

## *Wyoming County*

# OFFICE OF COMMUNITY PLANNING 2015 ANNUAL REPORT



Photo by Sharon Templin

## *Planning Commission Members*

Walter Derhammer, Chairman

Jim Cappucci, Vice Chairman

Randy Ehrenzeller, Secretary

Marta Kovacs Ruiz

Jon Howard

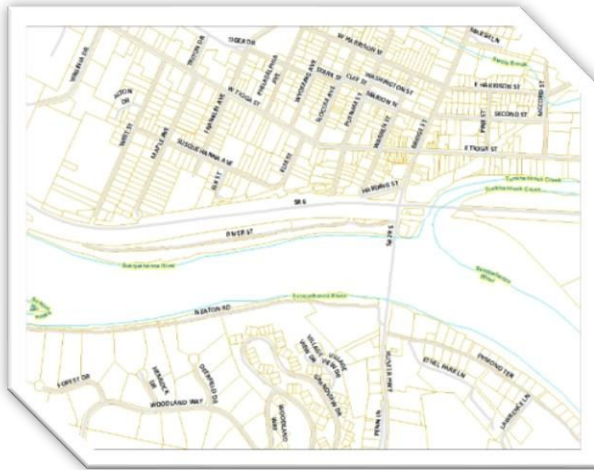
Dale Brown

Richard Fitzsimmons

Jim Davis

Ed Coleman

# OFFICE OF COMMUNITY PLANNING



## PLANNING STAFF

*Lynnelle M. Bennett, RLA, Planning Director*

*Wendy Howells, Administrative Assistant*

*Anthony Paul Litwin, Solicitor*

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# WYOMING COUNTY OFFICE OF COMMUNITY PLANNING

2015 ANNUAL REPORT

The Planning Office was very busy throughout 2015. In April, Lynnelle M. Bennett, RLA took over as the new Planning Director of Wyoming County. I look forward to the coming year and an opportunity to work together with the Planning Commission Board members in making Wyoming County, PA a great place to visit, live and grow.

A very special thank you to Nicole Boling who after two years as the County resigned to move with her husband whose job took them out of the area. Nicole was dedicated in making the Community Planning Office even more informative and accessible to the public.

We welcomed Attorney Paul Litwin as the new Wyoming County Solicitor in January 2015.

## INTRODUCTION

The Wyoming County Office of Community Planning submits an annual report to the Wyoming County Board of Commissioners to report the activities of the office throughout the past year. This requirement is outlined in the Pennsylvania Municipalities Planning Code (MPC) under Article II: Planning Agencies Conduct of Business. This report is required to be submitted by March 1<sup>st</sup> of each year of its activities.

The Wyoming County Planning Commission was created by the Wyoming County Commissioners and held its first organization meeting on June 19, 1965. The Planning Commission consists of nine members, the appointment and terms of which are provided for by the County Commissioners under authority of the Municipalities Planning Code (MPC) Act 247, as amended.

The Commission has adopted its own by-laws that govern operations. The Wyoming County Office of Community Planning assists the Planning Commission in its duties as the duly created planning agency.

The Commission meets at 7:00 p.m. on the third Wednesday of each month (*except September, which is held on the fourth Wednesday*) at the Wyoming County Emergency Operations Center, 3880 SR6 East, Tunkhannock, Pennsylvania.

## SUBDIVISION AND LAND DEVELOPMENT REVIEW

The Planning Office received and reviewed a total of 71 subdivision and land development proposals during 2015. There were a total of 21 local municipal reviews completed for the municipalities that enforce their own Subdivision and Land Development Ordinance. This is a slight increase to activity in the past.

| Municipality           | Number of Subdivisions/Land Developments |
|------------------------|--|
| Braintrim Township     | 0  |
| Clinton Township*      | 4  |
| Eaton Township         | 8  |
| Exeter Township        | 1  |
| Factoryville Borough*  | 1  |
| Falls Township*        | 6  |
| Forkston Township      | 1  |
| Laceyville Borough     | 0  |
| Lemon Township         | 5  |
| Mehoopany Township     | 4  |
| Meshoppen Borough      | 0  |
| Meshoppen Township     | 4  |
| Monroe Township        | 5  |
| Nicholson Borough      | 2  |
| Nicholson Township     | 2  |
| North Branch Township  | 1  |
| Northmoreland Township | 6  |
| Noxen Township         | 2  |
| Overfield Township*    | 2  |
| Tunkhannock Borough    | 2  |
| Tunkhannock Township   | 6  |
| Washington Township*   | 8  |
| Windham Township       | 3  |
| <b>TOTAL</b>           | <b>72</b>                                |



\* Review of Subdivision/Land Development for the Municipality with their own Subdivision and Land Development Ordinances.

