



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 215-781-8716

JEFFREY D. DARWAK  
EXECUTIVE DIRECTOR

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SEAN KILKENNY, ESQUIRE  
SOLICITOR

REGULAR BOARD MEETING  
JUNE 19, 2026  
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 15, 2026
2. Motion – Approval of the June 2026 Bill List
3. Motion – Approval of Municipal Grant Program 2026 Project Payment Requests
4. Motion – Authorize Round #7 of EDCDI Grants
5. Motion – Approval of Cooperation Agreement with Cloverleaf Morrisville, LLC for Manor Park Landfill Redevelopment RACP project
6. Motion – Authorize Change Order #4 to contract with Premium Excavating, LLC for the Manor Park Landfill Capping Project increasing the contract value from \$765,500.00 to \$882,559.20 and extending the contract activity period to July 31, 2026
7. Motion – Authorize Change Order #1 to contract with Environmental Consulting, Inc. for the Manor Park Landfill Act 2 Remediation Services project increasing the contract value from \$216,100.00 to \$224,080.00
8. Motion – Approval of Contractor's Application for Payment #6 for Manor Park Landfill Capping Project and payment to Premium Excavating, LLC in the amount of \$124,028.28

9. Motion – Approval of extension to Due Diligence Period for Cloverleaf Estates Project to January 16, 2027
10. Motion – Approval of Contractor’s Application for Payment #1 for Shenandoah Woods Phase 2 Demolition Project and payment to F.R. Beinke Wrecking, Inc. in the amount of \$13,500.00, subject to receipt of funds from DCED
11. Motion – Approval of Resolution #2026-15 authorizing Redevelopment Agreement for 1845 Parkview Avenue, Bristol Township, Tax Map Parcel #05-014-179-001, subject to review and approval by Bristol Township and Authority Solicitor
12. Motion – Authorize Settlement Agreement with HUD in regard to 8 Parkside Circle, Bristol Township
13. Motion – Authorize Settlement Agreement in regard to 23 Yellowood Drive, Bristol Township
14. Motion – Resolution #2026-16 authorizing submission of Business In Our Sites Application to the Pennsylvania Department of Community and Economic Development for the Neshaminy Mall Redevelopment Project
15. Motion – Authorize Award of Emergency Demolition Contract for Mill Race Inn Site to Premium Excavating, LLC in the amount of \$48,500.00
16. Motion – Authorize reimbursement payment to Bristol Riverside Theatre, Inc. in the amount of \$1,950,000.00 for the Bristol Riverside Theatre Renovation RACP project, subject to receipt of funds from Office of the Budget
17. Motion – Approval of Employee Health and Dental Insurance Policy for 2026-2027 and modification to eligible expenses under Health Reimbursement Account program
18. Motion – Approval of annual renewal of Public Officials Liability and Employment Practices Policy

EXECUTIVE SESSION

OTHER BUSINESS

Draft FY2026-2027 Administrative Budget

ADJOURNMENT