

NORRISTOWN MUNICIPALITY
COUNCIL WORKSHOP MEETING MINUTES

October 5, 2017

The Council Workshop Meeting of the Municipality of Norristown was called to order by Council President, Sonya Sanders, at 6:30 PM in the Council Chambers.

There was a Moment of Silence followed by the Pledge of Allegiance.

The following Council members were present:

PUBLIC COMMENT:

ITEMS FOR ACTION:

PLANNING AND MUNICIPAL DEVELOPMENT:

104 E Main Street - Economic Initiative Grant Application

Timshel Coffee is requesting an economic initiative grant in the amount of \$35,000.

Timshel Coffee

Intro

Mission

Demand

Environment

Product

Timeline

Request

Ellie Readinger

Who We Are

Partner Jonathan Schelfhout

Timshel - "Thou Mayest"

Manage a socially responsible coffee shop

Stats about coffee.

Well trafficked Location

Location for bikers, theatre goers

Environment - prov enjoyable experience

Events friendly staff non-profit events

Product : Bucks County Coffee A Norr coffee roaster

affordable

Advertising social media, interactive website, partner with other businesses, advertise along bike path

Will begin advertising at Norristown Music Fest Oct 14
Business Timeline - open in Dec. 7am to 2 pm sat and sun 8-4
quarterly analysis

Business viability - sales and expenses

Current Progress: modifications, equipment already have, business mentors

Funding details: Needs

Possibility of lunch menu? VSC

SS - Non-profits can host events - great idea. Interested in community.

DP - breakdown of grant.

Jayne - downtown develop incentives to attract businesses? Cash, tax abatement, partner with the business. Local general fund.

Revive the area.

425 Dekalb Street - LERTA Application

LERTA presentation for 425 Dekalb Street

Jayne - the LERTA process.

4 high end apts European style cafe on ground floor.
granted spec exception

take bodies for action

come back take action for approval.

Mr. Truelove (Ian)

Aug 22 zoning approved mixed commer and resid use

Power Pt

Proposed Restoration

More than 100 years old

Potential uses for retail spaces

World Class Restaurant

Boutique Shop

Cafe
Bookstore

luxury apts on 2nd and 3rd floors

Investments to date and projected

Phase 1 250,000 Purchase Planning

Phase 2 280,000

Effect on Norristown 18 new jobs upon completion of Phase 2

8300 per yr in tax revenue based on new assessment

68910 EIT over 10 yrs

support of revitalization and development in Norr

Parking - Jayne - looking to shared parking

Special exception 30 day ended. inspections can be done.

Jayne - recruiter can provide help,

VSC - Union people.

HJ - jobs local?

parking lot situation - Jayne explained. CJ - started conversation with the county and SEPTA.

Look for companies to manage. Privatize.

DP - what other areas have you developed? New to US

What LERTA brings?

10 years has to be commercial follow process

HJ - do without LERTA? LERTA would help attract right people,

CJ -have revised application Council is favorable, app is submitted. In communication.

129 E Main Street- Economic Development Initiative Grant Application

Five Saints Distilling and International Spirits, LLC is requesting a \$50,000

Economic Development Initiative grant.

Power Pt. - would like to have an elevator.

Mission: Vision:

Help vitalize as a business/tourist destination anchored in part with a unique Firehouse Destination Distillery.

Our strategy: World Class micro-distillery and award winning spirits.

Collaborations Music Fest.
Revenue Source & Use Breakdown

Use: Operating costs, etc.

Phase II: Five Saints Rickhouse for barrel storage

Events Venue

Kitchen, Bthrms, Bar Rest
3rd floor restoratoin
2nd and 3rd flr sprinkler
elec plumbing

Schematic of Elevator

Current and Future Investment
Phase 1 - 750,000
Phase II - est. 370,000

RickHouse \$45K

Impact on Norristown

Riverfront Redevelopment Planning and Feasibility Study

Langan Engineering to present overview of path forward for Riverfront Redevelopment Feasibility Study.

Jayne - is the development feasible?

awarded professional agreement to langan.

Power Point regarding study.
Riverfront Redevelopment
Greg Firely (sp.?)

Process - Planning, Urban Design, Economics

PLANNING - Michael - waterfront is unique, rebirth, commercial development, residential,

Zoning and land use study. There are some restrictions, What do you want your waterfront to be.
Public outreach. Present plans. Get public comment.

Public streetscape.

Public park space.

Urban design. 3d model. virtual reality.

Economics - what can the market bear in Norristown? What will work?

Owners along the waterfront - on board with this plan.

Schedule for Phase I, II and III.

Asking to hold a public meeting to showcase what we are planning.

Aquinas Realty Partners - Proposed Changes to Approved Land Development Plan

Presentation from Aquinas Realty Partners on proposed changes to the previously approved land development plan for the former Kennedy Kenrick High School site.

Ed Campbell and

Talked about use and seeking Council's direction.

Entertain an amendment to the Ordinance or go for relief for the uses.

208 multi family residential.

Len - some drawings were conflicting with some Ordinances.

SK - what kind of relief?

Need to define active adult, memory care,

SK - could you specify percentages of uses?

Need to talk about use before discussing the revised plan.

DEPARTMENTAL REPORTS:

ADJOURNMENT:

Respectfully submitted,

Roseann M. Santangelo