## LOCAL BUILDING PERMITS AND C.O.G. ISSUED BUILDING PERMITS

The office of Community Planning has been working with Bureau Veritas and Building Inspection Underwriters, Inc. in collecting more up-to-date information on this topic. The findings are listed below:

| 2006 | 2007 | 2008 | 2009 | 2010 | 2011 | 2012 | 2013 | 2014 | 2015 |
|------|------|------|------|------|------|------|------|------|------|
| 496  | 486  | 566  | 487  | 511  | 395  | 510  | 458  | 322  | 283  |

*Trend from the last 10 years.*

## PLANNING COMMISSION ACTIVITY

The Planning Commission met every month during 2015. There were a total of 12 Planning Commission meetings in 2015. The Commission members accumulated a total of **67.46** hours at the Planning Commission meetings. The average meeting length was 45 minutes. The longest meeting occurred in March lasting an hour and 20 minutes and the shortest meeting was hosted in July and lasted 11 minutes.

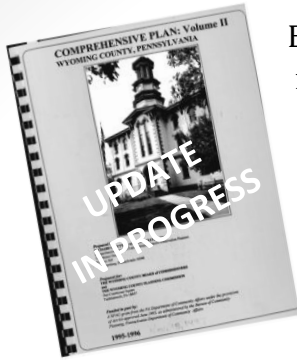
| 2015 Planning Commission Attendance |         |          |       |       |      |      |      |        |           |         |          |          |        |
|-------------------------------------|---------|----------|-------|-------|------|------|------|--------|-----------|---------|----------|----------|--------|
| Name                                | JANUARY | FEBRUARY | MARCH | APRIL | MAY  | JUNE | JULY | AUGUST | SEPTEMBER | OCTOBER | NOVEMBER | DECEMBER | TOTALS |
| Walt Derhammer                      | X       | X        | X     | X     | X    | X    | X    | X      | X         |         | X        | X        | 11     |
| Randy Ehrenzeller                   | X       | X        |       | X     | X    | X    | X    | X      |           | X       | X        | X        | 10     |
| Richard Fitzsimmons                 |         |          | X     | X     |      |      |      | X      | X         |         | X        |          | 5      |
| Jim Davis                           | X       |          | X     | X     | X    | X    | X    | X      | X         |         | X        | X        | 11     |
| Jim Cappucci                        | X       | X        | X     | X     | X    | X    | X    | X      | X         | X       | X        | X        | 12     |
| Dale Brown                          | X       | X        | X     | X     | X    | X    | X    | X      | X         | X       | X        | X        | 12     |
| Marta Kovacs Ruiz                   | X       |          | X     | X     | X    | X    | X    | X      | X         | X       |          | X        | 10     |
| Ed Coleman                          |         |          |       | X     | X    | X    |      | X      | X         | X       |          | X        | 7      |
| Jon Howard                          | X       | X        | X     | X     | X    |      | X    | X      | X         | X       | X        | X        | 11     |
| Tom Henry, Commissioner             | X       | X        | X     |       | X    | X    |      |        |           |         |          | X        | 6      |
| Length of Meeting                   | 0.92    | 1.12     | 1.33  | 0.58  | 1.20 | 0.28 | 0.18 | 0.90   | 0.63      | 0.58    | 0.55     | 0.95     | 9.22   |
| Public Attendance                   | 7       | 6        | 8     | 4     | 10   | 5    | 4    | 7      | 5         | 7       | 5        | 6        | 74     |
| Sub/Land Dev Reviewed               | 4       | 4        | 3     | 0     | 4    | 1    | 0    | 6      | 2         | 1       | 5        | 1        | 31     |

Commissioner Tom Henry attended the Planning Commission meetings in January, February, March, May, June and December during 2015. The Planning Commission is grateful for the dedication and commitment from the County Commissioners to attend the monthly Planning Commission meetings.

There will be two new Planning Commission members beginning in 2016. Jon Howard turned in his resignation to the Wyoming County Commissioners to be effective at the end of his term in 2015. The second position change will be the vacancy left by the decision of the County Commissioners to not extend Rich Fitzsimmons tenure for another term. Mr. Fitzsimmon's term expired at the conclusion of 2015. The commissioners will look to fill these vacancies as we move into 2016.



