

The Redevelopment Authority of the City of York
Meeting Minutes
February 15, 2023

A duly advertised meeting of the Redevelopment Authority of the City of York was held on February 15, 2023 at 101 S. George Street, City Council Chambers, York, PA 17401. The meeting was open to the public.

I. Call to Order/ Welcome

Michael Black called the meeting to order at 4:00 pm. Present were Aaron Anderson, Teen Vebares. Frank Countess and Joyce Santiago were absent.

II. Executive Session Announcement

None

III. Public Comment

None

IV. Minutes of January 18, 2023

Teen Vebares moved to approve them as distributed. Aaron Anderson seconded. Motion passed unanimously.

Resolution No. 5500

V. Financial Report

Cash position statement was distributed.

<i>General Fund Balance</i>	\$749,207.77	All accounts
<i>CDBG Balances</i>		
Stabilization	\$ 104,750.00	going up \$73,000.00
Demolition	\$ 33,953.00	going up \$151,500.00
Acquisitions	\$ 156,459.00	<u>going up \$25,000.00</u>
Total	\$ 295,162.00	\$544,662.00

A Cash Position Statement was distributed.

VI. (a.) Graybill

Ryan McKinley of Statewide Partners, LLC appeared. The option expired January 31, 2023. They have met with City Staff, they have obtained zoning approval, met with Geo Services who will help with Pennsylvania Department of Environmental Protection (DEP) and the restriction on residential use. They are optimistic of receiving residential approval. They are requesting an extension of the option to July 31, 2023.

Aaron Anderson moved to extend the option at no cost. Teen Vebares seconded. Motion passed unanimously.

Resolution No. 5501

(b.) NorthWest Triangle

Ryan McKinley of Statewide Partners, LLC discussed the status of the project. There could be an issue with railroad crossings, but it will be avoided. Another discussion point is whether the City Engineer wants to widen Gay Street and how that could have an effect on the project. Statewide will submit the Phase I plans on April 2.

Teen Vebares moved to extend the option from March 30, 2023, to June 30, 2023 at a cost of \$5,000.00. Aaron Anderson seconded. Motion passed unanimously.

Resolution No. 5502

VII. Staff Report

(a.) The Penn Market-Plan is being reviewed and should be revised. The tenant situation is good. The RACP grant is being review by a consultant for the Commonwealth.

(b.) NorthWest Triangle- The RACP grant has been assigned to Harrisburg University as a subrecipient. The Authority needs to write a re-scope letter. Discussions are ongoing with Harrisburg University. They want an agricultural emphasis.

(c.) Dentsply- The due Diligence period is on. Discussions have occurred with SEG. Nothing formal has been proposed yet. Financing is up in the air.

VIII. Chairman's Report

At a Penn Market lunch last Friday, the Market was very busy.

Meeting adjourned 4:30 pm.