



RALPH DIGUISEPPE, CHAIRMAN  
BRYAN SERVIS  
WILLIAM M. PEZZA  
JAMES PROKOPIAK, ESQ.  
KENNETH HAYES

# REDEVELOPMENT AUTHORITY

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

JEFFREY D. DARWAK  
EXECUTIVE DIRECTOR

SEAN KILKENNY, ESQUIRE  
SOLICITOR

## REGULAR BOARD MEETING JUNE 20, 2025 10:00 A.M.

Members:                   Ralph DiGuiseppe, Chairman  
                                Bryan Servis, Vice-Chairman  
                                William Pezza, Secretary  
                                Hon. James Prokopiak, Esq., Treasurer  
                                Kenneth Hayes, Assistant Secretary/Treasurer

### PUBLIC COMMENT PERIOD

### PROJECT UPDATES

1. Executive Director Report
2. Solicitor Report

### ACTION ITEMS

1. Motion – Approval of the Minutes of the Regular Meeting on May 16, 2025
2. Motion – Approval of the June 2025 Bill List
3. Motion – Approval of Municipal Grant Program 2025 project payment requests
4. Motion – Authorize reimbursement payment in the amount of \$64,680.00 to the Township of Warminster for the Community Project Fund grant for the Shenandoah Woods Project
5. Motion – Authorize payment in the amount of \$34,930.00 to Premium Excavating for demolition at 231 Sweetbriar Drive, Warminster Township
6. Motion – Authorize reimbursement payment in the amount of \$203,334.00 to Habitat for Humanity for the Local Share Account-Statewide grant for the Blight Remediation Project
7. Motion – Approval of Resolution No. 2025-14 authorizing the execution of Settlement Agreement and revocation of condemnation proceedings for 3000 Butler Avenue, Bristol Township, Tax Map Parcel #05-025-076-001

8. Motion – Authorize payment to Gilmore & Associates for Environmental Professional Services for U.S. EPA Community-wide Assessment Grant in the amount of \$100.00
9. Motion – Authorize payment in the amount of \$20,200.00 to Environmental Consulting, Inc., for Site Characterization Activities at 900 East Clymer Avenue Site, Sellersville Borough, subject to receipt of funds from DCED
10. Motion – Authorize Second Amendment the Professional Services Contract with Environmental Consulting, Inc., for the Sellersville Inactive Landfill Site, reducing the contract amount by \$31,150.00 for reduction in quarterly groundwater attainment sampling, and increasing the contract value by \$128,400.00 for further attainment sampling and analysis activities
11. Motion – Authorize Cooperation Agreement with the Township of Lower Southampton for DCED Community and Economic Assistance Program Grant – Traffic Safety Improvements Project, Brownsville Road
12. Motion – Authorize Cooperation Agreement with the Township of Middletown for DCED Community and Economic Assistance Program Grant – Traffic Safety Improvements Project, South Flowers Mill Road
13. Motion – Authorize Cooperation Agreement with Oscar Hammerstein Museum and Theatre Education Center for the Oscar Hammerstein Museum and Theatre Education Center Redevelopment Assistance Capital Program project
14. Motion – Authorize Short-Term Lease Agreement with Wexcon, Inc. for storage of materials and equipment related to the Northampton Bucks County Municipal Authority water/sewer project - Mill Race Inn, Northampton Township
15. Motion – Approval of Employee Health and Dental Insurance Policy for 2025-2026 Plan Year
16. Motion – Approval of Public Officials Liability and Employment Practices Policy
17. Motion – Authorize Circle Square Studios for Redevelopment Authority Brownfield Program video, not to exceed \$9,500.00

#### OTHER BUSINESS

1. Bristol Borough Area Active Adult Center
2. Draft FY2025-2026 Administrative Budget

#### ADJOURNMENT