

**REDEVELOPMENT AUTHORITY OF ALLEGHENY COUNTY**

**MINUTES OF THE BOARD OF DIRECTORS**

**REGULAR and PUBLIC HEARING**

**ALLEGHENY COUNTY ECONOMIC DEVELOPMENT**

**Board Room, Suite 900**

**Chatham One, 112 Washington Place, Pittsburgh, Pennsylvania**

**May 17, 2019—10:30 a.m.**

The Regular Meeting and Public Hearing of the Redevelopment Authority of Allegheny County was held on Friday, May 17, 2019 at 10:30 a.m. in Allegheny County Economic Development's Board Room, Chatham One, Suite 900, 112 Washington Place, Pittsburgh, Pennsylvania 15219.

Board Members present were: Bill Brooks, Peg McCormick Barron, Senator Wayne Fontana, Don Smith, Doris Carson Williams

Also present were: Lance Chimka, Director; Steve Papernick; Authority Solicitor; Jack Exler, Sr. Deputy Director; Samuel Bozzolla, Project Manager; Tom McGrath, Fiscal Manager; Beth O'Donnell, Authorities Marketing Representative; Erin Deasy, Development Manager; Cassa Collinge, Assistant Director; Judy Jevsevar, Senior Accounting Supervisor; Dan Tobin, Business Development Coordinator; Joel Segel, Development Specialist; BethAnn Cushmanick, Administrative; Carl Lukitsch, Project Manager; Ryan Bobich, Planner; Rob Frank, Contract Administrator; Gloria Redlinger, Contract Administrator; Gabriel Kelly, Intern; Matthew Bovee, Intern; Alison Hall, PAAR; Maggie Beldecos, Trade Institute of Pittsburgh; Marshall Cohen, Shadyside Action Coalition; Tim Kuhn, Upper Allegheny Joint Sanitary Authority; Tom Benecki, Allegheny Valley North COG; Kevin Funak, Shadyside Action Coalition; Dean Bastianini, Richland Township; Sara Knapp, Richland Township; Doug Mullins, Pressley Ridge; Kevin Kinross, Pressley Ridge; Carol Shrieve, Carnegie Music Hall; Dan Soltesz, Carnegie Music Hall; Susan Neszpaul, The Frick; Judy O'Toole, The Frick; Joanna Deming, Fineview Citizens Council; Fred Smith, Fineview Citizens Council; Christina Farmartino, The Open Door; Melissa Knorr, The Open Door; Dirk Page, Blackridge Civic Association; Nate Carter, This Generation Connect; Lora Matway, Fineview Citizens Council; David Gilliland, Gateway Engineers.

**I. ROLL CALL**

The meeting was called to order, roll was called, and a quorum was present.

**II. APPROVAL OF MINUTES – April 26, 2019**

ON A MOTION MADE BY DR. SMITH AND SECONDED BY MS. CARSON WILLIAMS, THE MINUTES OF THE PREVIOUS MEETING WERE APPROVED AS PRESENTED.

**III. RATIFICATION OF BILLS**

Ms. Carson Williams reviewed the Ratification of Bills Payable for the month of April, 2019 and found them to be in good and proper order.

ON A MOTION MADE BY MS. MCCORMICK BARRON AND SECONDED BY DR. SMITH, THE RATIFICATION OF THE BILLS WAS APPROVED AS PRESENTED.

**IV. PUBLIC COMMENTS**

No comments.

