

Redevelopment Authority of Allegheny County
Board of Directors Meeting Minutes
May 22, 2025, at 2:00 PM

Koppers Building, 436 Seventh Avenue, Ste 600, Confluence Conference Room,
Pittsburgh, PA 15219

The Regular Meeting of the Redevelopment Authority of Allegheny County was held on Thursday, May 22, 2025, at 2:00 pm. in the Koppers Building, Confluence Conference Room, 436 Seventh Avenue, Pittsburgh, Pennsylvania 15219.

Board Members participating were Chairman Kyle Chintalapalli, Director Markovich, Councilman DeWitt Walton, and Dora Walmsley.

Attendees: Lauren Connelly, Director; Jim Johnston, Assistant Director, Operations; Steve Papernick, Authorities Solicitor; Dave Siford, Auditor; Ann Ogoreuc, Assistant Director, Mobility and Transportation; Erin Deasey, Development Manager; Ray Englert, VPRP Project Manager; Nathan Wetzel, Manager, Housing; Gloria Redlinger, Senior Finance Manager; Christian Cole, Business Development Coordinator; Maggie Nguyen, Business Development; Jennifer Saks, LEAD Coordinator; Erica Brusselars, County Treasurer; Ryan Henderson, Rivers of Steel; Christine Yockel, Bike Pittsburgh.

Chairman Chintalapalli called the meeting to order, the roll was called, and a quorum was present.

APPROVAL OF APRIL 24, 2025, MINUTES:

On a motion made by Councilman Walton and seconded by Director Walmsley, the minutes of the April 24th, 2025 meeting were approved as presented.

FINANCIAL REPORT/ BILLS PAYABLE:

Dr. Walker reviewed the Ratification of Bills payable for April, 2025 along with the April, 2025 balance sheet and the statement of revenue and expenses and conveyed her approval to Chairman Chintalapalli that the bills were in good and proper order.

On a motion by Councilman Walton and seconded by Director Walmsley, the board unanimously approved the payment of the bills.

PUBLIC COMMENTS: There were no public comments.

OLD BUSINESS:

- **ALLEGHENY VACANT PROPERTY RECOVERY PROGRAM (AVPRP)**

Request authorization to re-approve a resolution related to the Allegheny Vacant Property Recovery Program for seventeen (17) properties located in the Boroughs of Avalon, Coraopolis, North Braddock, Tarentum, and Wilkinsburg; the Townships of Penn Hills, Ross, Shaler, and South Versailles; and the City of Clairton.

On a motion made by Councilman Walton and seconded by Director Walmsley, the above request was approved as presented.

NEW BUSINESS:

A. ALLEGHENY VACANT PROPERTY RECOVERY PROGRAM (AVPRP)

Request authorization to approve various resolutions related to the Allegheny Vacant Property Recovery Program for twelve (12) properties located in the Boroughs of Coraopolis, Tarentum, Turtle Creek, West Mifflin, and Wilkinsburg, the Township of Penn Hills, and the City of Clairton.

On a motion made by Director Walmsley and seconded by Councilman Walton, the above request was approved as presented.

B. ALLEGHENY VACANT PROPERTY RECOVERY PROGRAM (AVPRP) – CERTIFICATE OF COMPLETION

Request authorization to approve a Certificate of Completion for one (1) property in the Township of Penn Hills, which was transferred through the Allegheny Vacant Property Recovery Program.

On a motion made by Councilman Walton and seconded by Director Walmsley, the above request was approved as presented.

C. ALLEGHENY COUNTY CAPITAL FUNDS: PANHANDLE TRAIL ACQUISITION

Request authorization to enter into a cooperation agreement with the County to accept \$2,925,000 of local capital funds to support acquisition of Genesee & Wyoming railroad property to extend the Panhandle Trail.

On a motion made by Director Walmsley and seconded by Councilman Walton, the above request was approved as presented.

D. RACP: RIDC MON VALLEY REDEVELOPMENT

Request authorization to submit one (1) application to the Commonwealth of Pennsylvania for assistance under the Redevelopment Assistance Capital Program for the RIDC Mon Valley Redevelopment project in an amount not to exceed \$5,000,000 and accept said grants.

On a motion made by Councilman Walton and seconded by Chairman Chintalapalli, the above request was approved as presented.

