

MINUTES OF THE OCTOBER 23, 2007 MEETING OF THE BOARD OF THE
REDEVELOPMENT AUTHORITY OF THE COUNTY OF BERKS

Vice Chair Eileen Kastura called the meeting of the Board of the Redevelopment Authority of the County of Berks to order at 4:30 PM on October 23, 2007, in the Neversink Room, 14th Floor of the Berks County Services Center, 633 Court Street, Reading, Pennsylvania.

The following Board members were present:

Eileen Kastura,
Barry Rohrbach,
Shirley Ludwig, and
Pellegrino Orlando

The Vice Chair, Eileen Kastura, declared a quorum of Board members present.

Also in attendance were:

Kenneth Pick, Executive Director
Pamela J. Cala, Esquire, Authority Solicitor of Kozloff Stoudt, P.C.
Kathy Miller, Fiscal Officer
David Hummel, CD & Housing Specialist
Dawn Iezzi, Office Support of the Authority

Upon motion by Barry Rohrbach, seconded by Pellegrino Orlando, all members of the Board present voted to approve the September 25, 2007 minutes of the Board of this Authority.

Upon Chairman Glenn Yeager's arrival he resumed his position as Chair of this Authority and continued the meeting.

Kathy Miller presented the Monthly Financial Report for the period ending September 30, 2007. Upon motion by Shirley Ludwig, seconded by Chairman Yeager, all Board members present voted to approve the said Financial Report.

Ken Pick reviewed with the Board the invoices for payments to creditors as stated as of October 23, 2007. A copy of this report is attached to these minutes. It was moved by Eileen Kastura, seconded by Barry Rohrbach that the invoices stated in the said report be approved for payment. Upon roll call vote, all Board members present, voted in the affirmative.

Ken Pick gave a brief review of the ADD Program. To date, the Program includes 56 properties with 1 being sold and 1 being purchased. Mr. Pick included in his review the results of the opening of demolition bids for Contract #19. Upon motion by Barry Rohrbach, seconded by Eileen Kastura, all members of the Board present voted to accept the bid from Northeast Industrial Services as the lowest responsible bidder.

Ken Pick presented an update on the West Reading Elm Street Program which included recent discussions with the West Reading Elm Street Manager to apply for another \$250,000.00 state grant.

David Hummel presented a brief report on the Hamburg Redevelopment Area which will include certain road improvements for the extension of Grant Street and its connection with the northbound lane of State Rt. 61. Penn Dot has approved said plan for the road improvements and additional DCED grant applications may be considered to cover the costs of this part of the project. Ken Pick reported that a new TIF District is being proposed to the Borough of Hamburg for the purpose of rehabilitating residential housing. In connection with this expansion of the Hamburg Redevelopment Area, Mr. Pick presented to the Board a grant application to the Pennsylvania Department of Community and Economic Development for a \$100,000.00 matching grant from its Core Communities Housing Program for the purpose of funding such residential housing

rehabilitation. Upon motion by Shirley Ludwig, seconded by Pellegrino Orlando, all Board members present voted to approve the request of said Core Communities Housing Program grant.

Kathy Miller then made a brief presentation about the Fleetwood Redevelopment Area and reported that a public hearing will be held on December 10, 2007 for the purpose of discussing and approving the Redevelopment Plan. Ken Pick also reported that he will be meeting with the Berks County Commissioners to discuss the possibility of receiving a BCBG grant for this project.

Ken Pick proceeded to report on the progress of the Birdsboro/Union Redevelopment Area and the status of evaluating and revising the floodplain maps through FEMA for both municipalities' floodplain ordinances. Mr. Pick advised the Board that he has been meeting with the Managers from both municipalities to develop a redevelopment plan.

As a follow up to the recent closing on the Infrastructure & Facilities Improvement Program for the Exeter Township project of Exeter JV Associates, L.P., Mr. Pick reported that the funds from the East Penn Bank loan were placed in a separate interest bearing Commerce Bank account. Upon motion made by Barry Rohrbach, seconded by Eileen Kastura, all Board members present voted to ratify the execution of a bank resolution by the officers of this Authority, which resolution was required by Commerce Bank at the time the account was opened.

Chairman Yeager then announced that the Board of this Authority would have a brief executive session to discuss a real estate matter.

At 5:20 Chairman Yeager opened the meeting following the executive session.

Solicitor Cala presented to the Board a Third Amendment to Redevelopment Agreement for the purpose of extending the time for settlement to February 29, 2008. It was moved by Barry Rohrbach, seconded by Shirley Ludwig to approve the execution of the Third Amendment to Redevelopment Agreement. Upon roll call vote, all Board members present, voted in the affirmative.

There being no further business, the meeting of this Authority was adjourned at 5:30 PM.

Barry E. Rohrbach