

**MINUTES OF THE MEETING OF THE REDEVELOPMENT AUTHORITY OF THE  
COUNTY OF BERKS**

April 24, 2018

Vice Chair Eileen Kastura called the meeting of the Board of the Redevelopment Authority of the County of Berks to order at 4:30 p.m. on April 24, 2018 in the Neversink Room, 14<sup>th</sup> Floor, Berks County Services Center, 633 Court Street, Reading, Pennsylvania.

The following Board members were present for the meeting:

Eileen Kastura, Vice Chair  
Barry Rohrbach, Secretary  
Theodore Bassano, Treasurer  
Pellegrino Orlando, Assistant Secretary / Assistant Treasurer

Chairman Yeager was absent. Vice Chair Kastura declared a quorum of Board members present.

Also in attendance were:

Kenneth L. Pick, Executive Director  
Kathy Miller, Fiscal Officer  
Kathy Heckman, Executive Assistant  
Joan E. London, Kozloff Stoudt, Solicitor  
Pamela J. Cala, Kozloff Stoudt, Solicitor (via speaker phone)

The Minutes of the meeting of March 27, 2018 were presented. Upon motion by Theodore Bassano and second by Barry Rohrbach, the Minutes were approved by unanimous vote of members present.

Theodore Bassano presented the Report of the Treasurer for the period ending March 31, 2018, which included a Profit & Loss Statement and Balance Sheet. A copy of the Report is attached to these Minutes. Upon motion by Eileen Kastura, second by

Pellegrino Orlando, all Board members present voted to accept the Report of the Treasurer.

Theodore Bassano then presented the list of invoices to creditors through April 24, 2018, a list of which is attached to these Minutes. Upon motion made by Barry Rohrbach, second by Pellegrino Orlando, all Board members present voted to approve the payment of said invoices.

Ken Pick reported that there were no Communications of Committee Reports to present.

Kathy Heckman reported on the Next Step Program and Rentals. Ms. Heckman informed the Board that there are seventeen (17) Next Step rental subsidy contracts in place, with two (2) new contracts beginning starting on May 1, 2018. On other Rentals, Ms. Heckman reported that although there were two lease renewals, there was no new activity.

Ken Pick reported on the Colebrookdale Spur, and advised that the final design for the Pottstown Station was still in progress. Mr. Pick and Nathaniel Guest had met with the design team for the station, and it is preferred that the station be situated completely in the right-of-way. As to the Boyertown Station, the work on the brick walkway is complete, and there are still several bills due, which are being paid by the grant from the Pennsylvania Department of Transportation. Research on the possible transportation of ash from the Covanta Plant to the landfill at East Earl Township using the Railroad line is still in progress. Mr. Pick reported that he had participated in a conference call earlier in the day on the comparison of costs between the pure trucking

and costs of shipment by freight. Mr. Pick believes that the costs are comparable. The project would require approximately \$15 million for capital upgrades, for which the Redevelopment Authority would procure grants and loans from the Federal Railroad Administration.

Ken Pick reported on Armorcast that he had attended the status conference before Judge Rowley with Attorney London, and that the matter was still in progress, and awaiting a decision from Mr. Motta as to possible locations for placement of a disassembled, catalogued station as part of the resolution of the issue on the freight station building (independent of valuation of the land, which still must be heard by the Board of Viewers if not resolved).

Ken Pick reported on the Housing Programs, advising that he and Tom Dachowski were in the process of preparing details on the upgrades to the Sunshine Homes, and on ways to reduce operating costs while maintaining quality.

Tom Dachowski reported that the Blighted Property Review Committee meeting did not meet in January due to lack of a quorum, and did not meet in March because there was no new business.

Under New Business, Ken Pick presented the following items, which were acted on by the Board as set forth below:

- (a) Resolution #2018-3, authorizing the filing of an application to the Pennsylvania Redevelopment Assistance Capital Program on behalf of Albright College. After motion by Eileen Kastura, second by Theodore Bassano, the Board voted unanimously to adopt the Resolution.

(b) Approval of a funding agreement between the Redevelopment Authority and the Berks County Nonprofit Development Corporation, allocating One Hundred Fifty Nine Thousand Dollars (\$159,000.00) from the Federal HOME Program for the development of 2537 Fairview Avenue in the Borough of Mt. Penn. Theodore Bassano moved that the Board approve the Agreement, with second by Barry Rohrbach. The Board voted unanimously to approve the funding agreement.

(c) Ken Pick reported that the County Commissioners would like to see all of the Redevelopment agencies, including the Redevelopment Authority, in one building. With the relocation of the Greater Reading Chamber Alliance and Greater Reading Development Fund to 606 Court Street in Reading, the County may request that the Redevelopment Authority relocate to space in that building. Further, the County may need additional space if more Magisterial District Judges are relocated to the County Services Center. Mr. Pick, and Kathy Miller, are researching the costs of relocation in addition to costs of new space.

(d) Pam Cala reported that the current owner of the property at 250 Penn Avenue in West Reading (former Penn View Motel property) is selling the property, and the title company is requiring a Certification of Completion of work at the site to ensure that there are no liens. Ms. Cala reported that the work had long since been completed, and that there was no possibility of liens. Eileen Katura moved that the Board approve the execution and recording of the

Certification of Completion, with second by Theodore Bassano. The Board voted unanimously to approve the Certification of Completion.

Ken Pick announced that there will not be a Redevelopment Authority Board meeting held in May.

On motion to adjourn by Eileen Kastura, second by Theodore Bassano, and approved unanimously, the meeting was adjourned at 5:10 p.m.

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Barry Rohrbach, Secretary