

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

April 27, 2010

Secretary Barry Rohrbach called the meeting of the Board of the Redevelopment Authority of the County of Berks to order at 4:30 P.M. on April 27, 2010, in the Neversink Room, 14th Floor of the County Services Center, 633 Court Street, Reading, Pennsylvania.

The following Board members were present during the meeting:

Barry Rohrbach, Secretary
Pellegrino Orlando, Asst. Treasurer
Shirley Ludwig, Treasurer

The Secretary declared a quorum of Board members present.

Also in attendance were:

Pamela J. Cala, Esquire of Kozloff Stoudt, Solicitor
Kenneth Pick, Executive Director
Kathy Miller, Fiscal Officer
David Hummel, Housing and Community Development Specialist
Kathy Heckman, Office Support

Upon motion made by Shirley Ludwig and seconded by Pellegrino Orlando, all members of the Board present, voted to approve the March 23, 2010 minutes of the Board of this Authority.

Kathy Miller presented the Monthly Financial Report for the period ending March 31, 2010. A copy of this Report is attached to these Minutes. Mrs. Miller informed the Board that the Penn Avenue Redevelopment Area account was renamed the "Next Step Program" account. She advised the Board that since there was virtually no activity in the Penn Avenue Redevelopment Area account that this account could be used for the administration of the Next

Step Program. Upon motion by Shirley Ludwig and seconded by Pellegrino Orlando, all Board members present voted to approve the said Financial Report.

Mrs. Miller then presented to the Board the invoices for payments to creditors for the period through April 27, 2010. A motion was made by Barry Rohrbach and seconded by Pellegrino Orlando that the invoices stated in said report be approved for payment. Upon roll call vote, all Board members present voted in the affirmative.

Attorney Michael Setley then made a presentation to the Board regarding the availability of Recovery Zone Facility Bond financing. Mr. Setley described the recent federal allocation to Berks County agencies for commercial development and the County's designation of the Authority to act as the issuer of Recovery Zone Facility Bonds for two (2) Berks County projects. One of the projects is the financing of the acquisition, construction, renovation, furnishing and equipping of a retail facility on Hiester Lane in the City of Reading by Shuman Development Group in the amount of \$3,000,000.00. The second project is for the acquisition, construction, renovation, furnishing and equipping of a retail facility in the Borough of Sinking Spring by Sinking Spring Retail Investors, LLC in the amount of \$5,440,000.00. Attorney Setley then presented Resolutions providing for this Board's approval to have the Authority act as the issuer of revenue notes in connection with both projects. Copies of said Resolutions are attached to these minutes. A motion was made by Shirley Ludwig and seconded by Pellegrino Orlando to adopt the said Resolutions as presented. Upon roll call vote, all Board members present voted in the affirmative.

David Hummel and Kenneth Pick presented a brief report on the ADD Program. Mr. Hummel informed the Board that Northeast Industrial was the lowest responsible bidder for Contract #21 to demolish sixteen (16) residential properties in the City of Reading. Mr. Hummel informed the Board that properties located at 247 West Buttonwood Street and 411 Tulpehocken

Street would be removed from the said Contract for demolition. A motion was made by Shirley Ludwig and seconded by Pellegrino Orlando to accept the proposal of Northeast Industrial for demolition of said properties. Upon roll call vote, all Board members present voted in the affirmative.

Mr. Pick then discussed the status of the Repository List maintained by the County of Berks Tax Claim Bureau. He advised the Board that he and solicitor Cala are continuing discussions with the County Treasurer and the Tax Claim Bureau to discuss the potential acquisition of some of these properties by this Authority under the ADD Program.

Mr. Pick remarked that there is nothing to report on the Penn Avenue Redevelopment Area at this time.

Mr. Hummel then presented an update on the Hamburg Redevelopment Area (also known as the Second Street Redevelopment Area). The Borough of Hamburg is still waiting on the final issuance of a Highway Occupancy Permit from PennDOT to proceed with work on the extension of Grand Street. In addition, Mr. Hummel reported that Stackhouse Bensinger is continuing to work on a survey for the acquisition of properties for the Promenade portion of the project.

Kathy Miller then gave a brief report on the Fleetwood Redevelopment Area (also known as the Tannery Redevelopment Area). Mrs. Miller informed the Board that DESCCO was awarded the bid for the work to be completed along Foundry Alley.

Ken Pick gave a brief report on the Armorcast Redevelopment Area located partially in the Borough of Birdsboro and partially in the Township of Union. Mr. Pick advised the Board that the owner of the Armorcast property has been fined for continued violations of Borough and Township Ordinances.

Mr. Pick then presented an update on the Mental Health/Mental Retardation (MH/MR) Program. He advised the Board that in light of the difficulty in satisfying the requirement that clients of the Mental Health/Mental Retardation Program be able to access public transportation within close proximity to proposed sites, Olsen DeTurk has been engaged to create a map of the BARTA routes in the County of Berks.

Mrs. Heckman then presented a report on the County of Berks "Next Step Program", which is a tenant-based rental assistance program to provide families who have been determined to be ready to move out of shelters, rehabilitation facilities and similar programs and to receive, temporary financial assistance for independent living and housing. Mrs. Heckman reported that a second family has been placed in subsidized housing under this Program. In addition, Mrs. Heckman advised the Board that applications have been made from referrals from the Salvation Army and Family Promise.

The next meeting of the Authority will be May 25, 2010. There being no further business, Shirley Ludwig made a motion to adjourn the meeting. The motion was seconded by Pellegrino Orlando and all members of this Authority voted in the affirmative. The meeting was adjourned at 5:30 p.m.

Barry Rohrbach, Secretary