

# Redevelopment Authority of Lawrence County Meeting Minutes

**August 22, 2024**

The regular monthly meeting of the Redevelopment Authority of Lawrence County was held at the Commissioner's Meeting Room located at 430 Court Street, New Castle, PA, at 12:00 p.m. on Thursday, August 22<sup>nd</sup>, 2024.

## **Attendance:**

<b>Redevelopment Authority:</b>	Robert Donadio, Chairman Dennis Alduk, Vice Chairman Jon Natale
<b>Staff:</b>	Amy McKinney, Executive Director Rebecca Shaffer, Deputy Director of Community Development Mary Glass, Office Manager/CDBG Administrator Ryan Long, Solicitor
<b>Public:</b>	Nicholas Vercilla, New Castle News Brian Burick, Citywide Development Corp. of New Castle

## **Call to Order**

The August 22<sup>nd</sup>, 2024, meeting of the Redevelopment Authority of Lawrence County was called to order at 12:01 p.m. by Robert Donadio.

## **Additions/Deletions to Agenda**

None

## **Public Comments**

None

## **Regular Agenda**

- a. **Approval of minutes** – Dennis Alduk moved, seconded by Jon Natale, to approve the minutes from the July 25<sup>th</sup>, 2024, meeting. Motion carried, 3-0
- b. **Secretary/Treasurer Report** – Balance of RALC accounts as of 07/31/2024 was \$1,228,486.63.
- c. **New Business** – None
- d. **Old Business** –
  1. **Countywide Blight Removal Program Update** -
    - **First Merit** – Dore & Associates have requested a 30-day extension for completion of the demolition. We have received their updated schedule. They are currently working to demolish the parking garage that was located under the building. All scrap metal is being separated from the concrete/debris for recycling.
    - **Union Township demolition** – Union Township has requested an emergency demolition of a property with a severe insect infestation. The property has been fumigated several times and demolition is near completion.
    - **Rehabilitation Program** – 30% of our PHARE funds have to be utilized in Low/Moderate Income areas. A portion of the funds are allocated to DON Services Inc. and Lawrence County Community Action Partnership for rehabilitation projects. DON Services Inc previously asked homeowners to contribute a portion of their own funds toward rehabilitation projects, and were allocating \$5000.00 per home however; these were not Redevelopment Authority requirements. DON Services Inc has asked if they can eliminate the homeowner match and raise the per home allocation to \$6000.00. As this was never a Redevelopment Authority requirement, we have no issue with the change. The only things they need to do is meet the income requirements of the grant and stay within the scope of work that we've provided.

- **Façade Extension Requests** – Issuing a 3-month extension to Little Johnny’s, Shenango Commons Signage, Shenley Square Signage, Shenango Common’s LLC and Stay & Play Indoor Dog Park. New completion date is 11/22/2024.
- **PHARE Grant Update** – We have received the contract and have supplied all required documentation. We are awaiting the funding now.

**Executive Session –**

12:23 PM Dennis Alduk moved; Jon Natale seconded motion to move into Executive Session.

Motion carried 3-0.

12:44 PM Dennis Alduk moved; Jon Natale seconded motion to move out of Executive Session.

Motion carried 3-0.

**Action Agenda**

- a. Approval of Bills – Checks were presented for payment and signature. Dennis Alduk moved; Jon Natale seconded approval of Payment of Bills.  
Motion carried 3-0.
- b. Jon Natale moved; Dennis Alduk seconded the approval of Resolution R-2024-24 approving the transfer of two (2) side lots from Tax Claim (repository) to RALC. RALC simultaneously transfers side lots to applicants:
  - ARAUJO, JACKSON VIEIRA
  - LAURENZA, CARMINEMotion carried 3-0
- c. Jon Natale moved; Dennis Alduk seconded the approval of Resolution R-2024-25 entering into agreement with Union Township for demolition reimbursement of a structure located at 508 Smithfield Street, New Castle, PA.  
Motion carried 3-0
- d. Jon Natale moved; Dennis Alduk seconded the approval of Resolution R-2024-26 entering into agreement with the City of New Castle for demolition reimbursement of a structure located at 232 Cedar Street, New Castle, PA.  
Motion carried 3-0

The next meeting will be held on Thursday, September 26, 2024, at 12:00 pm in the Commissioner’s Conference Room, located on the 1<sup>st</sup> Floor of the Lawrence County Government Center located at 430 Court Street, New Castle, PA.

**Adjournment** – Jon Natale moved; Dennis Alduk seconded the meeting adjourn at 12:46 PM.