## WYOMING COUNTY COMPREHENSIVE PLAN UPDATE

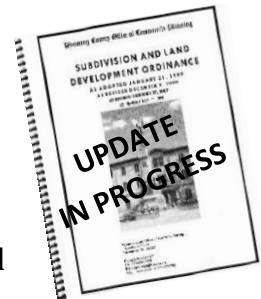


Beginning in June 2014, the Planning Office began the first committee meetings regarding the update to the Wyoming County Comprehensive Plan. Meetings continued into 2015 and included 4 regional meetings to collect and discuss topics that might be specific to those regions of the county. At the conclusion of these meetings, a draft Comprehensive Plan was provided to the Steering Committee for review and comment. Charlie Schmehl, the consultant from Urban Research and Development has compiled comments and made revisions to the document. A public meeting to present a Draft of the Comprehensive Plan has been set for January 25, 2016 that will solicit public input on the current Draft.

The Planning Commission is looking forward to the completion of this project and the ability to implement the specific goals and objectives of the updated plan. This update will help Wyoming County move forward in a positive way in relation to planning and development.

## UPDATED PLANNING DEPARTMENT RESOURCES

In 2015, the Community Planning Office partnered with consultant Carson Helfrich of Community Planning and Management, LLC to begin a complete revision of the Wyoming County Subdivision and Land Development Ordinance. At the end of 2015, a draft was under review by the Community Planning Office, Planning Commission, County Commissioners and the County Solicitor. In early 2016, the public will have the opportunity to review and comment on the ordinance. The new ordinance is slated to be adopted within 2016.



Additional activity within The Office of Community Planning is the revision of the application for a subdivision and/or land development submission. The updated document was revised in an effort to assist the applicant with standard documentation along with detailed procedures with a goal resulting in a recorded plan. The office works to ensure that these and other necessary resources are available for the public both in the office and also on the county website.

The Community Planning Office continues to work together with all 23 local municipalities to routinely maintain their most current ordinances and/or plans when applicable. This included Zoning, Subdivision and Land Development, Stormwater, Floodplain and Comprehensive Plans. These documents are available either online or where applicable through the local municipal offices.

## CHRONOLOGICAL REPORT

The Chronological Report was completed for every month in 2015. This report is designed to lay out the daily correspondence that is received by the Planning Office. This will continue to be on the agenda of the Planning Commission Board Meeting each month.

### 2015 Meeting Chronology:

#### January 2015

- ❖ Reorganization for the 2015 Officers
- ❖ Approval granted for the “Victoria Stefanko Lerew Lot Addition.”
- ❖ Approval granted for the “Jean M. Franko Minor Subdivision.”
- ❖ Reviewed the Overfield Township Zoning Ordinance Amendment.
- ❖ Waiver Request §404.1.A granted for the Scottsville Major Subdivision Final Plan.
- ❖ The Final Approval was tabled for the “Scottsville Major Subdivision Final Plan.”
- ❖ The third Time Extension request granted for the Kingdom Hall of Jehovah’s Witnesses Land Development.
- ❖ Conditional Preliminary/Final Approval for the “Henning Major Subdivision.”
- ❖ Edward D. Davis Major Subdivision was rejected for Conditional Preliminary/Final Approval.

#### February 2015

- ❖ Approval granted for the “Jenkins Minor Subdivision.”
- ❖ Approval granted for the “Scottsville Major Subdivision.”
- ❖ Waiver Request §601.G granted for the Walnut Hill Residential Major Subdivision.
- ❖ Waiver Request §401.1.A granted for the “Blue Ridge Mountain Minor Subdivision.”
- ❖ Approval granted for the “WLR Family Partnership Minor Subdivision.”
- ❖ Approval granted for the “Minor Subdivision and Lot Consolidation for UGI Energy Lot Combination.”

#### March 2015

- ❖ The final approval was tabled for the “CVS Land Development Final Approval.”
- ❖ Approval was granted for the “P&G Traffic Improvements Land Development Preliminary Plan.”
- ❖ Waiver Request §404.1.A was denied for the “Milliron Farm Minor Subdivision.”

**April 2015**

- ❖ Approval was granted for the “Jurista Minor Subdivision.”
- ❖ The fourth Time Extension request was granted for the Kingdom Hall of Jehovah’s Witnesses Land Development.

**May 2015**

- ❖ Approval granted for the “Lot Improvement for Carol Y. Bieschke and Eugene F. Bieschke Minor Subdivision.”
- ❖ Preliminary/Final Approval granted to the “Milliron Farm Minor Subdivision.”