**V. OLD BUSINESS**

**A. ALLEGHENY COUNTY ECONOMIC DEVELOPMENT, COMMUNITY INFRASTRUCTURE & TOURISM FUND (CITF) – WATER SYSTEM PROJECT-REASSIGNMENT OF GRANT**

Request Authorization to: (i) re-assign the grant 2018-CITF-111 from the City of Duquesne to the Steel Rivers COG to help finance the Water System Project; and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY DR. SMITH AND SECONDED BY MS. MCCORMICK BARRON, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**B. LIVE WELL ALLEGHENY 2 – AGREEMENT AMENDMENT**

Request authorization to: (i) amend the existing agreement with the Allegheny County Health Department (ACHD) for \$81,000.00 to reflect an increase in the amount of funding by \$8,091 for a total amount not to exceed \$89,091 to administer grants distributed through the Active Allegheny Grant Program, and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY MS. MCCORMICK BARRON AND SECONDED BY MS. CARSON WILLIAMS, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**ON A MOTION MADE BY MR. BROOKS AND SECONDED BY MS. CARSON WILLIAMS, THE BOARD HELD AN EXECUTIVE SESSION TO DISCUSS POSSIBLE LITIGATION.**

*'Good morning everyone. Today we are going to be discussing a lot of CITF grant applications before this board. We are letting everyone know that Representative Mike Turzai has filed a lawsuit to enjoin this board from distributing monies from the CITF fund. There is no order of court and it is still a pending lawsuit. So we are now moving ahead based upon the applications as a normal course of business. At this point the Governor has given us the money to disburse for the CITF grants and that is why we are moving forward.'* – Steve Papernick, Authority Solicitor

## **VI. NEW BUSINESS**

### **A. REDEVELOPMENT ASSISTANCE CAPITAL PROGRAM (RACP) – CARNEGIE LIBRARY OF HOMESTEAD – CARNEGIE MUSIC HALL REHABILITATION**

Request authorization to: (i) submit an application to the Commonwealth of Pennsylvania for assistance under the Redevelopment Assistance Capital Program for an amount not to exceed \$500,000 for the Carnegie Music Hall Rehabilitation; (ii) accept said grant; and (iii) allow the Director to execute necessary documents with Solicitor approval.

ON A MOTION MADE BY MS. CARSON WILLIAMS AND SECONDED BY MS. MCCORMICK BARRON, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

### **B. ALLEGHENY VACANT PROPERTY RECOVERY PROGRAM (AVPRP) – CERTIFICATES OF COMPLETION**

Request authorization to: (i) record Certificates of Completion for two (2) properties that were transferred through the Allegheny Vacant Property Recovery Program in the municipalities of Elizabeth and Swissvale; and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY DR. SMITH AND SECONDED BY SENATOR FONTANA, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**C. ALLEGHENY VACANT PROPERTY RECOVERY PROGRAM (AVPRP)**

Request authorization to: (i) approve various resolutions related to the Allegheny Vacant Property Recovery Program for properties located in the municipalities of Braddock, Crafton, Millvale, North Braddock, Pitcairn, Plum, Reserve, Ross, Stowe, West Mifflin, and Wilkinsburg (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY SENATOR FONTANA AND SECONDED BY MS. CARSON WILLIAMS, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**D. ALLEGHENY COUNTY ECONOMIC DEVELOPMENT, COMMUNITY INFRASTRUCTURE & TOURISM FUND (CITF) – THIS GENERATION CONNECT CENTER PROJECT**

Request Authorization to: (i) award a grant in an amount not to exceed \$100,000 to help finance the This Generation Connect Center Project; and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY MS. MCCORMICK BARRON AND SECONDED BY MS. CARSON WILLIAMS, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**E. ALLEGHENY COUNTY ECONOMIC DEVELOPMENT, COMMUNITY INFRASTRUCTURE & TOURISM FUND (CITF) – VOLUNTEER FIREMAN ASSOCIATION GENERATOR PROJECT**

Request Authorization to: (i) award a grant in an amount not to exceed \$55,000 to help finance the Volunteer Fireman Association Generator Project; and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY MS. CARSON WILLIAMS AND SECONDED BY MS. MCCORMICK BARRON, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**F. ALLEGHENY COUNTY ECONOMIC DEVELOPMENT,  
COMMUNITY INFRASTRUCTURE & TOURISM FUND (CITF)-  
SHADYSIDE GATEWAY NEIGHBORHOOD SIGNS PROJECT**

