreign missionaries on regular, medical or emergency furlough
2. Retiring foreign missionaries who have just completed their lifetime service
3. Home missionaries on regular or medical furlough
4. Approved missionary appointees on *active* deputation
5. Retired missionaries

Rich Fork Baptist Church Missions Committee will review all *Missionary Housing Applications* and notify the applicant(s) of their decision and/or availability of the request submitted. All followup questions should be directed to the Missions Director at the contact information provided at the end of these policies.

Rich Fork Baptist Church (RFBC) Responsibilities:

Legal Codes: RFBC will comply with all local building and housing codes.

Repairs: RFBC will make all repairs to the premises necessary to keep it in a fit and habitable condition, including repairs to appliances provided with the unit.

Smoke Detectors: Pursuant to North Carolina General Statutes § 42-42, RFBC will provide three operable smoke alarms: one in each bedroom and one in the main living area.

Insurance: RFBC will maintain fire and liability insurance on the property and contents owned by RFBC.

Yard and Mowing: RFBC will be responsible for all yard work.

Upfitting: RFBC will do its best to furnish the apartment for the comfort of the Lord's servants while stateside, on furlough, or in transition.

Transportation to Airport: If help is needed getting to and from the airport, RFBC will do our best to help. Please contact the Missions Director.

Keys: There are keypad entries to the apartment rather than keys. A new code is assigned to each new resident family. This will solve the problem of never being able to remember where you put those keys!

Inspection / Repairs: If a repair is to be made, RFBC will notify the residents 24 hours in advance. We will try to schedule any needed work when no one is at home, but sometimes this is not possible.

Workout Room: RFBC will provide access to the exercise room upon request. (Alas, no pool.)

Lead Paint: Housing built before 1978 may contain lead-based paint. Lead from paint, paint chips and dust can pose health hazards if not taken care of properly. Lead exposure is especially harmful to

young children and pregnant women. Before renting pre-1978 housing, landlords must disclose the presence of known lead-based paint and/or lead based paint hazards in the dwelling. Tenants must also receive a federally approved pamphlet on lead poisoning prevention.

Landlord's Disclosure:

- a. RFBC has no knowledge of lead-based paint and/or lead based paint hazards on the property.
- b. RFBC has no reports or records pertaining to lead-based paint and/or lead based paint hazards on the property.
- c. RFBC has provided a copy of the EPA's publication, Protect Your Family From Lead in Your Home.

Resident Responsibilities:

Membership: Residents are not required to become members of RFBC, but we do welcome and encourage involvement with our congregation, activities and ministries.

Utilities: Residents are responsible to pay for all utilities. However, if financial assistance is needed for the initial hookup of water, electricity and/or gas (but not internet or cable), RFBC will help with the deposit and/or co-sign, with the understanding that any refund at the end of the tenancy will be returned to RFBC. Contact the Missions Director at the church office for more information.

No land phone line is provided. If the resident wishes to hook up a land line, internet, cable, satellite, or other such utility, he must make the arrangements and bear the costs. Please notify the Missions Director if any hookup is scheduled.

Trash: There is no city/county trash pickup. You can contact North Davidson Garbage Service and Recycling Center regarding container pickup or carry your own trash to the county dump. Contact information is at the end of these Policies.

Insurance: The residents' personal belongings are not covered under RFBC's fire and liability policy and residents are solely responsible in case of damage, destruction or loss. We recommend that residents obtain renters insurance or a tenant homeowner policy for liability. Please give the church a copy of the policy (leave it at the church office, Attn: Missions Director). We suggest that you leave your cars and doors locked at all times.

Pets: No Pets. No exceptions.

Smoking: This is a smoke-free residence.

Maintenance: Residents are expected to care for the home, keeping it in a clean, safe and sanitary condition, and take reasonable precautions to protect the home during their stay. Please do not make any changes to the property, inside or out, without the approval of the Missions Committee. This includes painting, marking, driving nails or screws into the walls, ceilings, doors, windows, cabinets, etc. If repairs are needed to appliances, pipes, etc., please report them to RFBC at the numbers provided at the end of these Policies.

Damages: Residents shall be responsible for and liable to RFBC for damage to, defacement of, or removal of property from the premises, reasonable wear and tear excepted, should be damage be due to the negligence of residents or their guests.

Emergency Maintenance: Please contact RFBC Missions Director or the alternate contacts listed at the end of these Policies, or the church office if you have an emergency.

Furnishings: Please do not remove furniture or other items from the residence. Any suggestions or concerns for improvements and maintenance of the apartment and property are welcome; please contact the Missions Director. Residents will be responsible for all groceries and perishables.

Visitors: Family and friends are welcome to *visit* for a short period (i.e. up to a couple of weeks), but they cannot live with you.

