

Allegheny County Council

*County of Allegheny
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Committee Meeting Minutes

Tuesday, June 27, 2006

5:00 PM

Conference Room 1

Committee on Economic Development & Housing

Brenda Frazier, Chair; Jim Burn, Joan Cleary, John DeFazio, Matt Drozd, Dave Fawcett, Mike Finnerty, Bob Macey, and Jan Rea - Members

I. Call to Order

Summary: *The meeting was called to order at 5:10 PM*

Invited Guests:

Jim Flynn, County Manager or Designee

Dennis Davin, Director, Economic Development or Designee

Summary: *Invited Guests Present: Derek Uber for Mr. Flynn; Mr. Davin*

*Recognized Attendees: George Darakos and Maurice Strul, Economic Development;
Eric Mallory, Eureka Ventures.*

Council Staff Present: John Mascio, Jennifer Liptak, and Jared Barker

II. Roll Call

Summary: *Non-Committee Council Members Present: Council Member Caldwell*

Roll Call: Present: Chair Brenda Frazier, Joan Cleary, Michael Finnerty, Bob Macey, and Jan Rea
Absent: Jim Burn, John DeFazio, and Dave Fawcett
Phone: Matt Drozd

III. Approval of Minutes

2675-06 Motion to approve the Minutes of the June 13, 2006 Economic Development & Housing Committee Meeting.

Action: **A motion was made by Finnerty, seconded by Macey, that this matter be Passed. The motion carried unanimously.**

IV. Agenda Items

Resolution

2663-06 A Resolution of the Council of the County of Allegheny authorizing pursuit of a Tax Increment Financing Plan in Moon Township, Allegheny County, Pennsylvania.

Sponsors: Chief Executive

Summary: *The Chair gave a summary of the bill. She said that this TIF is for the redevelopment of the West Hills Plaza, located in the southwest corner of the intersection of Brodhead Road and University Boulevard in Moon Township. She said that the TIF funds will be used to pay for road improvements and a sanitary sewer upgrade.*

She explained that the Redevelopment Authority of Allegheny County will prepare a detailed TIF Plan for the redevelopment project. This bill designates the Director of the Allegheny County Department of Economic Development as the authorized County representative to coordinate with Moon Township, Moon Area School District, and any other parties participating in the TIF Plan. This coordination entails the development

and presentation of a TIF plan to Council for review and approval.

Bill No. 2663-06 represents the County's intent to pursue this project and is non-binding to the County.

Eric Mallory gave a visual presentation of the project. He provided the committee with a history and background of the project. He said that it would create a village format and would be named Village West. He said they would improve and upgrade the landscape. He said that there was a lot of road work and traffic planning involved, and that they submitted that plan to the Pennsylvania Department of Transportation and they seemed to be on board with it.

The Chair asked Mr. Mallory if he were aware of the MBE guidelines. Mr. Mallory said that he was. The Chair asked him to provide her with something in writing indicating his understanding of the guidelines. He said that he would provide that.

General discussion took place on the details of the project.

Mr. Macey asked if there would be sidewalks and pedestrian access to the village. Mr. Davin said that he spoke with representatives from Robert Morris University and they are working to provide pedestrian access.

Ms. Caldwell asked if the municipality and school district are going to be approached to participate in the TIF. Mr. Darakos said they would. Mr. Davin said that the County may have the smallest participation in the TIF. Mr. Strul said that if the School District does not participate then the project would not happen.

Action: **A motion was made by Finnerty, seconded by Macey, that this matter be Affirmatively Recommended. The motion carried unanimously.**

V. Adjournment

Summary: *The meeting adjourned at 5:45 PM*