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The Redevelopment Authority of Somerset County Board of Directors held their regularly scheduled meeting on December 11, 2024, at 1:00 PM, in the Redevelopment Authority Offices located at 300 North Center Avenue, Suite 520, Somerset, Pennsylvania 15501.

**MEMBERS IN ATTENDANCE**

Gregory S. Osikowicz – Chairperson  
Gary L. Chalk – Vice-Chairperson  
Nicholas S. Costantino - Secretary  
Austin Mostoller – Treasurer  
Julie Kreger – Asst. Secretary/Treasurer

Steven R. Spochart – Executive Director  
Patricia A. Adamczyk – Deputy Executive Director

Mr. Osikowicz, Chairperson, called the meeting to order with the Pledge of Allegiance at 1:00 P.M.

Mr. Osikowicz asked for a motion to dispense with the reading of the September 18, 2024, minutes. Mr. Mostoller made the motion, Mr. Chalk seconded, and the motion carried. Mr. Osikowicz asked if there were any corrections, additions, or deletions to the September 18, 2024, board minutes. As there were none, Mr. Chalk made a motion to approve the minutes as presented. This motion was seconded by Mr. Costantino, and unanimously approved.

**PUBLIC COMMENT**

There was no public comment.

**EXECUTIVE DIRECTOR'S REPORT**

Mr. Spochart's report was included in the Board's packet. Items requiring action are as follows:

Board approval was requested to engage L & L Development, LLC of Somerset, PA, in the amount of \$24,950 to tear off and remove the roof decking, install plywood, new underlayment, and synthetic roof shakes on the 140/150 West Union Street Property. Ms. Kreger made this motion and Mr. Chalk seconded this. The motion carried.

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## OLD BUSINESS

I presented the community facilities report at this time. Items requiring action are as follows:

### Somerset Township – South Center Avenue Sanitary Sewer Project – Somerset Township 2021 Entitlement CDBG Funds:

Motion to ratify the award of a construction contract, in the amount of \$109,936.00 to Excavating Associates, Inc., was made by Mr. Chalk and seconded by Mr. Costantino. This motion passed unanimously.

Motion to ratify approval of Change Order No. 1, for this project, in the amount of \$4,474.38, bringing the contract price to \$114,410.38, was made by Mr. Costantino and seconded by Ms. Kreger. This motion carried.

Ms. Kreger made a motion to ratify the purchase of Thanksgiving and Christmas gifts for the staff and the Board. Mr. Costantino seconded the motion, and it passed unanimously.

## NEW BUSINESS

Mr. Osikowicz called an Executive Session at 1:49 P.M. to discuss staff salaries for 2025.

The meeting was reconvened at 2:01 P.M. by motion from Mr. Costantino and second from Mr. Chalk. The motion carried.

At this time, Mr. Osikowicz advised that the Board has agreed to give the staff a one-time payment of \$4,000.00 per employee in January 2025, in lieu of raises. Mr. Costantino made a motion to approve the one-time payment. This motion was seconded by Ms. Kreger and approved.

The 2025 Board Meeting dates were approved for advertisement and will be held Bi-Monthly on the third Wednesday of each month at 3:00 P.M, with the first meeting being the Board reorganization meeting held on January 15, 2025, at 3:00 P.M., and the last meeting to be a combined meeting for November/December on December 10, 2025, at 1:00 P.M. This motion was made by Ms. Kreger, seconded by Mr. Chalk, and carried.

Mr. Mostoller made a motion to authorize engaging Beer, Ream & Co., as the Authority's auditors for 2025. This motion was seconded by Mr. Chalk and passed.

Ms. Kreger made a motion to approve a resolution for submission of a DCED Main Street Matters Application. Mr. Costantino seconded, and the motion carried.

Mr. Chalk made a motion to approve a resolution for an LSA Application on behalf of the Sipesville Volunteer Fire Company. This motion was seconded by Ms. Kreger and approved.

Mr. Costantino made a motion to approve a resolution for an LSA Application for the West Union Street property. This motion was seconded by Mr. Mostoller and approved.

A motion was made by Ms. Kreger and seconded by Mr. Chalk to approve a resolution for PennDOT Form M-945R for the Garrett Borough 611 Jackson Street property. This motion passed.

### **CONFERENCES AND SEMINARS**

The motion was made by Ms. Kreger and seconded by Mr. Mostoller to authorize Mr. Spochart and Ms. Adamczyk's attendance at the five (5) conferences for 2025 as presented on the agenda. This motion carried.

### **INVOICES**

The October 2024 invoices and contractor payments were presented for ratification at this time. Mr. Costantino made this motion with Ms. Kreger seconding. This motion passed unanimously.

Ms. Kreger made a motion to ratify payment of the invoices and contractor payments for November 2024 and Mr. Chalk seconded. This motion carried.

The December 2024 invoices and contractor payments were presented for approval at this time. I mentioned that the invoices have not all been received as of this date, and an updated list would be provided to the Board at the January 15, 2025, meeting. Mr. Chalk made a motion to pay the invoices as presented. Ms. Kreger provided the second and the motion carried.

### **TRAVEL**

Mr. Costantino made a motion to ratify payment of the travel expenses for October 2024 in the amount of \$896.66. Mr. Mostoller made the second and the motion carried.

Travel expenses in the amount of \$1,053.80, were presented for approval at this time. Mr. Chalk made this motion with Ms. Kreger making the second. This motion carried.

With no other business to come before the Board at this time, Mr. Mostoller made a motion to adjourn the meeting. Ms. Kreger seconded the motion, the motion carried, and the meeting adjourned at 2:07 P.M.

The next regular meeting of the Redevelopment Authority Board of Directors is scheduled for **January 15, 2025, at 3:00 P.M.** in the Commissioner's Board Room. This will be the annual reorganization meeting as well.

Respectfully submitted,



Patricia A. Adamczyk  
Deputy Executive Director

The above minutes were approved at a regular meeting of the Board of Directors held.

\_\_\_\_\_ , at which a quorum was present.

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Nicholas S. Costantino, Secretary