



RALPH DIGUISEPPE, CHAIRMAN
RAY J. CHAPMAN
WILLIAM M. PEZZA
BRYAN SERVIS
JIM PROKOPIAK., ESQ.

REDEVELOPMENT AUTHORITY

of the County of Bucks
216 Pond Street, Bristol, PA 19007
215-781-8711 FAX 781-8716

JEFFREY D. DARWAK
EXECUTIVE DIRECTOR

BRENDAN G. CORRIGAN., ESQUIRE
SOLICITOR

REGULAR BOARD MEETING
JANUARY 20, 2023
10:00 A.M.

Members: Ralph DiGuiseppe Chairman
 Ray Chapman, Vice Chairman
 Bryan Servis, Treasurer
 William Pezza, Secretary
 Jim Prokopiak, Esq., Assistant Secretary/Treasurer

PUBLIC COMMENT PERIOD

PROJECT UPDATES

1. Executive Director Report
2. Deputy Director Report
3. Solicitor Report

ACTION ITEMS

1. Motion – Approval of Minutes of the Regular Meeting on December 9, 2022
2. Motion – Approval of January 2023 Bill List
3. Motion – Approval of 2022 Municipal Grant Program payment requests
4. Motion – Approval of 2022 Municipal Grant Program extension and modification requests for the following Contracts, subject to Authority Solicitor review and approval:
 - a. Bristol Township – Contract Extension 2021-10
 - b. Langhorne Borough – Contract Extensions 2021-24 & 2021-27
 - c. Middletown Township – Contract Extensions 2021-35 & 2021-36
 - d. Penn del Borough - Contract Modification - 2021-37

5. Motion – Authorize NFAP Grant Awards for Round 22
6. Motion - Authorize Change Order #4 for Canal Street Condos Retaining Wall Replacement in the amount of \$36,518.00
7. Motion - Authorize NRCS and PADEP Emergency Watershed Protection Program Grant Amendments for additional funds and extension
8. Motion- Authorize payment of Contractor Application for Payment #1 for Canal Street Condos Retaining Wall Replacement in the amount of \$665,500.00
9. Motion - Ratify contract award to F.R. Beinke Wrecking, Inc. for Geddes Run Streambank Rehabilitation, Bank Protection and Gravel Bar Removal in the amount of \$115,000.00
10. Motion - Authorize Change Order #2 to Shenandoah Woods Project Monitoring Services Contract for Dielectric Fluid Sampling and Analysis Activities in the amount of \$8,900.00
11. Motion – Authorize Change Order #1 for Shenandoah Woods Demolition Contract for ACM removal from slabs at units 1078, 1080, 1084, 1086 and 1088 in the amount of \$3,156.75
12. Motion - Authorize Change Order #2 for Shenandoah Woods Demolition Contract for slab removal in the amount of \$289,000.00.
13. Motion- Authorize payment of Contractor Application for Payment #4 for Shenandoah Woods Demolition in the amount of \$315,591.08
14. Motion - Authorize payment for Act 2 Remediation Services at Sellersville Inactive Landfill Site in the amount of \$47,300.00
15. Motion - Authorize 7th Addendum to Redevelopment Agreement extending due diligence period for Cloverleaf Estates Site in Morrisville Borough
16. Motion - Authorize contract award to Plymouth Environmental for ACM/HBM and UST Removal and Closure at 130 Walnut Avenue, Bristol Township in the amount of \$149,000.00
17. Motion - Authorize payment to HUD for payoff of Section 108 loan
18. Motion - Accept Redevelopment Assistance Capital Program Award in the amount of \$1,666,030.00 for the Plumsteadville Volunteer Fire Company project and approve Resolution #2023-01 authorizing filing of an application with the Office of the Budget

19. Motion - Accept Redevelopment Assistance Capital Program Award in the amount of \$500,000 for the Doylestown Hospital Craft Barn project and approve Resolution #2023-02 authorizing filing of an application with the Office of the Budget
20. Motion - Accept Redevelopment Assistance Capital Program Award in the amount of \$1,000,000 for the Croydon Fire Co – Emergency Services Building project and approve Resolution #2023-03 authorizing filing of an application with the Office of the Budget
21. Motion - Approve Resolution #2023-04 authorizing Executive Director to execute a Novation Agreement and Cooperation Agreement by and among St. Michael the Archangel Roman Catholic Church and SPE, LLC, with respect to the acquisition and redevelopment of Bucks County Tax Map Parcel 46-007-063, consisting of 30.06 acres in Tullytown Borough
22. Motion - Approve Resolution #2023-05 authorizing Executive Director to execute Agreement of Sale for 1042 Chestnut Street, Bristol Borough
23. Motion - Authorize a Redevelopment Agreement with CRE Holding IV, LLC for 50 Macintosh Road, Bristol Township
24. Motion – Approval of Bristol Borough Façade Grant Program Payments for the following projects:
 - a. 102 Radcliffe Street
 - b. 142-48 Otter Street
 - c. 308-10 Mill Street
 - d. 97 Wood Street
 - e. 128 Market Street
25. Motion- Authorize application certification and Resolution #2022-06 for submission of application to the County of Bucks Housing and Community Development Department for the administration of the Whole Home Program

OTHER BUSINESS

ADJOURNMENT