

MINUTES

THE BETHLEHEM REVITALIZATION AND IMPROVEMENT AUTHORITY

November 6, 2014
3:30 p.m.

1.0 Call to Order

A meeting of the **Bethlehem Revitalization and Improvement Authority (BRIA)** was held at 3:30 p.m. on Thursday, November 6, 2014, at Town Hall located at 10 East Church Street, Bethlehem, Pennsylvania.

James Broughal called the meeting to order.

2.0 Roll was taken as follows:

Authority: James Broughal
Ann McHale
Gretchen Longenbach
John Filipos
Joseph Kelly

Solicitor: Valentino DiGiorgio

Staff in attendance: Alicia Miller Karner
Denise Fahr

3.0 Public Comment on Current Agenda

None

4.0 Approval of Minutes

A motion to approve the minutes was made by Ms. McHale and seconded by Mr. Filipos; the minutes were approved as presented with the exception of Mr. Kelly and Ms. Longenbach whom voted "abstain".

5.0 Treasurer's Report

A Statement of Expenses was provided by Ms. Karner to the Authority for their information.

6.0 Old Business

Ms. McHale requested the status of the state's decision regarding the process for moving acreage around. Ms. Karner indicated that we have not heard anything.

7.0 New Business

7.1 Project Qualification

The qualification stage and what the Authority will be voting on today was discussed. It was stressed that the voting is not to approve the project but to approve project to move forward to the Application Stage.

7.1.1 Blackplate Distilling (315 Columbia Avenue)

Ms. Karner indicated that a preliminary review was done. The project meets the conditions of the CRIZ Act and in line with the Zoning Ordinance and Planning. Ms. Karner turned the floor over to the developer and spokesperson for Blackplate Distilling to provide an overview for the Authority.

Ms. McHale motioned to move Blackplate Distilling from the Qualification Stage to Application Stage; seconded by John Filipos.

Mr. Kelly – aye
Mr. Filipos – aye
Ms. Longenbach – aye
Ms. McHale – aye
Mr. Broughal – abstain

The project was approved to go to the Qualification Stage 4/0 with 1 abstention.

7.1.2 Greenway Commons

Ms. Karner indicated that ample information was submitted to meet the Qualification requirements. Ms. Karner turned the floor over to the developer for an overview of the project.

Mr. Kelly motioned to move Greenway Commons from the Qualification Stage to the Application Stage; seconded by Ms. McHale.

Ms. McHale – aye
Ms. Longenbach – aye
Mr. Filipos – aye
Mr. Kelly – aye
Mr. Broughal – aye

Approved to Qualification Stage 5/0.

8.0 Solicitor's Report

Mr. DiGiorgio mentioned that we are in the negotiation stage with financing agreement for the Bethworks first application. There were no questions from the Authority.

Mr. Broughal requests that the Authority re-review CRIZ guidelines at the beginning of the new year as they may need to be adjusted.

9.0 Executive Director's Report

None

10.0 Next Meeting Date – November 20, 2014

11.0 Public Comment

None

12. Adjournment

There being no further business to come before the Board, a motion was made by James Broughal and seconded by John Filipos to adjourn the meeting. The motion was approved at 3:49 p.m.