

Redevelopment Authority of the City of Allentown
Monthly Meeting Minutes
November 10th, 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, November 10th, 2021** at 2:00 pm Via Teams Virtual Meeting.

Board in Attendance

Rebecca Williams, Chair
Dan Schmidt, Vice Chair
Tyrone Russell, Secretary
Rodney Bushe, Treasurer
Jessica Ortiz, Member

Staff in Attendance

Megan Hart
Scotty Smith
Joshua Gildea, Solicitor

Public in Attendance:

None

Determination of a Quorum

Rebecca Williams determined a quorum was in place and called the meeting to order at 2:03

Approval of Meeting Minutes

Daniel Schmidt made a motion to approve the minutes from the November 10th, 2021 meeting, Tyrone Russell seconded and all were in favor with the exception of Jessica Ortiz who was not present at the start of the meeting.

Old Business

Inventory – Megan Hart gave an overview of the current inventory, developer projects and VPR Registrations.

Rebecca Williams asked where we are with project deadlines, Megan Hart stated the contractor is finishing up the punch list items at 318 N. 13th Street and 323 N. 9th Street rehab is progressing quickly, the drywall inspection is scheduled and the completion will be on time.

New Business

Megan Hart stated the Authority was approached to possibly purchase a manufacturing building/warehouse that is closing and the owners are retiring. Megan Hart explained there is some grant money that we could use for the purchase. Rebecca Williams asked Megan Hart what the disposition would be. Megan Hart answered it may be a good option to generate some income by putting either condos or apartments that are truly affordable housing. Tyrone Russell agreed that it would be great to generate the income we need while at the same time providing affordable housing especially for the people that can't afford \$2000 a month. Megan Hart said this is just preliminary and will work on gathering additional information for next month's meeting.

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Megan Hart presented and explained the 2022 Draft Budget and asked if anyone had any questions or changes to which there were no questions or changes.

RESOLUTION – Rodney Bushe made a motion to adopt the proposed 2022 budget draft as put forward by Staff, Daniel Schmidt seconded and all were in favor with the exception of Jessica Ortiz who abstained because she didn't read it.

Monthly Financial Profit & Loss – Megan Hart explained the Profit and Loss for October and reiterated how imperative it is that the Authority generate income. Rebecca Williams stated she was concerned with the short term need for income to which Megan Hart stated there will be 2 properties that will be sold which will help and the need to generate income is more long term.

Public Comment

None

Adjournment

2:33