**June 2015**

- ❖ Approval was granted for the “2014 Henning Major Subdivision.”
- ❖ Approval was granted for the “Minor Subdivision for Radwanski.”
- ❖ Approval was granted for the “Minor Subdivision for Charlene Walters.”
- ❖ Approval granted for the “Minor Subdivision for Kuback.”

**July 2015**

- ❖ The Planning Commission made a motion to Accept the Submission for the “Edward D. Davis Major Subdivision” for review at the July 2015 meeting.
- ❖ The Planning Commission made a motion to Accept the Submission for the “Donald and Norene Faux Major Subdivision” for review at the July 2015 meeting.
- ❖ Approval was granted for the “O’Neil Rossi Estate May 2015.”
- ❖ Approval was granted for the “Bridge for Housing Opportunities Lot Combination Minor Subdivision.”

**August 2015**

- ❖ Approval granted for the “Minor Subdivision for Paul and Hildegard Henn.”
- ❖ Approval granted for the “Cecil Family LLC and Lake Carey Investments, LLC Minor Subdivision.”
- ❖ Approval granted for the “Minor Subdivision for Race.”
- ❖ The Planning Commission made a motion to grant a Time Extension Request for the “Walnut Hill Residential Major Subdivision.”
- ❖ The Planning Commission made a motion to Accept the Submission for “Major Subdivision for Skovronsky.”
- ❖ The Planning Commission made a motion to Accept the Submission for “Major Subdivision for Michael and Michael Lee Zarychta.”



- ❖ The Planning Commission made a motion to Accept the Submission for “Deborah S. Setzer Et. Al. Major Subdivision.”
- ❖ The Planning Commission made a motion to grant Final Approval for the “Edward D. Davis Subdivision.”
- ❖ The Planning Commission made a motion to grant Approval with Conditions for the “Donald and Norene Faux Major Subdivision contingent on copies be received in the Planning Office for the approved DEP Sewage Planning Module §403.3.F.”
- ❖ Approval granted for the “Blue Ridge Mountain Minor Subdivision.”
- ❖ Approval granted for the “Donald and Norene Faux Major Subdivision.”

### **September 2015**

- ❖ Approval granted for the “2015 Avery Minor Subdivision.”
- ❖ Approval granted for the “Ferne A. Tiffany Minor Subdivision.”
- ❖ Approval granted for the “Lot Line Adjustment for Davis/Smith.”
- ❖ Approval granted for the “Verizon Wireless – Beaumont Land Development.”
- ❖ Approval granted for the §403.1.A (scale) Waiver Request for the “Deborah Setzer Major Subdivision.”
- ❖ Approval granted for the “Margaret J. Jurista, Kathleen Jurista Antosh n/b/m/ Kathleen Jurista Price and Joseph Michael Jurista Minor Subdivision.”
- ❖ Approval granted for the “Minor Subdivision for Burgess.”

### **October 2015**

- ❖ Approval granted for the “Lot Improvement for Select Sire Power Inc.”
- ❖ Approval granted for the “Karen A. and Walter J. Blackburn Minor Subdivision.”
- ❖ The Planning Commission made a motion to Accept the Submission for “Lands of Greenley Major Subdivision.”
- ❖ The Planning Commission made a motion to Accept the Submission for “Major Subdivision for Michael and Michael Lee Zarychta.”
- ❖ The Planning Commission made a motion to grant Preliminary Approval for the “Walnut Hill Residential Major Subdivision.”
- ❖ Approval granted for the “Lot Improvement Subdivision of Brody for Anderson.”
- ❖ Approval granted for the “Peggy R. Scholz Minor Subdivision.”

### **November 2015**

- ❖ The Planning Office received correspondence from the County Solicitor, Attorney Paul Litwin, regarding the Settlement Agreement between D&I Silica, LLC and Wyoming County Planning Commission.
- ❖ The Planning Commission made a motion to grant Final Approval for the “Major Subdivision for Michael and Michael Lee Zarychta.”

