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# APRIL MEETING AGENDA

Tuesday, April 21, 2026 ▪ Time, 6:30 p.m.  
recorded ZOOM™ Session

## Sign in Reminder, Mic Reminder

- |  |            |
|--|------------|
| 1. <b>CALL TO ORDER</b>                                  | P. Wilmsen |
| 2. <b>ROLL CALL</b>                                      | M. Lloyd   |
| 3. <b>APPROVAL OF MINUTES</b>                            | M. Lloyd   |
| a. March 17, 2026 (Attached)                             |            |
| 4. <b>SECRETARY'S REPORT</b>                             | M. Lloyd   |
| 5. <b>PRESIDENT'S REPORT</b> (Attached)                  | P. Wilmsen |
| 6. <b>TREASURER'S REPORT</b>                             |            |
| a. March Financial Reports                               | K. Burd    |
| 7. <b>COMMITTEE REPORTS</b>                              |            |
| a. Finance Committee Report (No Report)                  | K. Burd    |
| b. Property Ownership Committee                          | K. Burd    |
| c. Executive Committee (Attached)                        |            |
| d. Tree Health & Maintenance Committee                   | P. Wilmsen |
| i. Tree Removal Permit, submitted by MGUMC               |            |
| e. Buildings & Grounds                                   | M. Bojanic |
| i. March B&G Meeting Notes (Attached)                    |            |
| f. Communications Committee                              | K. Wells   |
| g. Grants & Funding Committee                            | T. Martin  |
| h. Policy & Procedure Committee                          | T. Martin  |
| i. Tabernacle Association                                | T. Martin  |
| j. Nominating Committee                                  | E. Mefferd |
| k. Community Activities/Recreation Committee             | N. Godfrey |
| l. Library Committee (No report)                         | S. Marisic |
| m. Archive Committee (No Report)                         | D. Miller  |
| 8. <b>OLD BUSINESS</b>                                   |            |
| a.   |            |
| 9. <b>NEW BUSINESS</b>                                   |            |
| a. Tabernacle Project Motion passed at Executive Meeting |            |
| b. Tree Removal Permit                                   |            |
| c. Motions to release funds for garage projects          |            |
| 10. <b>ADJOURNMENT</b>                                   |            |

**OPEN FORUM (Please Pre-Register by contacting the office and providing your Name, MGCA Cottage Address, and topic.)**

**Open Forum Guidelines (Attached)**



Tuesday, March 17, 2026

At the regular monthly meeting of the Mt. Gretna Campmeeting Association Board of Managers held on Tuesday evening, March 17, 2026, Pat Wilmsen presided.

A quorum was present including the following: In person, Ann Bering, Miles Bojanic, Marcie Lloyd, Esther Mefferd, Jeff Minnich, and Pat Wilmsen. Via Zoom Stephanie Bost, Kevin Burd, and Joe Lamont. Excused: Ann Bering, Ted Martin and Kevin Wells.

2 Members attended in person; 19 Members attended via Zoom.

### 1) **Call to Order, Pat Wilmsen**

Pat Wilmsen called the meeting to order at 6:30 p.m. Marcie Lloyd conducted the roll call.

### 2) **Approval of Minutes**

Since the Minutes of the February Board meeting were distributed to Board members prior to the time of this regular monthly meeting, the reading of the Minutes was dispensed with and the February 17, 2026, minutes were approved on a motion by Jeff Minnich. The motion was seconded by Miles Bojanic and passed with Bojanic, Bost, Burd, Lamont, Lloyd, Mefferd, and Minnich voting in favor.

### 3) **Secretary's Report**

Marcie Lloyd read a thank you letter from the Mount Gretna Community Volunteer Fire Co. for the \$800 donation from the Mt. Gretna Campmeeting.

### 4) **President's Report**

The President's report was made available with the monthly meeting packet and was read at the meeting. Pat emphasized that in order to vote in any future election, Members must be able to access their owner portal and vote through their portal. Pat also added that requests and concerns for the Board can now be filed via the "Request" button in the owner portals.

### 5) **Treasurer's Report**

- a) The February balance sheet, income/expense report, budget year-end report, and fund/project report were shared with the Board prior to the meeting and were part of the published meeting packet.
- b) A lot of Members took advantage of the early payment plan; 66% of the Membership had paid their assessment by the end of February. The remainder should come in by the end of June.
- c) One of the Buildings & Grounds expense lines is higher than expected due to recent snow events.

### 6) **Committee Reports**

#### a) **Finance Committee – Kevin Burd**

No report.

#### b) **No report. Property Ownership Committee – Kevin Burd**

1. There was one scheduled property transfer since the last board meeting. This property will be reported on next month.
2. Currently there are 40 short-term rental permits issued, or 66% of the allowable permits.

#### c) **Executive Committee**

No report.

#### d) **Tree Health & Maintenance**

There will be a Tree Removal Permit presented under New Business.

