



CITY OF WARREN
REDEVELOPMENT AUTHORITY
REGULAR MEETING
February 27th, 2024

The regular meeting of the Redevelopment Authority (RDA) was held on February 27, 2024, at 1:00 pm in the 1st Floor Administrative Conference Room of the Municipal Building, 318 W. Third Avenue.

ROLL CALL

Chair Gary Sawtelle called the meeting to order at 1:00 PM. Additional members present included Secretary/Treasurer Doug Hearn, Philip Dellamedaglia and Will Champlin, Vice Chair Michael Boyd was excused, City Staff present included Mike Holtz-City Manager, Randy Rossey-Director of Codes & Planning, Scott Taylor-Code Enforcement Officer, Jessica Trumbull-Codes and Recording Secretary.

VISITORS

Josh Cotton-Times Observer
Robert Evans Jr- 128 Water Street
Phil Gilbert-Chairman of the County Landbank

AGENDA APPROVAL

A motion to approve the agenda was made by Mr. Hearn and seconded by Mr. Dellamedaglia. All those present were in favor.

AMEND AGENDA & STATEMENT OF PURPOSE FOR AMENDMENT

No amendments at this time.

APPROVAL OF MINUTES

Mr. Hearn made a motion to approve the January 24th, 2024, regular meeting minutes, and was followed with a second from Mr. Champlin. The motion carried unanimously.

TREASURER'S REPORT

Mr. Hearn reviewed the January 2024 bank statements:

Key Bank:

Beginning balance: \$386,048.31. One payment received from DewBoi properties of \$1,500.00. There were two Façade Grants paid out totaling \$10,000. Interest earned: \$131.35 Total balance on January 31st, 2024: \$377,679.66.

Northwest Savings Bank:

Beginning balance: \$51,253.17. Check #1231 cleared for \$43.20 and there was one deposit of \$7,500.00 from the City of Warren for its annual contribution. Interest earned: \$2.30. Ending balance on January 31st, 2024: \$58,712.27

Mr. Champlin posed a few questions about the earned interest on the financial statements. It was discussed that Jessica Byler, the City Financial Officer, will attend the March meeting of the RDA to answer those questions.

Mr. Champlin made a motion to approve the treasurers' report; Mr. Dellamedaglia seconded the motion. The motion carried unanimously.

Invoices for approval:

No invoices at the present time

OLD BUSINESS

128 Water Street- Mr. Rossey stated that this property received 2nd Declaration of Blight by the BPRC in August of 2023 which then went through the Planning Commission in September of 2023 and is now appearing before the RDA. Mr. Rossey reports that this property has several structural issues on the interior and exterior. Mr. Evans reported that he cleaned out about 4-5 dumpsters full of clutter from the inside after he bought it. He also stated that it was part of a package deal that he bought with another property, and it has become a bigger project than he anticipated and financially he is unable to take it on. He mentioned that he is talking with someone who is interested in possibly buying the property. Mr. Rossey asked that Mr. Evans secure the building by boarding up broken and accessible windows and putting locks on the doors to deter anyone from breaking in. Providing that the building will be secured, Mr. Dellamedaglia made a motion to have Mr. Evans return for an update in March to see how the possible sale is progressing. Mr. Hearn seconded the motion with all present in favor.

NEW BUSINESS

County Landbank Funding- Phil Gilbert is asking for the support of the Authority to propose a \$15 fee to all deed transfers in the county. The funds for any transfers that take place in the city will stay with the city, all other funds will go to the county landbank. He stated that all funds collected would be strictly used for demolition of blighted properties and that proposing this fee would be another avenue towards funding the county landbank for this reason. A motion to write a letter of support from the Authority to send to the County Commissioners was made by Mr. Dellamedaglia with a second by Mr. Hearn, all those present were in favor.

NEXT MEETING

The next meeting will be held on Wednesday, March 27th, 2024, at 1:00 PM.

ADJOURNMENT

With there being no further business to come before the Authority the meeting was adjourned upon a motion by Mr. Hearn, and a second from Mr. Dellamedaglia. The motion carried unanimously.

Minutes prepared by Jessica Trumbull.