- ❖ The Planning Commission made a motion to grant Approval with Conditions for the “Deborah S. Setzer Et. Al Major Subdivision.”
- ❖ The Planning Commission made a motion to Accept the Submission for review for the “Preliminary Land Development for the Dollar General.”
- ❖ The Planning Commission made a motion to grant Final Approval for the “Lands of Greenley Major Subdivision.”
- ❖ The Planning Commission made a motion to grant Approval with Conditions for the “Major Subdivision for Patricia A. Fisher.”
- ❖ The Planning Commission made a motion to Accept the Submission for review for the “Preliminary Land Development for Tunkhannock Auto Mart Service Area Addition.”
- ❖ The Planning Commission made a motion to Accept the Submission for review for the “Major Subdivision for Jurista.”
- ❖ The Planning Commission made a motion to grant Final Approval for the “Major Subdivision for Jurista.”
- ❖ The Planning Commission made a motion to Accept the Submission for review for the “Tri-County General Insurance Agency Land Development.”
- ❖ The Planning Commission made a motion to Accept the Submission for review for the “Major Subdivision for Truesdale.”
- ❖ The County Planner reviewed, approved and signed the revised plans for “Ayre Minor Subdivision.”
- ❖ The County Planner reviewed, approved and signed the revised plans for the “2014 Stone Minor Subdivision.”
- ❖ The County Planner reviewed, approved and signed the plans for the “Marvin & Virginia Adams Minor Subdivision.”

## December 2015

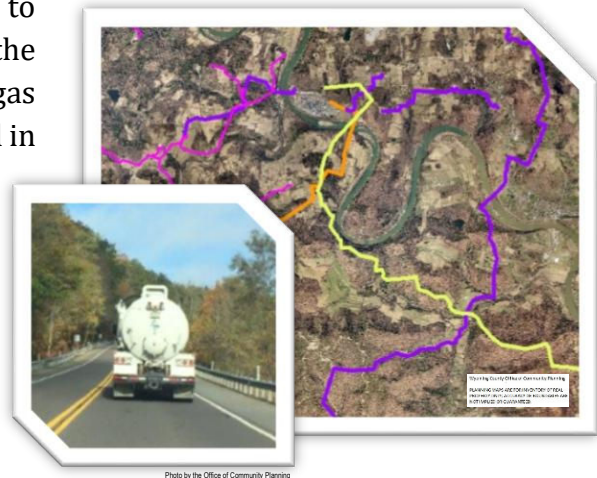
- ❖ The Planning Office received Jon Howard’s resignation from the Wyoming County Planning Commission.
- ❖ The County Planner reviewed, approved and signed the revised plans for “Cook Minor Subdivision.”
- ❖ The County Planner reviewed, approved and signed the revised plans for “Nicholas Kordilla Minor Subdivision.”
- ❖ The County Planner reviewed, approved and signed the revised plans for the “2015 Blasius Minor Subdivision.”
- ❖ The County Planner reviewed, approved and signed the revised plans for “William M. Ruark Minor Subdivision.”
- ❖ The Planning Office sent out a letter regarding the motion made at the Planning Commission meeting on December 16, 2015 which was to grant Waiver Request for §406.2 and §403.3.J for the “Tunkhannock Automart Service Department Land Development.”

## SPREADSHEET TO TRACK PROCESS OF SUBDIVISIONS & LAND DEVELOPMENTS

The Planning Office has continued tracking the process of subdivisions and land developments with a spreadsheet. Each file is added to the spreadsheet when the application is filed and all documentation is accounted for until the map is recorded. This has been an incredible asset to the planning office in order to ensure that each application is processed in accordance with the Wyoming County Subdivision and Land Development Ordinance. *[See Page 14-15].*

## GEOGRAPHIC INFORMATION SYSTEMS (GIS)

The GIS software that is utilized by the Planning Office has been instrumental in developing maps of various locations and features in Wyoming County. To date, the Planning Office has continuously worked with other county offices to map the pipeline development, gas wells, and the pooling units associated with the natural gas development. As the pooling units are recorded in the Recorder of Deeds Office, they are added into the GIS to track the development in the County. There are approximately 131 pooling units that have been established in Wyoming County. A map is included in this report showing updated gas related information. *[See page 16].*



The GIS department has assisted and provided the Planning Department with mapping of the Agriculture Security Areas in the County. This helps to centralize and visualize this important land use. It also assists in identifying additional properties that may qualify for these programs and create adjacent preserved properties.

Moving into 2016, the Planning Department and GIS department will continue to partner mapping additional features countywide.

The Planning Office & the GIS department continue to work with local municipalities on their mapping needs. This includes hosting in-house informational and demonstrations of the programs capability to suit their needs. For example, our GIS database has helped with tax parcel information, floodplain questions, and a visual of the natural gas development.

## LOCAL PLANNING & PLANNING ASSISTANCE

The Planning Office continued to regularly communicate with local municipalities on subdivision and land development applications that were filed. This included the communication of comments on individual application and closure to the process by providing the municipality with a copy of the County Planner's Evaluation.