Request Authorization to: (i) award a grant in an amount not to exceed \$100,000 to help finance the Shadyside Gateway Neighborhood Signs Project; and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY MS. CARSON WILLIAMS AND SECONDED BY MS. MCCORMICK BARRON, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**G. ALLEGHENY COUNTY ECONOMIC DEVELOPMENT,  
COMMUNITY INFRASTRUCTURE & TOURISM FUND (CITF) –  
SEWER SYSTEM CLEANING & CCTV AND DYE TESTING  
PROJECT**

Request Authorization to: (i) award a grant in an amount not to exceed \$90,000 to help finance the Sewer System Cleaning & CCTV and Dye Testing Project; and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY SENATOR FONTANA AND SECONDED BY DR. SMITH, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**H. ALLEGHENY COUNTY ECONOMIC DEVELOPMENT, COMMUNITY  
INFRASTRUCTURE & TOURISM FUND (CITF) – PORT VUE  
RECREATIONAL CENTER PROJECT**

Request Authorization to: (i) award a grant in an amount not to exceed \$125,000 to help finance the Port Vue Recreational Center Project; and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY MS. MCCORMICK BARRON AND SECONDED BY MS. CARSON WILLIAMS, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**I. ALLEGHENY COUNTY ECONOMIC DEVELOPMENT, COMMUNITY INFRASTRUCTURE & TOURISM FUND (CITF) – GATEWAY IMPROVEMENT PROJECT**

Request Authorization to: (i) award a grant in an amount not to exceed \$150,000 to help finance the Gateway Improvement Project; and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY SENATOR FONTANA AND SECONDED BY MS. CARSON WILLIAMS, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**J. ALLEGHENY COUNTY ECONOMIC DEVELOPMENT, COMMUNITY INFRASTRUCTURE & TOURISM FUND (CITF) – LOCAL 249 HALL AND FACILITY IMPROVEMENTS PHASE 2 PROJECT**

Request Authorization to: (i) award a grant in an amount not to exceed \$150,000 to help finance the Local 249 Hall and Facility Improvements Phase 2 Project; and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY MS. MCCORMICK BARRON AND SECONDED BY MS. CARSON WILLIAMS, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**K. ALLEGHENY COUNTY ECONOMIC DEVELOPMENT, COMMUNITY INFRASTRUCTURE & TOURISM FUND (CITF) – REHAB FOR FINEVIEW'S FUTURE PROJECT**

Request Authorization to: (i) award a grant in an amount not to exceed \$225,000 to help finance the Rehab for Fineview's Future Project; and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY SENATOR FONTANA AND SECONDED BY MS. CARSON WILLIAMS, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**L. ALLEGHENY COUNTY ECONOMIC DEVELOPMENT, COMMUNITY INFRASTRUCTURE & TOURISM FUND (CITF) – RENOVATION OF ALLEGHENY COUNTY'S RAPE CRISIS CENTER PROJECT**

Request Authorization to: (i) award a grant in an amount not to exceed \$100,000 to help finance the Renovation of Allegheny County's Rape Crisis Center Project; and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY MS. MCCORMICK BARRON AND SECONDED BY DR. SMITH, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**M. ALLEGHENY COUNTY ECONOMIC DEVELOPMENT, COMMUNITY INFRASTRUCTURE & TOURISM FUND (CITF) – RENOVATION OF THE OPEN DOOR, INC. PROJECT**

Request Authorization to: (i) award a grant in an amount not to exceed \$225,000 to help finance the Housing is Healthcare: Renovation of the Open Door, Inc. Project; and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY DR. SMITH AND SECONDED BY MS. MCCORMICK BARRON, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**N. ALLEGHENY COUNTY ECONOMIC DEVELOPMENT, COMMUNITY INFRASTRUCTURE & TOURISM FUND (CITF) – FRICK PITTSBURGH PARKING LOT UPGRADES AND LIGHTING ENHANCEMENTS PROJECT**

