



SVL Town Meeting Notes
April 8, 2026 at 2:00 PM
3rd Floor Community Room

Staff Attendance	Ben Smith, Evon Bergey, Denise Rossi, Josie Pruitt, Michele Sipel, Dot Hartman, Richelle Kegarise, Megan Heinly, Ed Kaminski
Excused	Jim Riley, Larry Zook, Larry G, Corey Hamilton
# of Residents	14
Invited Guest:	Bethany Smith

1. **Welcome:** Ben welcomed and thanked everyone for coming. He announced Dot Hartman's retirement at the end of June. Then, he introduced Richelle Kagarise who will be taking Dot's place.
2. **Landis Communities Update:** Evon Bergey presented the tree structure of Landis Communities and pointed out the newest addition of 6th and Cornerstone, an affordable housing project in Reading. She next discussed the final vision and commitment pillars that Larry Zook had started last fall. (hand-outs were distributed)
3. **SVL Community Updates:** Ben Smith
 - a. Ben announced the names of the Resident Council Members and their role for the Community. Please feel free to reach out to any of them if you have questions, concerns or ideas you want to bring to management's attention. Below are the council members:
 1. Rob Coleman – wawarob@aol.com
 2. Rob Hunter – x4hunters@gmail.com
 3. George Woodard – seedsome@gmail.com
 4. Judy Groty – jgroty2@yahoo.com
 - 5.
 - ii. Completed Projects: Additional security cameras added on the ground floor by the back parking lot entrance, trash room, Friendship side entrance, and Water St stairwell
 - iii. Upcoming Projects: Community rooms revamp – we are working with a designer to refresh our community rooms. Designs will be sent out prior to work beginning

4. **Downtowners Update:** Meagan Heinly

- a. Megan introduced herself. She is the new Executive Director of the Lancaster Downtowners, a membership-based not-for-profit organization. There are over 20 SVL resident members. The group is designed to help members age in place. They will provide/coordinate activities, interest groups, volunteers, and help each other to name a few. She is in the office on Tuesdays and Thursdays located on the 1st floor of Steeple View.

5. **Landis at Home Updates:** Michele Sipel

- a. Michele Sipel introduced a new bookkeeping service offer by Landis at Home. Services such as helping to organize your finances, setting up electronic billing, or organizing your bills will be available to you. Anne Conway, a retired CPA and Controller at another CCRC will lead the group. Reach out to Landis at Home at (717) 509-5800 for questions.
- b. Michele distributed a survey for residents to complete describing different programs of interest you might want to know more about. She introduced Bethany Smith, who will develop the programs based on responses. The survey will

6. **Questions and Comments:**

- Thank you Ben for setting up the visit from the Fire Department.
- The Water Street stairwell and storage areas are very hot. *Jim turned off the heaters for these spaces on 4/9/2026.*
- Can the wall vents be cleaned? *Yes, that will be added to the next preventative maintenance.*
- Is there any IT help available for the residents? *If you are a downtowners member, help/support is available through Just one Call. Ben and Megan are working on coordinating other services for non-members where high schoolers will come once per month to assist residents.*