In 2015, the Planning Office partnered with the County Commissioners to offer municipalities and non-profits the opportunity to apply for a Marcellus Legacy Fund Mini Grant. The County Commissioners at their April 11, 2015 meeting agreed to allocate \$35,000 from the Marcellus Legacy fund to support local outdoor recreation or conservation projects. The maximum amount of the award was set at \$5,000. The applicants were required to provide a match in the form of cash or in-kind services. The Planning Office received 8 applications totaling \$35,162.00. The County Commissioners made the decision to fund all the projects in full.

The awardees of the 2015 Marcellus Legacy Fund Mini Grant were:

- Eaton Township- Seneca Trail Safety Enhancements- \$4,040.00
- Exeter Township- Master Plan for George Hock Memorial Park- \$4,900.00
- Factoryville Borough - The Christy Mathewson Park Play Trail- \$5,000.00
- Lake Winola Little League- Teener League Field Improvements- \$5,000.00
- Mehoopany Township- Erosion Prevention & Beautification Project- \$3,225.00
- North Branch Land Trust- Howland Preserve Barn Renovations- \$5,000.00
- Noxen Neighborhood Center- SOWYCO Playground Enhancement- \$5,000.00
- Wyoming County Cultural Center- Live, Learn, and Explore- \$2,998.00

All projects will be completed during 2016. The county is excited to monitor the progress and see the completion of these 8 project. The Commissioners and the Planning Office are proud to be a part of these great community projects.

The Planning Director continued to maintain her license as a registered landscape architect through the Commonwealth of Pennsylvania. She has earned all required 24 continuing education credits for the 2015-2017 license renewal cycle. Despite earning all of her required education credits through 2017, the director will continue to attend educational forums and programs to keep up to date on the most recent practices and trends.

The Planning Director is working towards becoming a certified planner through the American Planning Association's professional institute – the American Institute of Certified Planners (AICP). The eligibility requirements will be fulfilled in early 2017.

## TRAINING OPPORTUNITIES

The Planning Director attended the following educational training courses and conferences during 2015:



Photo by the Office of Community Planning

- ❖ Pennsylvania Greenways & Trails Summit-  
Warren, Pennsylvania- September 2015
- ❖ APA-PA Annual Conference –  
Pittsburgh, Pennsylvania – October 2015

In addition to the above trainings and conferences, the Planner completed two webinar Land-use Planning Series hosted by Penn State Extension Office. These courses were held monthly and provided information on current land-use practices and issues that are relative to planning today.

## 2016 PLANNING OFFICE GOALS

The Planning Office has outlined a number of goals to work towards achieving by the end of 2016:

- ❖ Finalize resources to help aid in floodplain management for local officials and residents.
- ❖ Continue mapping features of Wyoming County and adding information to the GIS database.
- ❖ Complete the update to the Wyoming County Comprehensive Plan.
- ❖ Complete the update to the Wyoming County Subdivision and Land Development Ordinance.
- ❖ Begin Wyoming County Greenways, Trails and Open Space Plan.

## PROFESSIONAL ORGANIZATIONS

The Planning Office is currently affiliated with the following professional organizations and committees:

- ❑ Northern Tier Regional Planning and Development Commission (**NTRPDC**)
  - Transportation Committee
  - Economic Development Committee



- ❑ County Planning Directors Association of PA (**CPDAP**)
- ❑ Pennsylvania Route 6 Alliance (**Do 6**)
  - Infrastructure Committee
- ❑ American Society of Landscape Architects (**ASLA**)
- ❑ American Planning Association (**APA**)
  - Pennsylvania Chapter of APA
  - Northeast Section of APA-PA (Elected Chairman beginning 2016)
  - Shale Energy Committee
- ❑ Northeast Pennsylvania Trail Forum



Photo by Sharon Tenglin

## RECOGNITIONS

A very special thank you goes out to Attorney Jim Davis for his years of service as the Wyoming County Solicitor. His hard work and dedication is truly appreciated. As of January 2015, Anthony Paul Litwin, III Esquire was welcomed as the new Wyoming County Solicitor. In the first year as the County Solicitor, Attorney Litwin has brought a great deal of insight and professionalism in guiding the Community Planning Office as well as the Planning Commission.