Request Authorization to: (i) award a grant in an amount not to exceed \$150,000 to help finance the Frick Pittsburgh Parking Lot Upgrades and Lighting Enhancements Project; and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY MS. CARSON WILLIAMS AND SECONDED BY MS. MCCORMICK BARRON, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**O. ALLEGHENY COUNTY ECONOMIC DEVELOPMENT, COMMUNITY INFRASTRUCTURE & TOURISM FUND (CITF) – PRESSLEY RIDGE SCHOOL FOR AUTISM AND DEAF PROJECT**

Request Authorization to: (i) award a grant in an amount not to exceed \$200,000 to help finance the Pressley Ridge School for Autism and Deaf Project; and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY MS. CARSON WILLIAMS AND SECONDED BY SENATOR FONTANA, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**P. ALLEGHENY COUNTY ECONOMIC DEVELOPMENT, COMMUNITY INFRASTRUCTURE & TOURISM FUND (CITF) – TRADE INSTITUTE OF PITTSBURGH TEMPORARY WORKFORCE HOUSING PROJECT**

Request Authorization to: (i) award a grant in an amount not to exceed \$100,000 to help finance the Trade Institute of Pittsburgh Temporary Workforce Housing Project; and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY MS. MCCORMICK BARRON AND SECONDED BY SENATOR FONTANA, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**Q. ALLEGHENY COUNTY ECONOMIC DEVELOPMENT, COMMUNITY INFRASTRUCTURE & TOURISM FUND (CITF) – BLACKRIDGE CIVIC ASSOCIATION REVITALIZATION 2019 PROJECT**

Request Authorization to: (i) award a grant in an amount not to exceed \$150,000 to help finance the Blackridge Civic Association Revitalization 2019 Project; and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY DR. SMITH AND SECONDED BY SENATOR FONTANA, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**R. ALLEGHENY COUNTY ECONOMIC DEVELOPMENT, COMMUNITY INFRASTRUCTURE & TOURISM FUND (CITF) – RICHLAND COMMUNITY PARK RESTROOM & CONCESSION UPGRADES PROJECT**

Request Authorization to: (i) award a grant in an amount not to exceed \$100,000 to help finance the Richland Community Park Restroom & Concession Upgrades Project; and (ii) allow the Director to execute the necessary documents with Solicitor approval

ON A MOTION MADE BY MS. CARSON WILLIAMS AND SECONDED BY MS. MCCORMICK BARRON, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**S. ALLEGHENY COUNTY ECONOMIC DEVELOPMENT, COMMUNITY INFRASTRUCTURE & TOURISM FUND (CITF) – UPPER ALLEGHENY JOINT SANITARY AUTHORITY SEWER CLEANING AND TELEVISIONING PROJECT**

Request Authorization to: (i) award a grant in an amount not to exceed \$120,000 to help finance the Upper Allegheny Joint Sanitary Authority Sewer Cleaning and Televising Project; and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY MS. MCCORMICK BARRON AND SECONDED BY DR. SMITH, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**T. ALLEGHENY COUNTY ECONOMIC DEVELOPMENT, COMMUNITY INFRASTRUCTURE & TOURISM FUND (CITF) – COMMERCIAL REVITALIZATION BUSINESS DISTRICT PHASE II PROJECT**

Request Authorization to: (i) award a grant in an amount not to exceed \$50,000 to help finance the Commercial Revitalization Business District Phase II Project; and (ii) allow the Director to execute the necessary documents with Solicitor approval.

ON A MOTION MADE BY SENATOR FONTANA AND SECONDED BY MS. CARSON WILLIAMS, THE ABOVE REQUEST WAS APPROVED AS PRESENTED.

**VII. ADJOURNMENT**

THERE BEING NO FURTHER BUSINESS TO TRANSACT, ON A MOTION MADE BY DR. SMITH AND SECONDED BY MS. MCCORMICK BARRON, THE ADJOURNMENT OF THE REGULAR MEETING OF THE REDEVELOPMENT AUTHORITY OF ALLEGHENY COUNTY WAS UNANIMOUSLY APPROVED.

  
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Jack Exler, Sr. Deputy Director