

1 **City of New Bern**

2 **Redevelopment Commission Meeting**

3 **August 11, 2021**

4 **303 First Street- Development Services**

5 **Members Present:** Chair Tharesa Lee, Co-Chair Kip Peregoy, Steve Strickland, Beth Walker,
6 Julian Tripp, Leander Morgan

7 **Ex-Officio Members Present:** Alderwoman Sabrina Bengel

8 **Members Excused (E)/Absent (A):** Tabari Wallace (E), John Young (E), Maria Cho (E)

9 **Staff Present:** Jeff Ruggieri, Director of Development Services; Alice Wilson, GIS Manager;
10 D'Aja Fulmore, Community Development Coordinator

11 **1. Welcome and Call to Order**

12 Chair Tharesa Lee called this meeting to order at 6:00 PM.

13 **2. Public Comment**

14 No public comments were received.

15 **3. Approval of Minutes**

16 Minutes from the July 14, 2021 meeting were presented. Co-Chair Kip Peregoy made a motion
17 to approve the minutes. This motion was seconded by Commissioner Leander Morgan.

18 **4. Antoinette Boskey, Neighborhood Revitalization Director, Habitat for Humanity**
19 **Craven County**

20 Antoinette Boskey of Habitat for Humanity Craven County stood to address the Commission and
21 began by passing out a guide on neighborhood revitalization. Mrs. Boskey told the Commission
22 that much has not been done with building the community while also investing in the people.
23 Mrs. Boskey stressed the importance of neighborhood revitalization requiring the need to build
24 the community by working with the community's strengths. Mrs. Boskey noted this as being
25 called *Asset-Based Community Development*, where the focus will be on using the strengths
26 perspective to build a better New Bern. Mrs. Boskey stated that it would be beneficial to
27 incorporate leadership training amongst residents and to bring these community leaders to the
28 table for change. Before closing, Mrs. Boskey told the Commissioner that an executive director
29 is not needed for new housing initiatives. Mrs. Boskey ended the presentation stating, "We are
30 who you are looking for."

31 **5. Request from Angelo Newkirk Jr to Purchase Parcel ID 8-020-134**

32 Jeff Ruggieri, director of Development Services, opened a discussion around resident Angelo
33 Newkirk Jr. who has approached staff to inquire about purchasing a parcel owned by the
34 Commission on Washington Street in the Duffyfield Community. Mr. Ruggieri stated that he did
35 not have an address for the property, but the property is in floodplain. Mr. Ruggieri stated that he

36 currently does not know what the purpose of the purchase is. Attorney Jaimee Bullock-Mosley
37 reminded the Commission to be specific about how the sale of lots aligns with the
38 Redevelopment Plan. Commissioner Morgan stated that selling the property would likely be
39 better than retaining it. Co-Chair Peregoy stated that the payment of taxes would then reside with
40 the buyer. Commissioner Steve Strickland stated that the Commission currently has no use for it,
41 and it would be beneficial to generate a list of properties that the Commission would like to
42 retain and a list of properties that may be sold.

43 Co-Chair Peregoy made a motion to table the request for purchase until the October 2021
44 meeting. This motion was seconded by Commissioner Julian Tripp. The motion carried
45 unanimously (6-0).

46 **6. Committee Updates**

47 D'Aja Fulmore, Community Development Coordinator, told the Commission that the Health and
48 Wellness subcommittee has been working in partnership with Habitat for Humanity to plan for
49 dissemination of the Health Assessment. Ms. Fulmore stated that the subcommittee is currently
50 working to bring community partners to the table who will be able to assist with generating
51 survey response. North Carolina Central University also remains active in this process.

52 Mr. Ruggieri gave an update on the Housing Subcommittee, stating that the lot at 911 Eubanks
53 Street has been cleared and a surveyor is being sent to the lot. Mr. Ruggieri stated that the home
54 at 602 Gaston Boulevard is expected to be moved during the month of October. Regarding the
55 Neighborhood Subcommittee, Mr. Ruggieri stated that the nuisance abatement officer is
56 currently very active and the City is still moving forward with neighborhood cleanup.

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58 **7. Old Business**

59 No old business was presented.

60 **8. New Business**

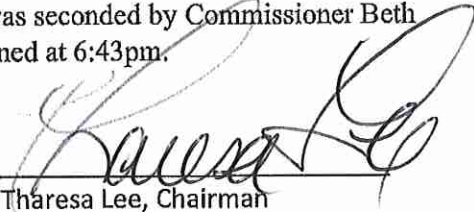
61 No new business was presented.

62 **9. Adjourn**

63 Co-Chair Peregoy made a motion to adjourn. This motion was seconded by Commissioner Beth
64 Walker and carried unanimously (6-0). This meeting adjourned at 6:43pm.

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66 Date approved: 9/22/2021


Theresa Lee, Chairman

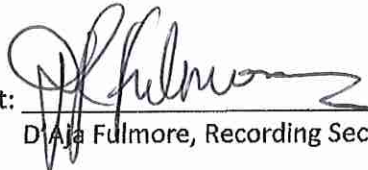
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Attest: 
D'Aja Fulmore, Recording Secretary