The Planning Department would also like to extend its gratitude toward Jon Howard and Richard Fitzsimmons for all of their years spent as members of the Planning Commission. As members of the planning commission they volunteered countless hours of their time serving the county. Their input and dedication is truly appreciated. We wish them luck in all future endeavors.

| File # | Application Type        | Name of Subdivision  | Municipality                |
|--------|-------------------------|--|-----------------------------|
| 15-01  | Land Development        | Remote Warehouse Traffic Improvements Project  | Meshoppen Township          |
| 15-02  | Minor Subdivision       | UGI Energy Lot Combination Minor Subdivision   | Northmoreland Township      |
| 15-03  | Minor Subdivision       | Blue Ridge Mountain Minor Subd - Final Plan  | Meshoppen Township          |
| 15-04  | Minor Subdivision       | Scott Davis Lot Line Adjustment Minor Subdivision  | Exeter Township             |
| 15-05  | Minor Subdivision       | The Milliron Farm Minor Subdivision  | Windham Township            |
| 15-06  | Land Development        | Garrison Well Connect Meter Skid   | <b>Washington Township</b>  |
| 15-07  | Minor Subdivision       | Key Stone Saw Shop Minor Subdivision (ref. #14-19)   | <b>Washington Township</b>  |
| 15-08  | Minor Subdivision       | Ralph E. Kehrli & Lori Shup Lot Line Adjustment  | <b>Factoryville Borough</b> |
| 15-09  | Land Development        | CVS Land Development Final Approval<br>(see file, 11-40 & 14-12)                             | Tunkhannock Borough         |
| 15-10  | Minor Subdivision       | 2015 Getts Lot Line Adjustment Minor Subdivision   | Nicholson Township          |
| 15-11  | Minor Subdivision       | Jurista Minor Subdivision  | Lemon Township              |
| 15-12  | Minor Subdivision       | Minor Subdivision for Radwanski  | Lemon Township              |
| 15-13  | Minor Subdivision       | Wayne E. and Duane F. Weaver Minor Subdivision   | Northmoreland Township      |
| 15-14  | Major Subdivision       | Walnut Hill Residential Major Subd (also #14-42)   | Tunk Boro/Tunk Twp          |
| 15-15  | Minor Subdivision       | Eckel/Pallman Airport Rd 2015 Subdivision  | <b>Falls Township</b>       |
| 15-16  | Minor Subdivision       | Lot Improv. for Carol Y. and Eugene F. Bieschke  | Noxen Township              |
| 15-17  | Sketch Plan/Minor Subd. | Pilgrim Holiness Church Recreation Area / Minor Subdivision for Pilgrim Holiness Sketch Plan | <b>Washington Township</b>  |
| 15-18  | Sketch Plan/Land Devel. | Bridge View Commons Land Development   | Nicholson Borough           |
| 15-19  | Minor Subdivision       | Minor Subdivision for Kuback   | Eaton Township              |
| 15-20  | Minor Subdivision       | Minor Subdivision for Charlene Walters   | Mehoopany Township          |
| 15-21  | Minor Subdivision       | Ferne A. Tiffany Minor Subdivision   | Windham Township            |
| 15-22  | Minor Subdivision       | 2015 Avery Minor Subdivision   | <b>Overfield Township</b>   |
| 15-23  | Land Development        | Verizon Wireless - Beaumont Land Development   | Monroe Township             |
| 15-24  | Minor Subdivision       | Ruth Walker Minor Subdivision  | <b>Falls Township</b>       |
| 15-25  | Minor Subdivision       | O'Neil Rossi Estate May 2015 Minor Subdivision   | Nicholson Township          |
| 15-26  | Major Subdivision       | Donald and Norene Faux Major Subdivision   | Northmoreland Township      |
| 15-27  | Minor Subdivision       | Wyoming Conservancy, Inc. Lot Improvement 2 - Final Plan                                     | <b>Falls Township</b>       |
| 15-28  | Minor Subdivision       | Paul and Hildegard Henn Minor Subdivision  | Lemon Township              |
| 15-29  | Minor Subdivision       | Minor Subdivision for Race   | Monroe Township             |
| 15-30  | Major Subdivision       | Major Subdivision for Skovronsky   | Eaton Township              |
| 15-31  | Minor Subdivision       | Bridge for Housing Opp. Lot combination  | Nicholson Borough           |
| 15-32  | Minor Subdivision       | Cecil Family, LLC Minor Subd   | Lemon Township              |
| 15-33  | Minor Subdivision       | Yarasavage Minor Subdivision   | <b>Washington Township</b>  |
| 15-34  | Major Subdivision       | Major Subdivision for Michael & Michael Lee Zarychta   | Northmoreland Township      |
| 15-35  | Minor Subdivision       | Lot Improvement Minor Subd for Sire Power, Inc.  | Tunkhannock Township        |
| 15-36  | Land Development        | Manning LNG Facility   | <b>Washington Township</b>  |
| 15-37  | Major Subdivision       | Deborah Setzer Et Al Major Subdivision Final Plan  | Forkston Township           |

