



**REDEVELOPMENT AUTHORITY MEETING
JUNE 18, 2012
7:00 PM**

Board Members Present; Joe Disciullo, Jack Burkholder, Eric Collins, Harry Colon, Joe Kandler
Board Members Absent:
Staff Members: Rob Barry, Ruthann Mowday
RDA Solicitor: Lou Kodumal

Chairman Disciullo opened the meeting at 7:15 pm

Approval of Minutes

Mr. Colon made a motion to approve the May 21, 2012 meeting minutes with corrections; Mr. Kandler seconded the motion. Motion passed 4-0-1. Mr. Disciullo abstained due to his absence at the May meeting.

Approval of Accounts Payable

Mr. Colon inquired about a breakdown for employee time and a breakdown of miscellaneous fees from the solicitor.

The RDA's accounts payables are being paid by Brite Realty, as part of their management services. Brite Realty reported additional invoices paid in their monthly statement. A small number of payables came to City Hall for payment, and they were processed by the RDA staff. The list is noted below:

City of Coatesville	Private Hauler	100.00
Daily Local News	Advertisement	132.00
Davco Advertising	Shipping fee	8.81
City Of Coatesville	2 nd Qtr Staff share	1,000.00
Vincent Mancini	RDA Solicitor Billing	3,557.75

Mr. Kandler made a motion to approve the accounts payables; Mr. Burkholder seconded the motion. Motion passed 5-0.

Additions, Deletions and Modifications

Chairman Disciullo added new business item d) Art Partners and e) RACP extension

Citizens Comments on Agenda Items

John Pawlowski – Resident

Mr. Pawlowski strongly recommended for the RDA to approve Art Partners placing works of art in the 204-206 East Lincoln Highway Building.

Citizens Comments on Non-Agenda Items

John Pawlowski – Resident

Mr. Pawlowski suggested the RDA meet with City Council to get up to date on what the RDA can or can't do in the City and the statutes. Mr. Disciullo stated he would attempt to set up a meeting with City Council. Mr. Disciullo stated lights on Main Street will spruce up Coatesville.

Matt Baker

Mr. Baker explained the previous meeting with City Council was an executive meeting. There should be a presentation open to the public and let the public ask questions. Mr. Baker asked the status of the timecards. Mr. Baker questioned the status of the bike race and the status of the Veledrome. If they cannot bring the Veledrome, than the RDA should get a developer and tell them what we want. Mr. Burkholder explained the flats have been marketed, there is no contract. Mr. Disciullo explained the City,

County, and RDA have all supported the Veledrome. Mr. Baker announced his resignation as a volunteer, moving out of the City.

New Business

a. Consider proposed lease for 109 East Lincoln Highway

A lease was submitted by ATS Consulting and Training LLC, Breakout Ministries. The use for the office would be a Consulting and a Thrift Shop. There are Zoning/Codes requirements for the Consulting and Thrift Shop.

Mr. Disciullo made a motion to approve lease for 109 East Lincoln Highway contingent upon tenant with Codes approvals for their requested usage and pay trash at own expense; Mr. Collins seconded the motion. Motion passed 3-0. Mr. Burkholder and Mr. Colon were the dissenting vote.

b. Consider proposed lease for 237 Harmony Street

A lease was submitted by Rose Marino. The use would be for a professional office.

Mr. Kandler made a motion to approve the lease for 237 Harmony Street; Mr. Collins seconded the motion. Motion passed 5-0.

c. Consider PennDot letter requesting Advance for Grant

A recommendation from the Train Station meeting was made to send a letter to Penn Dot would be requesting an advance on the PennDot grant to help fund initial, eligible project costs. At this moment, there is no number; however, the project team is working on a cost schedule that will be identify the initial funds needed.

Mr. Colon made a motion to approve a letter to Penn Dot requesting an advance for the grant for the Train Station project; Mr. Collins seconded the motion. Motion passed 5-0.

d. Consider agreement from Art Partners for 204-206 East Lincoln Highway

A request from Art Partners Studio has been submitted to use the vacant storefront windows for 204-206 East Lincoln Highway for a Summer Art exhibit called "Art out Front" from Tuesday June 19, 2012 to Wednesday August 15, 2012.

Mr. Disciullo made a motion to approve an agreement with Art Partners to place works of art in the windows of the building located at 204-206 East Lincoln Highway; Mr. Colon seconded the motion. Motion passed 5-0.

e. Consider extension for the RACP Grant

Mr. Collins made a motion to approve an extension for the RACP grant; Mr. Colon seconded the motion. Motion passed 5-0.

Mr. Colon asked for a joint meeting with City Council. Mr. Disciullo stated he would call Mr. Simpson and reach out to Mr. Hudson to set up the meeting. He asked for a breakdown of the expenses for \$7 million dollars.

Mr. Burkholder asked the solicitor to find out what the RDA can and can't do with contiguous property in another township.

Next Meeting – July 27, 2012

Chairman Disciullo announced the next meeting will be a special meeting on July 27, 2012 at 7:00 pm.

Adjournment

Approved July 16, 2012

Mr. Collins made a motion to adjourn the meeting at 8:10 pm; Mr. Colon seconded the motion. Motion passed 5-0.

Respectfully submitted,
Joseph Disciullo, Chairman