

# Allegheny County Council

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## Meeting Minutes - Approved

Wednesday, January 29, 2014

4:00 PM

Conference Room 1

## Committee on Economic Development & Housing

*Amanda Green Hawkins, Chair*

*Members:*

*Tom Baker*

*Barbara Daly Danko*

*Michael Finnerty*

*Nick Futules*

*Ed Kress*

*Bob Macey*

*John Palmiere*

*Jan Rea*

## I. Call to Order

*The meeting was called to order at 4PM.*

**Invited Guests: William D. McKain, CPA-County Manager, or Designee  
Dennis Davin-Director Economic Development, or Designee**

*Lori Sicard was present from the staff of County Council.*

*Maurice Strul and Heather Schultz were present from the Department of Economic Development.*

*Mr. Macey and Mr. Baker (non committee member) were present by phone.*

## II. Roll Call

**Council Members Present:** 5 - Green Hawkins, Daly Danko, Finnerty, Macey and Palmiere

**Council Members Absent:** 3 - Futules, Kress and Rea

**Council Members Phone:** 1 - Baker

## III. Approval of Minutes

[7987-14](#) Motion to approve the minutes of the Economic Development and Housing Committee of Allegheny County Council held on January 22nd, 2013.  
**Passed**

## IV. Agenda Items

### Resolutions

[7964-14](#) A Resolution of the County Council of Allegheny County amending the Potato Garden Run Tax Increment Financing Plan and authorizing related actions.

**Sponsors:** Chief Executive

*The Clerk read the title of the resolutions into the record and the Chair stated that they would be discussed together.*

*Mr. Strul was invited to the table along with Ms. Schultz to present a presentation on the TIF district for Westport Woods. Ms. Schultz reviewed a power-point slide presentation showing maps of the TIF districts and the projected tax revenue at full build out.*

*Ms. Danko joined the meeting.*

*Mr. Finnerty inquired regarding the amount of County Taxes that would be generated by the development.*

*Mr. Palmiere inquired as to the reimbursement schedule for the district. Mr. Strul stated that the interest rate on the debt is 3% but until tax bills are paid, there will be no "cash*

*flow" but upon that inception payments will come from the real estate tax payments generally twice a year.*

*Mr Finnerty inquired as to the named trustee. Mr. Strul clarified that RAC issues the debt, the obligor, and the "trustee" has not been named yet.*

*Mr. Finnerty asked for clarification on whether or not there would be a restraint on an assessment appeal within the agreement. Mr. Strul stated that the obligation of payment would remain the same no matter what the assessed value. The obligation remains on the developer to make a set payment regardless of value.*

*Mr. Strul made a correction from last meetings presentation. He stated that a number of projected local jobs created for the project will actually be 166 instead of the stated 180.*

**Affirmatively Recommended**

**Council Members Yes:** 5 - Green Hawkins, Daly Danko, Finnerty, Macey and Palmiere

**Council Members** 3 - Futules, Kress and Rea

**Absent:**

**Council Members** 1 - Baker

**Phone:**

[7963-14](#)

A Resolution of the County Council of Allegheny County creating the Westport Tax Increment Financing District and authorizing related actions.

**Sponsors:** Chief Executive

**Affirmatively Recommended**

**Council Members Yes:** 5 - Green Hawkins, Daly Danko, Finnerty, Macey and Palmiere

**Council Members** 3 - Futules, Kress and Rea

**Absent:**

**Council Members** 1 - Baker

**Phone:**

**V. Adjournment**

*The meeting was adjourned at 4:19 PM.*