|       |                         |  |   |
|-------|-------------------------|--|---|
| 15-38 | Minor Subdivision       | Lot Imprv Subd of Brody for Anderson                     | Monroe Township                         |
| 15-39 | Minor Subdivision       | Cook Minor Subdivision Plan                              | Monroe Township                         |
| 15-40 | Land Development        | Land Development of the Dollar General                   | Monroe Township                         |
| 15-41 | Minor Subdivision       | SAAR Minor Subdivision                                   | <b>Clinton Township</b>                 |
| 15-42 | Minor Subdivision       | Stuble Minor Subdivision                                 | <b>Clinton Township</b>                 |
| 15-43 | Minor Subdivision       | Lot Imp. Minor Subd of Mary Weber for Elizabeth Crocker  | <b>Falls Township</b>                   |
| 15-44 | Minor Subdivision       | Minor Subdivision for David Burgess                      | Tunkhannock Township                    |
| 15-45 | Minor Subdivision       | Minor Subdivision for Jurista                            | Lemon Township                          |
| 15-46 | Major Subdivision       | Major Subdivision for Veronica A. Place                  | Mehoopany Township                      |
| 15-47 | Major Subdivision       | Vosburg 2 Subdivision Major Subd;                        | <b>Washington Township</b>              |
| 15-48 | Minor Subdivision       | Ayre Minor Subdivision (Land of Allen & Ethel Kidd)      | Eaton Township                          |
| 15-49 | Sketch Plan/Land Devlp. | Black Walnut Transloading                                | Meshoppen Township                      |
| 15-50 | Minor Subdivision       | Peggy R. Scholz Subdivision                              | Noxen Township                          |
| 15-51 | Minor Subdivision       | Karen & Walter Blackburn Subdivision                     | North Branch Township                   |
| 15-52 | Minor Subdivision       | Wyoming Conservancy, Inc. Lot Improvement 3 - Final Plan | <b>Falls Township</b>                   |
| 15-53 | Minor Subdivision       | 2014 Stone Minor Subdivision                             | Mehoopany Township                      |
| 15-54 | Minor Subdivision       | 2015 Blasius Minor Subdivision                           | Mehoopany Township                      |
| 15-55 | Major Subdivision       | Lands of Greenley Major Subdivision                      | Eaton Township & Northmoreland Township |
| 15-56 | Major Subdivision       | Major Subdivision for Patricia A. Fisher                 | Eaton Township                          |
| 15-57 | Minor Subdivision       | Kenneth and Kim A. Nealon Minor Subdivision              | <b>Clinton Township</b>                 |
| 15-58 | Minor Subdivision       | Nicholas Kordilla Minor Subdivision                      | Tunkhannock Township                    |
| 15-59 | Minor Subdivision       | Marvin and Virginia Adams Minor Subdivision              | Windham Township                        |
| 15-60 | Minor Subdivision       | Dominic Scartelli Lot Line Adjustment                    | <b>Falls Township</b>                   |
| 15-61 | Land Development        | Tunkhannock Auto Mart Service Dept Land Devlp.           | Eaton Township                          |
| 15-62 | Major Subdivision       | Jurista Major Subdivision                                | Eaton Township                          |
| 15-63 | Minor Subdivision       | 2015 Sayre Lot Additional Subdivision                    | <b>Washington Township</b>              |
| 15-64 | Minor Subdivision       | William Ruark Minor Subdivision                          | Meshoppen Township                      |
| 15-65 | Land Development        | Tri-County Land Development.                             | Tunkhannock Township                    |
| 15-66 | Major Subdivision       | Major Subdivision for Truesdale                          | Eaton Township                          |
| 15-67 | Land Development        | Land Development for P&G Bldg 5 Expansion                | <b>Washington Township</b>              |
| 15-68 | Major Subdivision       | Major Subdivision for Clark & Kovalich                   | <b>Clinton Township</b>                 |
| 15-69 | Minor Subdivision       | Minor Subdivision for Duane and Donna Matylewicz         | <b>Overfield Township</b>               |
| 15-70 | Minor Subdivision       | Skoronski Family Estate Minor Subdivision                | Northmoreland Township                  |
| 15-71 | Major Subdivision       | Major Subdivision for Swenson                            | Tunkhannock Township                    |

