

Redevelopment Authority of the City of Allentown
Monthly Meeting Minutes
June 9, 2021
2:00 PM

The following are meeting minutes of the Redevelopment Authority of the City of Allentown pertaining to the meeting held on Wednesday, May 12, 2021 at 2:00 p.m. Via Teams Virtual Meeting.

Board in attendance:

Chair - Rebecca Williams
Vice Chair – Daniel Schmidt
Rodney Bush - Member

Staff in Attendance

Kelly McEllroy
Megan Hart
Joshua Gildea, Solicitor

Public in attendance

Fatima Mumtaz
Henry Moore

Determination of a Quorum

Rebecca Williams determined a quorum was in place and called the meeting to order at 2:01pm.

Approval of the Meeting Minutes

Rodney Bushe requested a motion to approve the minutes from May 12, 2021, Dan Schmidt seconded and all were in favor.

Old Business

None.

New Business

Lazarus House Conference of Churches / Proposal for 318 N 13th Street
Henry Moore presented a proposal on behalf of Lazarus House Conference of to purchase 318 N. 13th Street to provide housing for some of the most vulnerable persons in the community. Rebecca Williams asked for an update on the property previously awarded to Lazarus House. Henry Moore answered the other resources needed to make it into transitional housing weren't available so they are currently providing housing for homeless youth including services being provided onsite. Rebecca Williams asked if Lazarus house has any other houses in Allentown. Henry Moore answered yes they have 6 currently. Rebecca Williams asked how many proposals have been submitted for 318 13th Street and Kelly McEllroy answered 3 proposals have been received.

Kelly McEllroy introduced Fatima Mumtaz who is a student at Lehigh University and requested permission for and a location to complete a research project about the effects of green spaces in urban areas with all costs covered by Lehigh University. Rebecca Williams asked Kelly McEllroy for a location, Kelly McEllroy answered the best suitable

would be at 411 Ridge Avenue. Rebecca Williams asked about how the Redevelopment Authority would be protected from liability. Joshua Gildea answered we need to have insurance anyway and is unclear if the risk would be increased. Kelly McEllroy mentioned there is an Indemnity Clause stating the university would not be able to sue the Authority nor would the Authority be able to sue the university. Rodney Bushe asked what will be planted. Fatima Mumtaz answered because of the short time frame, she is hoping to start with growing grass and maybe some bushes.

RESOLUTION – Dan Schmidt motioned for a green space to be created at 411 Ridge Avenue, Rodney Bushe seconded and all were in favor.

Kelly McEllroy mentioned Connie Cowen will be stepping down from her position on the board.

Updates

318 N. 13th Street

Kelly McEllroy stated the enclosed porch has been opened like the neighboring properties, exterior work is being completed, kitchen cabinets are in and property is moving along.

532 W. Allen Street

Kelly McEllroy said we are in the process of getting the plans drawn up, a scope of work will be prepared and go out for bid.

326 N. 9th Street

Kelly McEllroy stated this is a Pennrose property, the cabinets are installed and flooring is done.

323 N. 9th Street

Kelly McEllroy said this is the other property returned by Pennrose, project has been started with the basement being dug out and the façade will be next.

515 N. New Street

Kelly McEllroy mentioned this property was purchased amicably to turn into 4 low income rental units. Kelly McEllroy said we will start to clear out the door and window inventory inside that was sold with the building.

Public Comment

None

Adjourned

2:32