Leaving: Please leave the apartment in the same condition as you found it. Normal wear and tear excepted. Any personal items left in the house after you leave will be thrown away so please double check that you have taken everything with you. RFBC will conduct an inspection upon departure and return any unused balance of the security deposit, if any, *to the original depositor*.

Firearms: Slingshots, firearms, BB guns, fire crackers or other related items are not permitted on the property.

Alcohol: Alcoholic beverages, tobacco in any form, and drugs other than for medical purposes are not permitted.

Children: Residents are responsible for their children and guests at all times.

Debts of Residents: Under no circumstances will RFBC be responsible for any debts incurred by any resident during their stay.

Mail: Please bring any mail addressed to a former resident, or to RFBC, to the church office.

Contact information: If you change phone numbers, please be sure to let either the church office or the Missions Director know.

Termination of Residency: Please notify the Missions Director of your moving plans so that he/she can do a final inspection of the property and tell you the preferred thermostat setting upon your departure. Please leave the property in as clean a condition as possible, washing dishes, cleaning out the refrigerator (do not turn it off), microwave, tub and sinks, sweeping and vacuuming, and putting out the final trash. Don't forget to notify all utility companies well in advance of your moving date. Remember to provide RFBC with a forwarding address for mail and refund of any security deposit balance. Please turn out the lights but do not shut off any of the circuit breakers; leave that for the Missions Director.

Rich Fork Baptist Church is a lighthouse for Jesus Christ in Davidson County. It is our heart's desire to Honor the Lord with all He has given us. We offer this home in thanks to our brothers and sisters in Christ who have been obedient to carrying out the Great Commission. Thank you for letting us serve you and your family. May the Lord honor you as you continue to serve Him.

“Those who honor me, I will honor.” I Samuel 2:30

Helpful Contact Information:

Rich Fork Baptist Church www.richfork.com
3993 Old US Hwy 29, Thomasville, NC 27360 336.476.6258
Fax: 336.476.6375
Lee Hedrick, Missions Director 336. _____
Bob James, Asst. Pastor 336. _____
Alternate Contact _____ 336. _____
Alternate Contact _____ 336. _____

Electricity: Duke Energy (Must apply for start-service online) www.duke-energy.com

Water: Thomasville Water Department
City Hall, 10 Salem St., Thomasville, NC 27360 336.475.4238

City of Thomasville website: www.thomasville-nc.gov

Trash PickUp: North Davidson Garbage Service & Recycling Center 336.731.4025
4157 Old US Hwy 52, Lexington, NC 27295 www.ndgarbage.com

Hospitals: Novant Health Thomasville Medical Center
207 Old Lexington Rd., Thomasville, NC 336.472.2000
www.novanthealth.org/thomasville-medical-center.aspx

High Point Regional Medical Center
601 N. Elm St., High Point, NC 336.878.6000
www.highpointregional.com

Lexington Medical Center 336.248.5161
250 Hospital Drive., Lexington, NC 27292

Davidson County School District: www.davidson.k12.nc.us

Elementary School:
Pilot Elementary School (within walking distance) (Gr. K-5)
145 Pilot School Rd., Thomasville, NC 27360 336.472.7965

Middle School:
E. Lawson Brown Middle School (Gr. 6-8)
1140 Kendall Mill Rd., Thomasville, NC 27360 336.475.8845

High School:
East Davidson High School (Gr. 9-12)
1408 Lake Rd., Thomasville, NC 27360 336.476.4814

Helpful Contact Information:

Rich Fork Baptist Church

www.richfork.com
3993 Old US Hwy 29
Thomasville, NC 27360
336.476.6258
336.476.6375 (fax)

Lee Hedrick
Missions Director 336. _____

Bob James
Asst. Pastor 336. _____

Alternate Contact

336. _____

Alternate Contact

336. _____

Electricity:

Duke Energy (Must apply for start-service online)
www.duke-energy.com

Water:

Thomasville Water Department
City Hall
10 Salem St.
Thomasville, NC 27360
336.475.4238

City of Thomasville:

www.thomasville-nc.gov

Trash PickUp:

North Davidson Garbage Service &
Recycling Center
4157 Old US Hwy 52
Lexington, NC 27295
336.731.4025
www.ndgarbage.com

Hospitals:

Novant Health Thomasville Medical Center
207 Old Lexington Rd.
Thomasville, NC 27360
336.472.2000
www.novanthealth.org/thomasville-medical-center.aspx

High Point Regional Medical Center
601 N. Elm St.
High Point, NC 27360
336.878.6000
www.highpointregional.com

Lexington Medical Center
250 Hospital Drive.
Lexington, NC 27292
336.248.5161
www.lexington.wakehealth.edu

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