The Tree Assessment should begin by early April. You may see Bartlett walking on all property (MGCA and Member properties) to inventory the trees.



e) **Buildings & Grounds –Chair, Miles Bojanic**

1. The B&G March meeting report was made available to the Board and to the Membership prior to the evening's meeting. Miles encouraged Members to read the meeting notes as many upcoming projects affecting the community are discussed.
2. Generous donations have been received from multiple benefactors to the Mt. Gretna Tabernacle Association to fund the installation of fans in the Tabernacle to make guests and performers more comfortable during the summer months.
3. There are more projects planned for the Tabernacle this summer. These include improvements to the western facade and the Violet Cassel room. We have also been investigating ways to make the area around the Tabernacle safer due to the degraded asphalt.
4. We have worked with the Bible Festival Committee to create a plan to rebuild the Tabernacle stage. This will make the stage more useful and accessible to the various users and performers. The project will be funded by the Bible Festival.

f) **Communications Committee – Kevin Wells & Marcie Lloyd**

No report.

g) **Grants & Funding – Ted Martin**

1. We are still waiting on a decision regarding the Drendel grant application submitted to the MGUMC for work on the Tabernacle.
2. The most recent MGCA newsletter included an appeal for donations to repair the wester facade of the Tabernacle (the area facing the intersection of 3<sup>rd</sup> Street and Otterbein Ave). Please be generous with donations. Thank you to all the donors who have already given substantial contributions.

h) **Policy & Procedure – Ted Martin**

1. The committee continues to work through approvals of the remaining rules which were not addressed in the most recent Rules & Regulations edits, including the Quiet Season/Quiet Hours rule. The next set of revisions will be proposed soon.

i) **Tabernacle Association – Ted Martin, Esther Mefferd**

No report.

j) **Nominations Committee – Esther Mefferd**

No report.

k) **Community Activities & Recreation Committees – Nate Godfrey**

No report.

l) **Library Committee –Sally Marisic**

No report.

m) **Archive Committee – Don Miller**

No report.

7) **Unfinished Business**

The 2<sup>nd</sup> reading of the proposed changes to the Bylaws was announced. Member comment is invited. Proposed revisions have been available on the website at mgca.org under the "Bylaws, Rules, Policies" tab.

8) **New Business**

- a) The owners of 206 Markwood Avenue requested to remove a live tree from their property. The root structure of the tree was significantly compromised from a recent project; the tree will not make it. The Tree Committee is recommending that approval be given with the understanding that a replacement tree will be planted at a better location on their property.  
Marcie Lloyd made a motion to approve the Tree Removal Permit for 206 Markwood Avenue, with the understanding that an approved native tree that is at least 5 feet tall will be planted on the Member's



MGCA property within 90 days of the tree's removal. Seconded by Jeff Minnich, the motion passed with Bering, Bojanic, Bost, Burd, Lamont, Lloyd, Mefferd, and Minnich voting in favor. Resolution 2026.03.17-01.

- b) The Board has been discussing installing larger fans in the Tabernacle to improve air flow for over a year. After extensive research by Ben Slotznick and Bill Linton, it was determined that many fans were not suitable because they were not quiet enough. It was determined that the best fans to suit our building were manufactured by the Big Ass Fan company. Generous donors came forward to pay for the entirety of the project. The name of the fans will be covered so they are not visible on the fan blades. Jeff Minnich made a motion to approve the B.A. Fan proposal to install black ceiling fans in the Tabernacle, the proposal including all engineering, electric, and installation charges. The installation will be paid for entirely by donations provided through the Mt. Gretna Tabernacle Association; the project will be managed by the Mt. Gretna Campmeeting Association. Seconded by Miles Bojanic, the motion passed with Bering, Bojanic, Bost, Burd, Lamont, Lloyd, Mefferd, and Minnich voting in favor. Resolution 2026.03.17-02.

## 9) Adjournment

The meeting adjourned at 6:48 p.m. on a motion by Marcie Lloyd, seconded by Esther Mefferd and passed unanimously.

The next regular meeting will be held Tuesday, April 21, 2026, at 6:30 p.m.

This meeting was recorded and will be available on the MGCA website for one month.

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Secretary

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Chairman



In attendance:

Members in Person:

Steve & Bethany McConaghy, 301 7<sup>th</sup> St.

Members on Zoom:

Yasmin Brown, 506 3<sup>rd</sup> St.  
Linda Campbell, 402 Glossbrenner Ave.  
Gary Collins, 601 Mills Ave.  
Lora Deller, 609 6<sup>th</sup> St.  
Kristi Donahue, 501 6<sup>th</sup> St.  
Sue Engle, 705 1<sup>st</sup> St.  
Andrea George, 605 5<sup>th</sup> St.  
Jeffrey Hazel, 602 Kephart Ave.

