



Tuesday, June 16, 2026

At the regular monthly meeting of the Mt. Gretna Campmeeting Association Board of Managers held on Tuesday evening, June 16, 2026, Pat Wilmsen presided.

A quorum was present including the following: In person, Esther Mefferd, and via Zoom Stephanie Bost, Kevin Burd, Joe Lamont, Ted Martin, and Pat Wilmsen. Ann Bering joined via Zoom towards the end of the meeting. Marcie Lloyd and Jeff Minnich were excused. Miles Bojanic, and Kevin Wells did not attend.

1 Member attended in person; 21 households attended via Zoom.

1) Call to Order, Pat Wilmsen

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

2) Approval of Minutes

Since the Minutes of the May 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 May 26, 2026, minutes were approved on a motion by Ted Martin. The motion was seconded by Esther Mefferd and passed with Bost, Burd, Lamont, Martin, and Mefferd voting in favor.

3) Secretary's Report

No report.

4) President's Report

No report.

5) Treasurer's Report

- a) The May 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) 185 cottages have paid their assessment. Assessments are due by the end of June. All other income is in line with expectations for this time of year.
- c) B&G Maintenance is high, but that is expected at this time of year.
- d) Community Activities looks high, but the expenses will be offset by donations.
- e) The Seiders Fund was used for the Tabernacle stage project, a small amount remains for a memorial tree.
- f) The 2025 annual review was completed by our accountant and filed with PENNVEST as required by the terms of the loan agreement. The review is available on the website.

6) Committee Reports

a) Finance Committee – Kevin Burd

Nothing to report.

b) Property Ownership Committee – Kevin Burd

1. There was one property transfer since the last meeting for 204 5th Street.
2. Currently there are 40 short-term rental permits issued, or 56% of the allowable permits.

c) Executive Committee

The Executive Committee report was made available to the Board and to the Membership prior to the evening's meeting.

d) Tree Health & Maintenance

1. Pat shared a photograph of the new tree tags used for the recent tree inventory. The tags stand out from the trees to allow for trunk growth.
2. Tree replanting will occur in the fall.



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

The B&G June meeting report was made available to the Board and to the Membership prior to the evening's meeting. Members are encouraged to read the meeting notes as many upcoming projects affecting the community were discussed.

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

No report.

g) **Grants & Funding – Ted Martin**

1. Shelby Larkin has continued to work on the Heritage Park Pavilion fundraising plan.
2. Shelby is also assisting on language changes to the MGTA Bylaws to allow for more fundraising opportunities.

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

The 2nd Reading of proposed changes to Rules #10, #13, and #17 will be presented under New Business.

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

A sub-committee has been formed to do an in-depth review of the MGTA Bylaws; such a review has not been done since they were originally written in 1999. The goal is to make sure the bylaws of the MGCA and MGTA are well-coordinated and that they reflect the way the MGTA currently operates. The sub-committee members are Ted Martin, Debby Erb, Andrea Haldeman, Bob Kettering, Marcie Lloyd, and Pat Wilmsen.

j) **Nominations Committee – Esther Mefferd**

No report.

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

Kevin Burd reported that the movie events have had an average of 50 attendees for each movie which he considers reasonable for a festival only in its 2nd year. All the promotional materials were donated, so all donations go straight to community activities.

l) **Library Committee – Sally Marisic**

No report.

m) **Archive Committee – Don Miller**

No report.

7) **Unfinished Business**

- a) Last month there was a motion to deny a tree removal application. Today, June 16, the cottage owners asked the Board to reconsider their decision because of home insurance complications. The MGCA believes the trees are on MGCA property and have communicated this to the owners. The MGCA has been advised that the cottage owners' insurance should not be able to deny them coverage for trees that were there at the beginning of their policy and for trees which the cottage owners do not own.
- b) As stated in May's meeting, in February of 2026 many of the rules in our Rules & Regulations book were revised. However, at that time we were not yet ready to present recommended changes to rules #10, #13, and #17. Revisions to those rules were given their second reading at tonight's meeting. No Members submitted comments to the Board about these proposed changes.
- Rule #10 is being changed to reflect that most of the building permit requirements have been moved to the Building Permit Policy.
 - Rule #13 has been edited to encourage Members to identify their curb stops and make sure that they are in working order, and also to encourage Members to sign an MGCA Curb-Stop Emergency Access Authorization. This form will be made available through our website if the rule revision is adopted after its 2nd reading.
 - Rule #17 was a challenging revision. Only changes to Quiet Season (as opposed to Quiet Hours) were considered. Many members did not want any changes. Many members wanted an allowance for the



use leaf blowers. The goal was to create a clear, narrow, unambiguous, easily enforceable leaf blower allowance, accessible to full-time residents as well as weekenders. During Quiet Season, it would allow the use of leaf blowers only from 3 p.m to 6 p.m. on Fridays, which is also the time period generally used by grounds staff to run leaf blowers.

- c) Pat reported that tabulation of the survey results continues. We hope to be able to report back to the community with a summary report soon.

8) New Business

- (a) Having had two (2) readings at regular board meetings, I, Ted Martin, make a motion to approve the changes to rules 10, 13, and 17 of the Rules & Regulations Handbook. The motion was seconded by Kevin Burd and passed with Bost, Burd, Lamont, Martin, Mefferd, Wilmsen voting in favor. **Resolution 2026.06.16-01.**
- (b) The Mount Gretna Volunteer Fire Company made a proposal to the MGCA to purchase two parcels of land from the MGCA. After lengthy discussion, the Board agreed by consensus to not sell the land. As an MGCA resource that is not-renewable, and because the current arrangement of allowing the Fire Co. to use our land for free has been working, the Board saw no compelling reason to sell.

9) Adjournment

The meeting adjourned at 6:57 p.m. on a motion by Ted Martin, seconded by Joe Lamont and passed unanimously.

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

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



In attendance:

Members in Person:

Betsy Barnhart, 50 3rd St.

Members on Zoom:

Geraldine Benseman, 611 4th St.

Joseph Bering, Jr., 305 8th St.

Linda Campbell, 402 Glossbrenner Ave.

Gary Collins, 601 Mills Ave.

Lora Deller, 609 6th St.

Kristi Donahue, 501 6th St.

Dan Duda, 207 Weaver Ave.

Celia Durall, 600 2nd St.

Paul & Tammy Friendshuh, 209 Mills Ave.

Peggy Lichty, 205 Castle Ave.

Dave Lloyd, 403 1st St.

Doug Lorenzen, 503 1st St.

Don Miller, 610 4th St.

Stephanie Seldomridge, 105 2nd St.

Christine Slotznick, 507 3rd St.

Jeff Thompson, 207 Glossbrenner Ave.

Janine Tiffany, 107 2nd St.

Bob & Tammy Travitz, 502 2nd St.

Paul Trella, 209 Weaver Ave.

Garey Wilmsen, 301 Bell Ave.

Jan Wolff, 211 8th St.

Attachments:

Picture of new tree tag

Photograph of New Tree Tag

