

MGCA PUBLIC SESSION • APRIL 14, 2018



WELCOME!



❖ Our message today . . .

- MGCA Association Member Survey Results
- Strategic Plan Overview
- Committee Member Updates
- Staffing Update
- Questions & Answers
- Announcements & Open Forum

SURVEY MEMBERSHIP



- ❖ MGCA Association Member Survey Results
 - Drafted & deployed to Association Members—January 2018
 - 171 responses; 71% response rate

- ❖ Response(s) confirmed board assumptions . . .

- ❖ Common themes throughout responses/comments . . .

ANALYZE THE RESULTS



- ❖ Most important to Association Members:
 - Being respectful to neighbors
 - Communicating with Association Members about emergencies
 - Managing tree canopy & natural environment

- ❖ Scored 89% of member response for all three categories

ANALYZE THE RESULTS



❖ Most Pressing Challenge(s) Facing the Campmeeting—The Top 5:

- Addressing infrastructure issues
- Maintaining history & uniqueness
- Blighted properties
- Traditions & values
- Enforcement of rules

ANALYZE THE RESULTS



- ❖ Additional Comments from Association Members—The Top 5:
 - “No Comment” (question left blank)
 - Enforcement of rules
 - Respect community values & history
 - Noise pollution
 - Garbage dumpster availability

ANALYZE THE RESULTS



❖ Concern with Renters/Number of Rental Properties:

- 53% of respondents—*not concerned* about rental properties
- Top 3 reasons cited:
 - Rental properties “afford” accessibility
 - Rental properties raise community awareness
 - Renters become owners; a “community investment”

ANALYZE THE RESULTS



❖ Concern with Renters/Number of Rental Properties:

- 47% of respondents—*cited concerns* about rental properties
- Top 3 reasons cited:
 - Understanding the rules
 - Loss of history & values
 - Noise & alcohol

❖ *Are these concerns unique to individuals who rent cottages?*

ENGAGE IN DISCUSSION



- ❖ The Challenge—a unique community association
 - 2017—board discussions; board retreat with “incoming members”
 - Identify opportunities
 - Build upon our history
 - Community sustainability

DEVELOP THE PLAN



❖ SWOT Analysis

- Maintaining & building community spirit & volunteerism
- Need for improved external community communication
- Addressing the implications of the growth of rental properties
- Balancing tradition & change

DEVELOP THE PLAN



❖ SWOT Analysis—continued

- Understanding & addressing the maintenance of our infrastructure
- Clarifying how the board & committees make decisions
- Understanding & meeting Campmeeting personnel needs

SET THE COURSE



❖ MGCA Board of Managers

- New officers
- Committees—chairs, membership & descriptions/status
- Strategic plan—board approval & public session
- Communications plan—draft & adopt
- Association status; rental standards
- Tabernacle Association—relationship; membership

2018 LEADERSHIP



- ❖ Executive Committee—Chair, Ted Martin
 - President, Ted Martin
 - Vice President, Mary Kopala
 - Treasurer, Sally Marisic
 - Secretary, Margaret Hopkins

INITIATE THE PLAN



- ❖ Finance Committee—Chair, Sally Marisic
 - Key Initiatives:
 - Investigate, review “shared services”
 - Propose wages & benefits to Executive Committee
 - Draft annual budget
 - Financial reporting—Annual Meeting

INITIATE THE PLAN



❖ Buildings & Grounds Committee—Chair, Ted Martin

■ Key Initiatives:

- Infrastructure maintenance & improvements
- Mapping cottage water shut-off valves

INITIATE THE PLAN



❖ Communications Committee—Chair, Kevin Burd

■ Key Initiatives:

- Communication plan; communication schedule
- Coordinate public sessions—Strategic Plan, Rules & Regulations
- Quarterly newsletter
- MGCA Website; mtgretna.com community calendar
- Volunteer engagement

INITIATE THE PLAN



❖ Community Activities Committee—Chair, Tammy Travitz

■ Key Initiatives:

➤ *Recruit “an army” of volunteers!*

➤ Organize community activities, including:

- Annual Porch Sale
- Heritage Festival
- Annual Meeting & Picnic

INITIATE THE PLAN



❖ Recreation Committee—Chair, Margaret Hopkins

■ Key Initiatives:

- Community garden maintenance plan
- Ensure on-going community recreation for all ages
- Coordinate programming—playground, shuffleboard, quoits
- Tree stewardship program

INITIATE THE PLAN



❖ Property Ownership Committee—Chair, Pam Bishop

■ Key Initiatives:

- Interview, welcome & acquaint property owners to the Campmeeting
- Identify community volunteers

INITIATE THE PLAN



❖ Nominating Committee—Chair, Esther Mefferd

■ Key Initiatives:

- Nominate, present slate of candidates to serve as board members
- Identify potential candidates in Summer Newsletter
 - Four board positions up for election/re-election in 2019

INITIATE THE PLAN



- ❖ Ad Hoc Policy & Procedure Committee—Chair, Margaret Hopkins
 - Key Initiatives:
 - Review current policies & procedures
 - Develop rental policy
 - Understand, resolve “Association” status

INITIATE THE PLAN



❖ Archives Committee—Chair, George Resh

■ Key Initiative:

➤ Review MGCA materials annually for submission to:

- Mount Gretna Area Historic Society
- Bank vault
- Tabernacle storage
- Appropriate disposal/recycling

INITIATE THE PLAN



❖ Ad Hoc Library Committee—Chair, Lisa Carr

■ Key Initiatives:

- *Organize “an army” of volunteers*
- Organize weekly activities; summer book reviews, 1st Friday events, and more . . .
- Ensure programming for all ages; all Mt. Gretna communities

INITIATE THE PLAN



❖ Ad Hoc Personnel Committee—Chair, Mary Kopala

■ Key Initiatives:

➤ Draft job description—Manager of Community Activities

■ Superintendent of Grounds—retirement December 2018

➤ Develop schedule for recruitment and job posting/advertising

INITIATE THE PLAN



- ❖ **Tabernacle Association—MGCA Board Representative, Esther Mefferd**
 - **Key Initiatives:**
 - **Clarify Tabernacle Association membership**
 - **Present Bible Festival schedule**
 - **Monthly reporting to MGCA board of managers**

STAFFING UPDATE



❖ Manager of Community Operations

■ Status:

➤ Job Announcement

- Posted to MGCA website, Indeed.com & CareerLink
- Emailed to MGCA membership
- ✓ Consider sharing the website link to your social media accounts? Help spread the word!

QUESTIONS?



❖ Q&A related, but not limited to:

- Membership Survey
- Strategic Plan
- MGCA Personnel
- Committees
- Community Activities
- *Volunteering!*

ANNOUNCEMENTS



❖ Announcements & Open Forum:

- Earth Day—Sunday, April 22, 2018
- Rules & Regulations—Review and Public Forum, Date: TBD
- Porch Sale—Saturday, May 26, 2018
- Annual Meeting & Picnic—Saturday, July 28, 2018

Interested in Volunteering?

Interested in serving on the Board of Managers?

PUBLIC FORUM



THANK YOU!