Dave Lloyd, 403 1<sup>st</sup> St.  
Don Miller, 610 4<sup>th</sup> St.  
Diane Neff, 305 1<sup>st</sup> St.  
Stephanie Seldomridge, 105 2<sup>nd</sup> St.  
Ben Slotznick, 507 3<sup>rd</sup> St.  
Janine Tiffany, 107 2<sup>nd</sup> St.  
Jeff Thompson, 207 Glossbrenner Ave.  
Robin Welte, 505 3<sup>rd</sup> St.  
Garey Wilmsen, 301 Bell Ave.  
Jan Wolff, 211 8<sup>th</sup> St.  
Scott Zellers, 1<sup>st</sup> Garage

Attachments:

None

DRAFT

## President's Report – April 2026

Good evening, everyone,

There are a lot of positive things happening in our community this spring. We have ongoing work to improve our infrastructure, the tree study by Bartlett Trees will be starting soon, and the reserve study company has already met with us.

I also want to address a concern I've been hearing from several residents. Some have shared that they are worried about the level of the assessments and are questioning whether they can continue to stay in the community. I understand that concern, and I want to put things into perspective.

Your assessment covers essential services—water, street lighting, trash collection, sewer, and more. These are ongoing costs that we must maintain to keep our community running.

Please know that this Board is doing everything we can to control costs. At the same time, we have areas—like First Street, Third Street, and some of our walking paths—that need attention and simply cannot be put off any longer. We are working hard to balance those necessary improvements while being as mindful as possible about spending.

We are also looking at ways to take better advantage of our nonprofit status, including pursuing grants and other funding opportunities. If anyone here has ideas that could help reduce costs or bring in funding, we would really like to hear from you.

One resident recently suggested creating a designated area where people can bring their leaves. It may sound like a small thing, but leaf pickup is more expensive than many people realize. That's a great example of a simple, practical idea that could help reduce costs—and we welcome more suggestions like that.

However, one thing we cannot do is charge different assessment rates to different residents. I know some feel it's unfair that full-time and part-time residents pay the same, but many of our expenses—like lighting, salaries, and infrastructure—exist regardless of how often a property is occupied.

I also want to address another concern that has been mentioned. For those who have voiced worries, please know that no one on this Board is trying to get rid of the Bible Festival. It is an integral part of our community's history and something many of our members truly enjoy.

Thank you all for your time, and for your continued support of our community.

**Mount Gretna Campmeeting**  
**Balance Sheet**  
As of March 31, 2026

Cash Basis

|   | Mar 31, 26       |
|---|------------------|
| <b>ASSETS</b>                             |                  |
| <b>Current Assets</b>                     |                  |
| <b>Checking/Savings</b>                   |                  |
| Checking Account - Jonestown              | 65,966           |
| Shadow                                    | 519,072          |
| JBT CD Water Tower                        | 162,397          |
| JBT CD 2025.03.14                         | 407,877          |
| PV Pass Through                           | 8,257            |
| <b>Total Checking/Savings</b>             | 1,163,568        |
| <b>Accounts Receivable</b>                |                  |
| Accounts Receivable                       | -626             |
| <b>Total Accounts Receivable</b>          | -626             |
| <b>Other Current Assets</b>               |                  |
| <b>Inventory Asset</b>                    |                  |
| MGCA Historical Plaque                    | 676              |
| <b>Total Inventory Asset</b>              | 676              |
| <b>Total Other Current Assets</b>         | 676              |
| <b>Total Current Assets</b>               | 1,163,618        |
| <b>TOTAL ASSETS</b>                       | <b>1,163,618</b> |
| <b>LIABILITIES &amp; EQUITY</b>           |                  |
| <b>Liabilities</b>                        |                  |
| <b>Current Liabilities</b>                |                  |
| Accounts Payable                          | -6,343           |
| Credit Cards                              | -3,722           |
| <b>Other Current Liabilities</b>          |                  |
| Payroll Liabilities                       | 2,091            |
| <b>Total Other Current Liabilities</b>    | 2,091            |
| <b>Total Current Liabilities</b>          | -7,975           |
| <b>Total Liabilities</b>                  | -7,975           |
| <b>Equity</b>                             |                  |
| <b>Net Assets- Temp. Restricted</b>       |                  |
| Net Assets- Temp Rest Playground          | 16,884           |
| Net Assets- Temp. Restricted - Other      | 6,377            |
| <b>Total Net Assets- Temp. Restricted</b> | 23,261           |
| <b>Net Assets-Designated</b>              | 130,915          |
| <b>Net Assets-Undesignated</b>            | 146,881          |
| <b>Retained Earnings</b>                  | 411,699          |
| <b>Net Income</b>                         | 458,837          |
| <b>Total Equity</b>                       | 1,171,593        |
| <b>TOTAL LIABILITIES &amp; EQUITY</b>     | <b>1,163,618</b> |

