



CITY OF WARREN
REDEVELOPMENT AUTHORITY
REGULAR MEETING
July 24th, 2024

The regular meeting of the Redevelopment Authority (RDA) was held on July 24th, 2024, at 1:00 pm in the Council Chambers 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 Vice Chair Michael Boyd, Secretary/Treasurer Doug Hearn, members Philip Dellamedaglia and Will Champlin. 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
Thomas Christeson-Brickhouse and multiple property Façade updates

AGENDA APPROVAL

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

AMEND AGENDA & STATEMENT OF PURPOSE FOR AMENDMENT

None at this time.

APPROVAL OF MINUTES

Mr. Champlin made a motion to approve the June 26th, 2024, regular meeting minutes, and was followed with a second from Mr. Hearn. The motion carried unanimously.

CORRESPONDENCE

None at the present time

TREASURER'S REPORT

Mr. Hearn reviewed the June 2024 bank statements:

KeyBank:

Beginning balance: \$211,265.94. 1 transfer of \$200,000 to PLGIT for the purchase of a CD. DewBoi payment was received for \$1,500.00. Interest earned: \$35.89. Total balance on June 30, 2024: \$12,801.83.

Northwest Savings Bank:

Beginning balance: \$53,640.20. Interest earned: \$2.20. Ending balance on June 30, 2024: \$53,642.20.

PLGIT:

No update as of June 30th, 2024. Mr. Rossey will reach out to Mrs. Byler about monthly statements.

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

Invoices for approval:

None at this time.

OLD BUSINESS

Brickhouse update- Mr. Christeson updated the Authority on his plans for the Brickhouse and he stated that they are about 95% done with interior and roof demo. The main roof collapsed so it is also being worked on. He also stated that there has not been a definite plan on the build out, as of yet. The Tap House façade as far as scraping, painting and window replacement is scheduled to start on August 5th. Mr. Christeson reported that there is several people interested in renting the restaurant. The Masonic Building façade update includes scraping and window replacement scheduled to begin on August 12th. He also reported that this project may be delayed because they haven't decided on if they want to remove the pebble board and then fill the space with fixed glass. He also stated that he would like to remove the front glass piece and use the original interior wood door as the opening.

Façade Grants update- Mr. Rossey reported the following on the Façade Grants:

335 Liberty Street- Pam McGarry -scraping, painting and brickwork has been completed and one awning has been replaced on the 3rd Avenue side and she is waiting on the second awning for the Liberty Street side which will be the final stage.

334 Pennsylvania Avenue W- Rob Roth -Painting, replacement of broken windows, and a new awning is on order. Mr. Roth has also recently rented this building to Chloe's Creamery.

344 Pennsylvania Avenue W- Wendy McCain – New doors, new windows and re-painted front of building.

301 Hickory Street – Kurt Smith – New windows and brickwork has been completed.

NEW BUSINESS

New Businesses- Mr. Rossey reported on the new businesses in town:

Chilly Willy's owned by Rod Hoffman, ice cream and alcohol infused ice cream at 129 E Pennsylvania Avenue. They opened in May and have inquired about many events in town.

Chloe's Creamery owned by Netta Lindell, was in Ekey's in North Warren and moved to 334 W Pennsylvania Avenue. Offers homemade ice cream and bakery items. She uses a local dairy and offers gluten free ice cream as well. Chloe's is open on Friday for Music in the Park and has Sunday hours.

Phase Two is owned by Julia Tarr and has returned to town to offer a more manageable store space and see all her previous customers. She is located at 210 Hickory Street.

NEXT MEETING

The next meeting will be held on Wednesday, August 28th, 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. Boyd, and a second from Mr. Dellamedaglia. The motion carried unanimously.

Minutes prepared by Jessica Trumbull.