



terminated in late June. Former Program Associate Kim Spacht was moved into the Program Manager role, and the County is interviewing for a Grant Coordinator, which will act as a higher level administrative assistant to the department. A candidate has been offered and awaiting results of a background check to receive a start date.

George Scull gave an update on the progress at 20 Wood Ave, Nemaocolin. Carpet and flooring should be installed in the next 2 weeks, and then Hughes will return to install the toilet and some trim work, and will also replace a cracked window. Nikki asked the Board to consider approval to sell the house and adjoining lot at 17 Wood Avenue at a price recommended by a realtor once it is completed. After discussion, Barry Nelson made the motion to agree to sell the house at a price suggested by the realtor, provided that Nikki Mickens first emails the suggested price to the Board for approval before listing. The motion was seconded by Thelma Szarell, motion approved and carried.

Discussion regarding Homework House on Diaz Ave, Nemaocolin which was previously leased by Carmichaels Area School District. CASD has decided not to renew the lease, and has moved all items out. They ran out of grant funding for the project and did not wish to fund from the budget. George Scull stated that the program was looking for private donors and funding to continue the program, and stated that it is a positive thing for the community and we should give them a chance to see if they can secure funding. George Scull made a motion to send notice to CASD that we will hold the property until November 1, 2024 to allow them time to search for funding. The motion was seconded by Barry Nelson. Motion approved and carried.

Nikki asked the Board to consider approval to demolish the garage located at 121 Short St, Mather at a cost not to exceed \$2,800.00. The agenda reads that the cost will not exceed \$7,000.00, however a lower quote was received over the weekend for a cost not to exceed \$2,800. Morgan Township originally stated they would demo and haul away the garage, but has since notified a board member that a neighboring property is complaining about the garage and the boards falling off. Upon the motion of George Scull, and seconded by Barry Nelson, motion approved and carried.

Lastly, Nikki made a motion to sell the property at 190 March Ave that is in very poor condition to a contractor that would like to repair it and rent it out for \$3,000.00 "AS IS". Upon the motion of George Scull, and seconded by Barry Nelson, motion approved and carried.

Old Business: Nikki gave construction updates on the future modular sites at 168 4<sup>th</sup> Street, Pitt Gas and 9 West Lincoln St, Waynesburg. Foundation work was awarded to Raymont Construction. The foundation is dug, block work started this week at Pitt Gas. SPWA also delivered the meter pit this week. Waynesburg site is held up with permit issuance. Even after combining the two lots, the square footage requirement was not met, so Nikki applied for a variance and had a hearing August 5, 2024. A neighboring property owner showed up to the hearing protesting the property line that Lemley Technologies had surveyed and staked out, stating that we impinged on his property by 3 feet. The zoning appeal board would not grant a variance with this boundary line in dispute, despite a survey being completed in the last 2 months. Bob Lang suggested that RACG would grant the adjacent property owner a 3-foot easement to avoid doing another survey since the house is scheduled to be delivered in a month, and the Zoning Board granted conditional approval provided that the adjacent homeowner and RACG sign an agreement to the easement within 10 days. Adjacent homeowner responded on 8/10/24 stating that he did not agree with the wording of the easement as drafted by the solicitor, as it stated that RACG would "give" him a 3 foot easement, but he is disputing the marking of the survey and asked for it to be re-worded. Bob Lang called that same date to advise that the survey pins had been removed from the site, so we would have to pay to have it done again. Will discuss options in executive session. Signed copy of agreement was delivered during the meeting, with a change of wording approved to clarify the easement.

Nikki presented and update on the housing rehab programs and statuses for HOME, Whole Home Repair,

and PHARE projects. She also discussed home repair projects using Cumberland Twp. CDBG funds that need to be spent by the end of the year.

Chairman Burchianti made a motion to enter executive session at 1:56 p.m., seconded by George Scull.

Chairman Burchianti made a motion to exit executive session at 2:25 p.m., seconded by George Scull.

George Scull made a motion to decline the purchases and donation of the three properties discussed: 187 2<sup>nd</sup> Ave and 115/116 E St in Clarksville, and 49 Montgomery Ave in Waynesburg. The motion was seconded by Thelma Szarrell, motion approved and carried.

Barry Nelson made a motion to complete the chimney removal and repair that was left unfinished at 853 Big Shannon Run Road, Mt. Morris (HOME Program 2022, current repair would be utilizing Whole Home Repair funding) causing insurance to cancel if not remedied. The motion was seconded by George Scull, motion approved and carried.

The next meeting is scheduled for Tuesday, October 15, 2024(Monday the 14<sup>th</sup> is Columbus Day) at 1:00 p.m. provided that nothing requiring immediate action arises prior to that time.

Thelma Szarrell made a motion to adjourn at 2:25 p.m., seconded by Barry Nelson, motion approved and carried.