# Mount Gretna Campmeeting Income & Expense March 2026

Cash Basis

|                                      | Community Maintenance | Overhead | TOTAL   |
|--------------------------------------|-----------------------|----------|---------|
| <b>Ordinary Income/Expense</b>       |                       |          |         |
| <b>Income</b>                        |                       |          |         |
| Admin Fee Reimbursement              | 0                     | 200      | 200     |
| <b>Assessments</b>                   |                       |          |         |
| Home                                 | 38,203                | 0        | 38,203  |
| Penalties                            | -46                   | 46       | 0       |
| Prior Year Assessment Payments       | 500                   | 0        | 500     |
| <b>Total Assessments</b>             | 38,657                | 46       | 38,703  |
| Interest Income                      | 0                     | 2,128    | 2,128   |
| <b>Rentals</b>                       |                       |          |         |
| Garage                               | 350                   | 0        | 350     |
| Parking                              | 1,155                 | 0        | 1,155   |
| <b>Total Rentals</b>                 | 1,505                 | 0        | 1,505   |
| <b>Total Income</b>                  | 40,162                | 2,374    | 42,536  |
| <b>Gross Profit</b>                  | 40,162                | 2,374    | 42,536  |
| <b>Expense</b>                       |                       |          |         |
| Administrative costs                 | 235                   | 1,442    | 1,677   |
| <b>Buildings &amp; Grounds</b>       |                       |          |         |
| Maintenance Expense                  | 12,544                | 0        | 12,544  |
| <b>Operating Expense</b>             |                       |          |         |
| Electric                             | 168                   | 0        | 168     |
| Fuel & Oil                           | 164                   | 0        | 164     |
| General Supplies                     | 2,964                 | 0        | 2,964   |
| Grounds Maintenance                  | 264                   | 0        | 264     |
| Pest Control                         | 351                   | 0        | 351     |
| Snow Removal                         | 1,260                 | 0        | 1,260   |
| <b>Total Operating Expense</b>       | 5,172                 | 0        | 5,172   |
| Buildings & Grounds - Other          | -7                    | 0        | -7      |
| <b>Total Buildings &amp; Grounds</b> | 17,709                | 0        | 17,709  |
| <b>Utilities (B&amp;G)</b>           |                       |          |         |
| Garbage                              | 6,343                 | 0        | 6,343   |
| Street Lights                        | 2,299                 | 0        | 2,299   |
| <b>Water Rate</b>                    |                       |          |         |
| Loan Repayment                       | 7,156                 | 0        | 7,156   |
| Water Production                     | 12,930                | 0        | 12,930  |
| <b>Total Water Rate</b>              | 20,086                | 0        | 20,086  |
| <b>Total Utilities (B&amp;G)</b>     | 28,728                | 0        | 28,728  |
| <b>Community Library</b>             |                       |          |         |
| Personnel                            | 6                     | 0        | 6       |
|                                      | 6,487                 | 7,641    | 14,129  |
| <b>Professional Fees</b>             |                       |          |         |
| Insurance                            | 0                     | 5,501    | 5,501   |
| Legal Fees                           | 0                     | 293      | 293     |
| <b>Total Professional Fees</b>       | 0                     | 5,794    | 5,794   |
| <b>Total Expense</b>                 | 53,164                | 14,877   | 68,042  |
| <b>Net Ordinary Income</b>           | -13,002               | -12,504  | -25,506 |
| <b>Net Income</b>                    | -13,002               | -12,504  | -25,506 |

