



**REDEVELOPMENT AUTHORITY MEETING**  
**JUNE 16, 2014**  
**7:00 PM**

Board Members Present: Joe DiSciullo, Jack Burkholder, Joe Kandler  
Board Members Absent: Donald, Folks, Tyrone Harley  
Staff Members: Ruthann Mowday  
RDA Solicitor: Lou Kodumal

Chairman DiSciullo opened the meeting at 7:00 pm and announced an Executive Session was held earlier this evening to discuss legal, Real estate and personnel.

**Approval of Minutes – May 19, 2014**

Vice Chairman Burkholder made a motion to approve the May 19, 2014 meeting minutes; Mr. Kandler seconded the motion. Motion passed 3-0.

**Approval of Accounts Payables**

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:

Vincent Mancini	RDA Solicitor Billing	4,237.33
BBD, LLP	2013 Audit	4,000.00
City of Coatesville	3 <sup>rd</sup> qtr staff share	1,000.00
Office Basics	Supplies, paper	55.70
Pitney Bowes	Postage	54.96
UCOMP	2nd quarter	91.44
Federal Express	Postage/Train Station	33.40

Chairman DiSciullo made a motion to approve the accounts payables; Vice Chairman Burkholder seconded the motion. Motion passed 3-0.

**Additions, Deletions and Modifications**

Chairman DiSciullo deleted item d) Krapf buses and added d)Brite Realty Management increase; e)Cochran – Chestnut Street parking lot.

**Presentations**

1. John Pawlowski – Gazebo up date

John Pawlowski made a presentation on the status of placing gazebos on the Riverwalk. The committee consists of John Pawlowski; Council President Hamrick and Council member C. Arvilla Hunt. He explained this is a City project and a permit from Codes is required. Mr. Kodumal explained the existing

Riverwalk agreement needs to be modified with the City and the County prior to placing the gazebos on the Riverwalk.

### **Citizens Comments on Agenda Items**

There were no citizens comments on agenda items only.

### **New Business**

- a. Receive and consider extending Pennoni Associates contract until September 30, 2014.

Mr. Kandler made a motion to extend the Pennoni Associates contract until September 30, 2014; Vice Chairman Burkholder seconded the motion. Motion passed 3-0.

- b. Receive and consider Envirosure Change Order for additional asbestos inspections

Chairman DiSciullo made a motion to approve the Envirosure change order for additional asbestos inspections; Vice Chairman Burkholder seconded the motion. Motion passed 3-0.

- c. Receive and consider proposal from Cedarville Engineering Group, LLC for Inspection of Dam#1 on the West Branch of Brandywine Creek

Vice Chairman Burkholder made a motion to approve the proposal from Cedarville Engineering Group, LLC for Inspection of Dam#1 on the West Branch of Brandywine Creek upon approval from Arcelor Mittel; Chairman DiSciullo seconded the motion. Motion passed 3-0.

- d. Receive and consider Brite Realty Management increase

Mr. Kandler made a motion to approve the 2.5% increase for Brite Realty management services increasing the monthly payment to \$2,085.11; Vice Chairman Burkholder seconded the motion. Motion passed 3-0.

- e. Receive and consider Cochran – Chestnut Street property parking lot

Chairman DiSciullo made a motion to approve the use of the Chestnut Street property parking lot for an event held by Cochran on June 19, 2014; Mr. Kandler seconded the motion. Motion passed 3-0.

### **Citizens Comments**

#### Paul Evans

Mr. Evans inquired about the building on the corner of Church Street (G.O. Carlson building). Chairman DiSciullo explained the RDA has received offers on the building, but it is part of the RFP for the Flats. Mr. Evans asked where the RFP will be posted. He would like to see it well advertised.

#### David DeSimone

Mr. DeSimone stated “Once you get a developer; more will come.”

Joe Leofsky

Mr. Leofsky asked why the Go Carlson building would be part of the RFP for the Flats when there is already 27 acres. Chairman DiSciullo explained in the RFP's we will see what the developers want to do.

Rick Madonna

Mr. Madonna proposed Senior Living in the Chertok's old warehouse.

Chairman DiSciullo announced the next meeting is on July 21, 2014

Chairman DiSciullo made a motion to adjourn the meeting at 8:00 pm; Vice Chairman Burkholder seconded the motion. Motion passed 3-0.

Respectfully submitted,  
Joseph Disciullo, Chairman