

**Redevelopment Authority
Regular Meeting
May 18, 2009**

1. Call to Order

Mr. Disciullo convened the meeting at 8:15 pm in Council Chambers

Present: Members: Joseph Disciullo, Harry Colon, Jack Burkholder, Jon Kasitz and Richard Stonewall

Solicitor: Patrick O'Donnell

Staff: Harry Walker, Kirby Hudson and Ruthann Mowday

Mr. Disciullo announced the Redevelopment Authority met in Executive Session earlier on May 18, 2009 at 5:30 pm for the purpose of discussing Real Estate and Litigation.

2. Receive and Approve Minutes

Mr. Kasitz made the motion to approve the minutes for April 20, 2009; Mr. Burkholder seconded the motion. Motion passed 5-0.

Mr. Colon made the motion to approve the minutes for April 27, 2009; Mr. Kasitz seconded the motion. Motion passed 5-0.

3. Account Payable

Mr. Stonewall made the motion to approve the accounts payable; Mr. Kasitz seconded the motion. Motion passed 5-0.

4. Old Business

a. Access Agreement by and between Redevelopment Authority of the City of Coatesville and Coatesville Property Associates

Mr. Weiss announced Coatesville Property Associates is ready to prepare the site, in order to commence construction. Mr. Weiss stated Coatesville Properties Associates must obtain an access agreement to move forward with Site Improvements. Mr. Weiss stated Coatesville Properties Associates must obtain Air Rights to move forward. The Authority members questioned the financials regarding the development. Mr. Pulver named the entities involved in providing the funding for the development.

Mr. Disciullo made the motion to approve the Access Agreement by and between Redevelopment Authority of the City of Coatesville and Coatesville Property Associates contingent upon changes discussed by the Attorneys of both parties; Mr. Colon seconded the motion. Motion passed 5-0.

Mr. Disciullo made the motion to approve Air Rights Deed for Coatesville Property Associates, conditioned upon review by the Redevelopment Authority

Solicitor and subject to the provision that if development of the property has not begun within five years, the property shall revert to the Redevelopment Authority, free of any obligation other than one to which the Redevelopment Authority is a party; Mr. Colon seconded the motion. Motion passed 4-1. Mr. Burkholder was the dissenting vote.

5. **New Business**

a. **Act 2 Cleanup Plan and Final Report**

Mr. Disciullo announced the RDA received three proposals for the ACT 2 Cleanup Plan and Final Report. The Proposals were Weston Solutions \$32,600; Envirosure Inc. \$24,500; Marshal GeoScience \$12,000 (Cleanup plan only).

Mr. Kasitz made the motion to move forward with Marshal GeoScience to prepare a Clean Up Plan for the planned development of the Flats Redevelopment Site for a not-to-exceed cost of \$12,000; Mr. Colon seconded the motion. Motion passed 4-0-1. Mr. Disciullo abstained due to Marshal GeoScience working on a project for Zeke, Inc.

Mr. Burkholder reviewed the meeting held by Bart Blatstein.

6. **Citizens Comments**

John Pawlowski – 360 Madison Street

Mr. Pawlowski announced he was involved in the early RDA plans. He stated too many people in Coatesville do not want to see the City improve. He asked the RDA to please cooperate with Mr. Chetty. Council and the RDA should hold joint meetings/discussions more often.

7. **Adjournment**

Mr. Disciullo made the motion to adjourn the meeting at 9:20 pm; Mr. Kasitz seconded the motion. Motion passed 5-0.

Respectfully Submitted,

Jack Burkholder
Secretary