# Mount Gretna Campmeeting Income & Expense Budget vs. Actual January through March 2026

Cash Basis

|                                       | Total Community Maintenance |         |           | Overhead   |        |           | TOTAL      |         |             |
|---------------------------------------|-----------------------------|---------|-----------|------------|--------|-----------|------------|---------|-------------|
|                                       | Jan - M...                  | Budget  | % of B... | Jan - M... | Budget | % of B... | Jan - M... | Budget  | % of Budget |
| <b>Ordinary Income/Expense</b>        |                             |         |           |            |        |           |            |         |             |
| <b>Income</b>                         |                             |         |           |            |        |           |            |         |             |
| <b>Admin Fee Reimbursement</b>        | 0                           |         |           | 475        |        |           | 475        | 0       | 100%        |
| <b>Assessments</b>                    |                             |         |           |            |        |           |            |         |             |
| <b>Garage</b>                         | 3,641                       |         |           | 0          |        |           | 3,641      | 0       | 100%        |
| <b>Home</b>                           | 605,766                     | 862,080 | 70%       | 0          |        |           | 605,766    | 862,080 | 70%         |
| <b>Penalties</b>                      | 133                         |         |           | 292        |        |           | 425        | 0       | 100%        |
| <b>Prior Year Assessment Payments</b> | 500                         |         |           | 500        |        |           | 1,000      | 0       | 100%        |
| <b>Total Assessments</b>              | 610,040                     | 862,080 | 71%       | 792        |        |           | 610,832    | 862,080 | 71%         |
| <b>Interest Income</b>                | 0                           |         |           | 6,323      | 10,000 | 63%       | 6,323      | 10,000  | 63%         |
| <b>Miscellaneous Receipts</b>         | 0                           |         |           | 104        | 500    | 21%       | 104        | 500     | 21%         |
| <b>Rental Permit Fee</b>              | 0                           | 3,375   | 0%        | 0          |        |           | 0          | 3,375   | 0%          |
| <b>Rentals</b>                        |                             |         |           |            |        |           |            |         |             |
| <b>Kauffman Parking Lot</b>           | 6,000                       | 6,000   | 100%      | 0          |        |           | 6,000      | 6,000   | 100%        |
| <b>Garage</b>                         | 15,750                      | 16,800  | 94%       | 0          |        |           | 15,750     | 16,800  | 94%         |
| <b>Parking</b>                        | 7,045                       | 6,545   | 108%      | 0          |        |           | 7,045      | 6,545   | 108%        |
| <b>Pavilion/Kitchen</b>               | 0                           | 400     | 0%        | 0          |        |           | 0          | 400     | 0%          |
| <b>Security Deposits</b>              | 200                         |         |           | 0          |        |           | 200        | 0       | 100%        |
| <b>Storage Sheds</b>                  | 5,400                       | 5,400   | 100%      | 0          |        |           | 5,400      | 5,400   | 100%        |
| <b>Tabernacle</b>                     | 1,200                       | 2,000   | 60%       | 0          |        |           | 1,200      | 2,000   | 60%         |
| <b>Total Rentals</b>                  | 35,595                      | 37,145  | 96%       | 0          |        |           | 35,595     | 37,145  | 96%         |
| <b>Total Income</b>                   | 645,635                     | 902,600 | 72%       | 7,694      | 10,500 | 73%       | 653,329    | 913,100 | 72%         |
| <b>Gross Profit</b>                   | 645,635                     | 902,600 | 72%       | 7,694      | 10,500 | 73%       | 653,329    | 913,100 | 72%         |

**Mount Gretna Campmeeting  
Income & Expense Budget vs. Actual  
January through March 2026**

Cash Basis

| Expense                                | Total Community Maintenance |         |           | Overhead   |        |           | TOTAL      |         |             |
|--|-----------------------------|---------|-----------|------------|--------|-----------|------------|---------|-------------|
|  | Jan - M...                  | Budget  | % of B... | Jan - M... | Budget | % of B... | Jan - M... | Budget  | % of Budget |
| <b>Administrative costs</b>            | 251                         | 720     | 35%       | 4,164      | 20,453 | 20%       | 4,415      | 21,173  | 21%         |
| <b>Buildings &amp; Grounds</b>         |                             |         |           |            |        |           |            |         |             |
| <b>Maintenance Expense</b>             | 13,437                      | 10,300  | 130%      | 0          |        |           | 13,437     | 10,300  | 130%        |
| <b>Operating Expense</b>               |                             |         |           |            |        |           |            |         |             |
| <b>Dues &amp; Subscriptions</b>        | 96                          |         |           | 0          |        |           | 96         | 0       | 100%        |
| <b>Electric</b>                        | 675                         |         |           | 0          |        |           | 675        | 0       | 100%        |
| <b>Equipment Purchase</b>              | 127                         |         |           | 0          |        |           | 127        | 0       | 100%        |
| <b>Fuel &amp; Oil</b>                  | 499                         |         |           | 0          |        |           | 499        | 0       | 100%        |
| <b>General Supplies</b>                | 2,993                       |         |           | 0          |        |           | 2,993      | 0       | 100%        |
| <b>Grounds Maintenance</b>             | 264                         |         |           | 0          |        |           | 264        | 0       | 100%        |
| <b>Pest Control</b>                    | 351                         |         |           | 0          |        |           | 351        | 0       | 100%        |
| <b>Rentals</b>                         | 42                          |         |           | 0          |        |           | 42         | 0       | 100%        |
| <b>Snow Removal</b>                    | 8,158                       |         |           | 0          |        |           | 8,158      | 0       | 100%        |
| <b>Operating Expense - Other</b>       | 0                           | 41,000  | 0%        | 0          |        |           | 0          | 41,000  | 0%          |
| <b>Total Operating Expense</b>         | 13,203                      | 41,000  | 32%       | 0          |        |           | 13,203     | 41,000  | 32%         |
| <b>Buildings &amp; Grounds - Other</b> | 0                           |         |           | 0          |        |           | 0          | 0       | 0%          |
| <b>Total Buildings &amp; Grounds</b>   | 26,641                      | 51,300  | 52%       | 0          |        |           | 26,641     | 51,300  | 52%         |
| <b>Utilities (B&amp;G)</b>             |                             |         |           |            |        |           |            |         |             |
| <b>Garbage</b>                         | 12,687                      | 78,895  | 16%       | 0          |        |           | 12,687     | 78,895  | 16%         |
| <b>Sewer</b>                           | 47,204                      | 202,957 | 23%       | 0          |        |           | 47,204     | 202,957 | 23%         |
| <b>Street Lights</b>                   | 6,911                       | 27,827  | 25%       | 0          |        |           | 6,911      | 27,827  | 25%         |
| <b>Water Rate</b>                      |                             |         |           |            |        |           |            |         |             |
| <b>Loan Repayment</b>                  | 21,467                      | 85,920  | 25%       | 0          |        |           | 21,467     | 85,920  | 25%         |
| <b>Water Production</b>                | 18,869                      | 70,080  | 27%       | 0          |        |           | 18,869     | 70,080  | 27%         |
| <b>Total Water Rate</b>                | 40,337                      | 156,000 | 26%       | 0          |        |           | 40,337     | 156,000 | 26%         |
| <b>Total Utilities (B&amp;G)</b>       | 107,139                     | 465,679 | 23%       | 0          |        |           | 107,139    | 465,679 | 23%         |
| <b>Community Activities</b>            | 2,526                       | 2,400   | 105%      | 0          |        |           | 2,526      | 2,400   | 105%        |
| <b>Community Library</b>               | 6                           | 500     | 1%        | 0          |        |           | 6          | 500     | 1%          |
| <b>Contributions - Note 2 Fin Comm</b> | 0                           |         |           | 1,050      | 2,500  | 42%       | 1,050      | 2,500   | 42%         |
| <b>Personnel</b>                       | 22,911                      | 98,258  | 23%       | 21,443     | 72,702 | 29%       | 44,354     | 170,960 | 26%         |
| <b>Professional Fees</b>               |                             |         |           |            |        |           |            |         |             |
| <b>Accounting</b>                      | 0                           |         |           | 0          | 3,600  | 0%        | 0          | 3,600   | 0%          |
| <b>Insurance</b>                       | 0                           |         |           | 5,501      | 17,736 | 31%       | 5,501      | 17,736  | 31%         |

