

Redevelopment Authority Board Agenda
101 S. George St. City Council Chambers January 19, 2021

About the RDA: The Redevelopment Authority of the City of York (RDA) is tasked with eliminating blighted properties in the City of York. The purpose of the RDA is to acquire and reposition properties for redevelopment so that they; 1) comply with building codes and are no longer a blighting influence in their neighborhoods, (b) become economic assets which contribute to the City's tax base and (c) advance the City's plan for the appropriate development and use of each neighborhood involved.

I. Call to Order/Welcome

II. Public Comment

III. Approval of Meeting Minutes

December 15, 2021

IV. Financial Report

RDA General Fund **\$68,868.10**

CDBG Balances:
Demolition \$255,713.87
Acquisition \$45,343.38
Stabilization \$157,931.28

V. Project Updates: None

VI. Action Items:

- a. **725 South Court Street:** The Redevelopment Authority currently owns 727-747 South Court Street. The adjacent property to 727 South Court Street is on the market. Acquisition of 727 South Court Street will complement existing RDA owned parcels on the 700 Block of South Court Street.

Motion: Authorize staff to negotiate the purchase of 725 South Court Street, to be funded by CDBG Acquisition funds at a price to be negotiated.

- b. **385 Lexington Street:** Developers are requesting a 6-month extension to complete the rehabilitation of 385 Lexington Street.

Motion: Approve a 6-month extension for the redevelopment of 385 Lexington Street through August 2022.

- c. **York Fresh Food Farms:** York Fresh Food Farms has worked with the City of York Bureau of Health to adopt a tobacco free resolution for RDA-owned community gardens that they manage (Church&Court and Cottage Hill Garden).

Motion: Approve and adopt the Tobacco Policy 2.0 and Tobacco free signage in all current and future RDA-owned community gardens, ensuring a tobacco free environment.

- d. **RDA Maintenance and Stabilization:** The RDA maintenance and stabilization invitation to bid was open from December 16, 2021 through January 10, 2022.

Motion: Authorize staff to negotiate the terms and enter into a contract for Maintenance and Stabilization with city-based business, Spoutco Home Improvements.

- e. **1 N. George Street:** *Motion: Authorize staff to negotiate the terms and enter into a listing agreement with True Commercial Real Estate, LLC to broker the disposition of 1 North George Street.*

VII. Staff Report:

VIII. Chairman's Report

IX. Adjournment

2021 PROJECT SUMMARY

2021 Recorded Transactions

468 W. Princess Street: Infantes
1014 S. Pine Street: Bolt
570 Company Street: Acquisition
463 W. Hope Avenue: Miss Bobby's Place
137 E. Princess Street: Mosely
221 S. Hartley Street: Morel
223 S. Hartley Street: Morel
434 Salem Avenue: Walker
234 S. Pershing Ave: Yohn Properties
526 S. Duke Street: Crispus Attucks
634 E. Philadelphia Street: Acquisition
705 Chestnut Street: Habitat for Humanity
358 W. Philadelphia Street: Richter
120 N. Richland Ave: Bupp
113-117 E. Charles Lane: Lorenzo
236 S. Penn Street: Acquisition

Agreements In Progress

465 W. Hope Avenue: Redevelopment Agreement, Miss Bobby's Place (Homeless transitional housing)
462-464 W. Market Street, Option Agreement, Hunter Group (Senior Living Facility)
251 Kings Mill Road: Owner-Occupied Redevelopment Agreement, Alvarez
554-558 Salem Avenue: Homeownership Redevelopment Agreement, Four Squares Development
335 S. Penn Street: Rental Redevelopment Agreement, Cedar Hill Property Services
115 Rathon Road: Owner-Occupied Redevelopment Agreement, McGettigan
332 S. Queen Street/ 334 S. Queen Street/148 E. Church: Option Agreement, BEX Group (Residential New Build)
200 N. Broad/ 304 N. Broad: Option Agreement, Statewide (Residential New Build)
600/630 S. Pine Street, 245 E. Cottage Place: Option Agreement, Paul Miller
234 Green Street: Rental Redevelopment Agreement, Duncan
Cottage Hill Garden and Church and Court Gardens: License Agreement, York Fresh Food Farms