

The Redevelopment Authority of the City of York
Meeting Minutes
April 19, 2017

A duly advertised meeting of the Redevelopment Authority of the City of York was held on April 19, 2017 at 101 S. George Street, City Council Chambers, York PA 17401.

I. Call to Order/Welcome

Michael Black called the meeting to order at 4:02 p.m. Present were Michael Black, Andrew Paxton, Aaron Anderson, Melissa Stiles. Teen Vebares was absent.

II. Public Comment - none

III. Approval of Meeting Minutes of 03/15/17

Andrew Paxton moved to approve them as distributed. Aaron Anderson seconded. Michael Black inquired as to the Citizens Bank matter and whether or not the minutes should reflect a specific option price. Staff advised that there was none at the time. However, since the meeting the sum of \$1750.00 as the option price has been paid. Then the motion passed unanimously.

Resolution No. 5175

IV. Financial Report

General Fund Balance

RDA General Fund \$196,074.76

CDBG Balances

Demolition \$45,000.00

Acquisition \$603.50

Stabilization \$36,899.28

\$82,502.78

V. New Business/ Action Items

- a. 29-31 West Market Street: Comcast wants to run a cable wire into it from next door. There is no money involved or being offered at this point. Although, there was discussion about this since we are providing an easement. Melissa Stiles moved to approve Staff entering into negotiations with Comcast for an easement agreement. Andrew Paxton seconded. The motion passed unanimously.

Resolution No. 5176

- b. 277 North Hartley Street: Initiative Property, LLC requests an option for four (4) months at a cost of \$1,000. In that time period they will engage in due diligence and if they wish to go forward they will make a proposal to the Board. Aaron Anderson moved to approve the option on those terms. Melissa Stiles seconded. The motion passed unanimously.

Resolution No. 5177

- c. 335 West Maple Street: The Authority has been holding this property for YCDC for approximately 12 years. A purchaser has been found. In discussions Staff advised that they do not believe there is any ability to insist on any funds. Although YCDC will cover all closing costs. Andrew Paxton asked if we could advise YCDC of our costs over the years. Michael Black advised a concern about use of the property. Melissa Stiles moved to authorize Staff to enter into negotiations to sell the property to YCDC with discussion points raised. Aaron Anderson seconded. The motion passed unanimously.

Resolution No. 5178

- d. 320 West Princess Street: One of several properties that had been tied up with Derek Dilks. The York Area Housing Group is interested in it now. They will renovate it and sell it as a single family home. Staff is hoping to recoup all its expenses. Andrew Paxton moved to authorize Staff to enter into negotiations for the sale of the property. Melissa Stiles seconded. The motion passed unanimously.

Resolution No. 5179

VI. Staff Report

- 1. Danskin: The property has been fully fenced off. A silk stock has been delivery to the area but not yet installed. There is a proposal to remove tanks for somewhat less than \$8,000. The ISRP environmental grant application is being readied. There continue to be discussions with Pen Rose.
- 2. Citizens Bank: There has been nothing to report since that time. Staff is advising the potential developer to obtain community involvement in discussion about the property.
- 3. 300 South Queen Street: The neighboring/adjoining property would like it for parking. This is not allowed under the city ordinances. The entire area is being studied by a consultant. Staff will advise further.

4. Northwest Triangle: Staff met with Mark Caplan. They are moving forward with the financing issues they have heard nothing from John McElligott after the last meeting.

VII. Chairman's Report

1. He asked Staff for a tour of RDA properties. He was particularly concerned about the need for some redevelopment in the Northeast neighborhood of the city.
2. He is interested in communicating with Habitat for Humanity.
3. There have been some preliminary discussions with YCIDA/ the Economic Alliance.

Chairman then went into an executive session to discuss litigation.

After the Board reconvened and no action was taking the meeting adjourned at 5:13 p.m.