**Mount Gretna Campmeeting  
Income & Expense Budget vs. Actual  
January through March 2026**

Cash Basis

|                                | Total Community Maintenance |                |             | Overhead       |                 |            | TOTAL          |           |                 |
|--------------------------------|-----------------------------|----------------|-------------|----------------|-----------------|------------|----------------|-----------|-----------------|
|                                | Jan - M...                  | Budget         | % of B...   | Jan - M...     | Budget          | % of B...  | Jan - M...     | Budget    | % of Budget     |
| Legal Fees                     | 0                           |                |             | 624            | 10,000          | 6%         | 624            | 10,000    | 6%              |
| Survey                         | 0                           | 3,000          | 0%          | 0              |                 |            | 0              | 3,000     | 0%              |
| <b>Total Professional Fees</b> | 0                           | 3,000          | 0%          | 6,125          | 31,336          | 20%        | 6,125          | 34,336    | 18%             |
| Property Taxes                 | 0                           |                |             | 0              | 7,178           | 0%         | 0              | 7,178     | 0%              |
| Transfer to Fund/Project Net 0 | 113,000                     | 113,000        | 100%        | 0              |                 |            | 113,000        | 113,000   | 100%            |
| Trees                          | 2,975                       | 44,027         | 7%          | 0              |                 |            | 2,975          | 44,027    | 7%              |
| <b>Total Expense</b>           | 275,448                     | 778,884        | 35%         | 32,782         | 134,169         | 24%        | 308,230        | 913,053   | 34%             |
| <b>Net Ordinary Income</b>     | 370,187                     | 123,716        | 299%        | -25,088        | -123,669        | 20%        | 345,099        | 47        | 734,253%        |
| <b>Net Income</b>              | <b>370,187</b>              | <b>123,716</b> | <b>299%</b> | <b>-25,088</b> | <b>-123,669</b> | <b>20%</b> | <b>345,099</b> | <b>47</b> | <b>734,253%</b> |