E. ALLEGHENY LEAD SAFE HOMES VARIOUS PROGRAM ACTIVITIES

Request authorization to establish an Allegheny Lead Safe Homes Contractor Training Program with which to pay for or reimburse eligible home renovation firms and/or existing lead abatement firms the costs related to lead training, certifications, and testing and licenses in order to maintain and grow the pool of certified lead abatement contractors; (ii) solicit and enter into contracts to pursue the grant mandated goals of public outreach and education; (iii) to solicit and enter into contracts necessary to provide interpretation and translation services for program participants and contractors; (iv) to solicit and purchase software for Program operations.

Director Walmsley asked if there are any costs incurred by the Homeowner or the Contractor and if there is any risk of the contracts being cut due to changes in federal programs? Jenn Saks responded that there is no cost to the homeowner and the contractor is reimbursed for materials purchased to complete the job. Ms. Saks and Director Connelly commented that there seems to be no indication that a contract (executed February 15, 2025) with HUD will be eliminated due to federal funding cuts. There are currently six contractors in the LEAD program.

On a motion made by Director Walmsley and seconded by Councilman Walton, the above request was approved as presented.

F. ALLEGHENY COUNTY MAINSTREET PROGRAM (FORMERLY ALLEGHENY TOGETHER)

Request authorization to fund the Allegheny County Mainstreet Program not to exceed \$1,000,000 from the special projects of RAAC fund and issue the Request for Proposal for the Allegheny County Mainstreet Program to enter its new program cycle, which is a three-year cycle from 2026 to 2028 for cost not to exceed \$500,000.

On a motion made by Director Walmsley and seconded by Chairman Chintalapalli, the above request was approved as presented.

G. SPONSORSHIP FOR BIKEPGH'S SUMMER 2025 PROGRAM

Request authorization to enter into an agreement with BikePGH not to exceed \$40,000 from the RAAC general fund to be a community sponsor of OpenStreetsPGH and create a customized partnership with BikePGH for the Open Streets Allegheny County Learning Series.

Christine Yockel from BikePGH added that the program has been in this area for over 10 years and they usually have between 15,000 and 20,000 participants per event. Participants average \$10 in spending at local businesses during the events.

On a motion made by Councilman Walton and seconded by Director Walmsley, the above request was approved as presented.

H. ECONOMIC DEVELOPMENT FUND LOAN - RIVERS OF STEEL HERITAGE CORPORATION

Request authorization to issue a \$1,000,000 Economic Development Fund (EDF) Loan to Rivers of Steel Heritage Corporation for the stabilization and renovation of the Stock House.

Ryan Henderson from ROS commented that they are always working at the Carrie Furnace Blast site to ensure the safety of all guests and workers. Director Markovich asked if ROS currently has a contract with any company for cleanup of the stock house and Mr. Henderson said they are just starting the process of advertising for bids. Councilman Walton added that it is an important project to get done but 'to get it done with union contractors.'

On a motion made by Councilman Walton and seconded by Director Markovich, the above request was approved as presented.

I. REP. SUMMER LEE'S COMMUNITY PROJECT FUNDING APPLICATION – PITTSBURGH CULTURAL TRUST

Request authorization to ratify a submission of an application for Community Project Funding via State Representative Summer Lee's application, on behalf of the Pittsburgh Cultural Trust in the amount of \$3,000,000 for the Arts Landing Urban Open Space project and administer the project if awarded.

Chairman Chintalapalli asked Director Connelly if PCT has determined the scope of work that this money will be going to. Director Connelly said that there is nothing new in the scope and that a vigorous capital campaign will help fill in the gap if needed.

On a motion made by Chairman Chintalapalli and seconded by Councilman Walton, the above request was approved as presented.

J. REP. SUMMER LEE'S COMMUNITY PROJECT FUNDING APPLICATION – PITTSBURGH FILM OFFICE

Request authorization to ratify a submission of an application for Community Project Funding via State Representative Summer Lee's application, on behalf of the Pittsburgh Film Office in the amount of \$2,000,000 for the CREATE PA Workforce Training Facility project administer the project if awarded.

Chairman Chintalapalli asked Director Connelly if there is certain criteria that the film office has in selecting a site for a facility. Director Connelly replied that Carrie Furnace and the airport corridor have both been discussed due to the size of the facility (10,000 sq. feet) being built. Chairman Chintalapalli and Councilman Walton both expressed how public transit may impact the workforce and making sure that the workforce can get to the location and to ensure that it is inclusive and diverse.

On a motion made by Director Walmsley and seconded by Councilman Walton, the above request was approved as presented.

ADJOURNMENT:

On a motion made by Councilman Walton and seconded by Director Walmsley, the board unanimously approved the request to adjourn the regular meeting of the Redevelopment Authority of Allegheny County.



Lauren Connelly, Director