## Restricted & Designated Fund Activity

|                                       | <b>Balance as of<br/><u>2/28/2026</u></b> | <b>Activity during:<br/><u>March</u></b> | <b>Balance as of<br/><u>3/31/2026</u></b> |
|---------------------------------------|---|--|---|
| <b>Restricted Funds</b>               |   |  |   |
| Community Activities Fund             | \$5,239                                   | \$0                                      | \$5,239                                   |
| Community Projects Fund               | \$2,500                                   | \$0                                      | \$2,500                                   |
| DEP Grant                             | \$29,397                                  | \$0                                      | \$29,397                                  |
| Heritage Festival                     | \$15,577                                  | \$0                                      | \$15,577                                  |
| Library Program Fund                  | \$1,844                                   | \$0                                      | \$1,844                                   |
| <b>Designated Funds</b>               |   |  |   |
| Operating Reserve                     | \$221,760                                 | \$0                                      | \$221,760                                 |
| Seiders Fund                          | \$20,843                                  | \$0                                      | \$20,843                                  |
| Survey Fund                           | \$7,361                                   | \$0                                      | \$7,361                                   |
| Tree Fund                             | \$25,574                                  | \$0                                      | \$25,574                                  |
| <b>Capital Projects</b>               |   |  |   |
| B&G Emergency Reserve                 | \$23,549                                  | \$0                                      | \$23,549                                  |
| <br>                                  |   |  |   |
| Building: Garages.Sheds (Rentals)     | \$31,774                                  | \$0                                      | \$31,774                                  |
| Buildings                             | \$118,961                                 | \$0                                      | \$118,961                                 |
| <b>Total Buildings:</b>               | <u>\$150,735</u>                          |  | <u>\$150,735</u>                          |
| <br>                                  |   |  |   |
| Equipment                             | \$70,927                                  | (\$1,795)                                | \$69,132                                  |
| <br>                                  |   |  |   |
| Land: Heritage Park                   | \$17,048                                  | \$0                                      | \$17,048                                  |
| <br>                                  |   |  |   |
| Linear Structures                     | \$106,059                                 | \$0                                      | \$106,059                                 |
| <br>                                  |   |  |   |
| Structures                            | \$0                                       | \$0                                      |   |
| <br>                                  |   |  |   |
| <b>Water Operations</b>               |   |  |   |
| Water Operations: General             | \$9,250                                   | \$0                                      | \$9,250                                   |
| Water Operations: Mains               | \$22,397                                  | \$0                                      | \$22,397                                  |
| Water Operations: Pump House          | \$7,682                                   | \$0                                      | \$7,682                                   |
| Water Operations: Maintenance Program | \$5,441                                   | \$0                                      | \$5,441                                   |
| Water Operations: PENNVEST Principal  | \$66,872                                  | \$0                                      | \$66,872                                  |
| <b>Total Water Operations:</b>        | <u>\$111,642</u>                          |  | <u>\$111,642</u>                          |



## Executive Committee Decision via email

April 6, 2026

The Executive Committee unanimously agreed by email consensus to the following motions.

In consideration that the Tabernacle currently faces several significant repair and restoration challenges, I, Miles Bojanic, make one motion to move forward the projects enumerated below. Each project listed will be supported by funding from the Mt. Gretna Tabernacle Association and managed by the Mt. Gretna Campmeeting Association. Ongoing fundraising efforts from the Tabernacle Association and organizations supporting Tabernacle usage and performances will be used to support this and other related projects:

1. First to approve the Triumph Transformation proposal for \$52,000 to remodel and enlarge performance space on the Tabernacle stage.
2. Secondly, to approve the Tabernacle Restoration proposal from Ravenwood Restoration for \$4,000 to repair Tabernacle exterior water damage to the building's western façade which faces the intersection of Third Street and Otterbein Avenue.
3. Finally, to approve True Artisan Painters to repaint the outside of the Tabernacle at a cost to be no more than \$12,000.

In closing, all efforts are being undertaken to engage the community and other Tabernacle-associated organizations in fundraising for upkeep and maintenance of the building. Grants are also actively pursued regularly. Individual community donations are always encouraged and can be made through the Tabernacle Association. **Resolution 2026.04.06-01**



# Tree Removal Permit

## 1. Member Name(s)\*

Don Bowman

## 2. Member Phone:

717-433-1089

## 3. Property Address of tree location\*

Glossbrenner Ave. at rear of church

## 4. Is the purpose of your application:\*

- To report concerns about a tree  
 To request to remove a tree from my property

## 5. Plot plan of tree location. Can be a drawing or a survey. Upload drawing here.\*

[Drawing and.docx](#)

## 6. Nature of tree concern:

There is a large pine tree in back of the church, across Glossbrenner Ave., situated between Kevin Wells house and the Campbell's house. It is very tall, large trunk, and leaning precariously over the church roof. It is also causing damage to our solar panels through the extreme amount of sap that it sheds.

My understanding is that the tree is on Campmeeting property. There are at least three compelling reasons to have this tree removed:

(1) The dripping sap onto our solar panels causes the panels to lose effectiveness, thus generating much less power than if clean. This requires us to hire a special solar panel cleaning company to restore them to new condition. This special cleaning will need done twice a year, and the cost will completely negate the cost savings that the panels provide to the church.

(2) There have been numerous trees either up-rooting or breaking off and causing extensive damage to properties in Campmeeting in recent months. We just experienced the unfortunate event of a large section of a pine snapping off and landing on our Pastor's house last November. That event, besides being emotionally traumatic to the family, has been very expensive to the church. During removal of the remaining parts of the large pine at the parsonage, our tree service experts showed me evidence of why the tree snapped in the wind. Even though the tree seemed healthy, we saw clear evidence of serious deterioration inside the trunk, causing a weakened trunk. I took pictures of sections of the trunk as it was being removed, and would be happy to share them. But it proves the point that many of our trees are aging to a dangerous point, but you can't tell just by looking from the exterior.

(3) If the tree were to up-root or break and fall, there is no doubt it would fall on the church roof, causing extensive damage to not only the building structure but destroying many of our newly installed solar panels. And even though the church is insured, our deductible amount is very high, and restoration costs are also depreciated. As an example, the restoration of our parsonage is costing the church about \$20K that is either a deductible or depreciation expensive. I'm afraid if the large pine falls on the church, those non-covered expenses would be even higher.

The Trustees of the church would like to pursue removal of the pine tree to mitigate any potential future issues of the on-going damage to the solar panels, and possible restoration costs should the tree fall on the building. The church is also willing to plant several new trees in the location of your choice in Campmeeting.

Respectively submitted,  
 Don Bowman  
 Chair of Mount Gretna United Methodist Board of Trustees

**From:** Brandon Yeager <byeager@Bartlett.com>  
**Sent:** Monday, April 6, 2026 9:46 AM  
**To:** Mt Gretna Campmeeting  
**Subject:** Trees evaluation

The White pine behind the church has been pruned recently. About a 1/3 of the canopy was removed . The tree is leaking sap from the wounds. The tree is also stressed from excessive pruning of its canopy, this also will cause sap to leak.. It will take a lot to try and make this tree healthy again but the sap will continue to flow. Removal is a good decision.

The tree on 8<sup>th</sup> street has significant decay at the bottom of the tree also has cavities and large deadwood. I would recommend removing.

**BRANDON YEAGER** ARBORIST REPRESENTATIVE, LOCAL MANAGER  
ISA Certified Arborist, Certified Treecare Safety Professional, Tree Risk Assessment Qualified

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**BARTLETT TREE EXPERTS**

3732 Columbia Ave, Lancaster, PA 17554

**p** 717-580-1631

**e** [byeager@Bartlett.com](mailto:byeager@Bartlett.com)

[facebook.com/bartletttreeexperts](https://facebook.com/bartletttreeexperts)

**[bartlett.com](http://bartlett.com)**

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## April 6, 2026 – Meeting Notes

Hybrid Meeting of the B&G Committee at the Mt. Gretna Campmeeting's Office and via Zoom teleconference.

Members of the B&G Committee present: (In person) Miles Bojanic, Stephanie Bost, Nate Godfrey, Bill Linton, Jeff Minnich, Bob Rader, Ben Slotznick (Via Zoom) Joe Lamont, Doug Lorenzen, Pat Wilmsen.

Miles Bojanic opened the meeting at 6:30 p.m.

## REPORTS

### Superintendent Report

Nate presented a power point to the committee.

1. The Heritage Park Pavilion was the first topic. The pavilion has been a topic of discussion for some time with regard to repairs, possible replacement, and possible expansions. The committee reviewed two proposals for renovations which would complete necessary repairs and expand the building, making it more viable for future activities. It was also suggested that fundraising could be done throughout summer events that would raise money for the project. The committee will consider the plans and discuss again the next month.
2. While attempting to repair some board to the library's entrance ramp, Nate and Bob discovered significant rot to the supporting structure. After extensive discussion, it was agreed that the ramp should be replaced, possibly with some type of hardscape solution, but that the replacement could not be done for this summer season. Miles and Nate would determine if the ramp needed to be completely removed for the summer 2026 season for safety reasons, or whether it could be patched. They will report back to the committee. Miles and Nate will also look into possible replacement solutions, determine cost, and donations can be taken at the library over the summer to support that project.
3. A revised leaf pickup schedule was decided upon. It is published in the newsletter and on the Campmeeting's website calendar.
4. Seasonal staff was brought back a month earlier this year to support landscaping projects.
5. Diamond Maps remains a top-tier priority. We are working to determine which layers to maintain, and what the priority should be to fine-tune the data. In the meantime, the B&G iPad is being used to add/refine infrastructure information as it becomes available.
6. The Tabernacle snow clearance planned work for this past season. There may be some possibilities to refine the process for the future.
7. Nate received initial estimates back for repairing some of the asphalt tripping hazards around the Tabernacle. There are more complexities than were initially anticipated; research into a solution is ongoing.
8. The Merv's replacement bed has been installed.



### Water Report

1. No report

### Building Permit Application Review

1. No active or pending permits.

### MGCA Active Projects/Old Business

1. **Tabernacle Repairs from last inspection:** No update.
2. **Tabernacle Capital Improvement Projects:** Approved Tabernacle projects are underway.

3. **Heritage Park Fence:** No update.
4. **Streetlights.** No update.
5. **Streetlight Outages:** No update.
6. **Capital Reserve Study.** Falcon Group is coming for their initial assessment meeting this week.
7. **Pinch Road.** No update.
8. **Rental Garages:** No update.
9. **Historic Hand Pump Gazebos.** No update.
10. **3<sup>rd</sup> Street Water Main:** No update.

#### New Business

1. None.

Adjourn 7:42 p.m.

DRAFT