

LACKAWANNA COUNTY REGIONAL PLANNING COMMISSION



Annual Report 2014

Prepared by the
Lackawanna County Department
of Planning & Economic Development
135 Jefferson Avenue, 2nd Floor
Scranton, PA 18503

Lackawanna County Regional Planning Commission Board

Patrick Dempsey, Chairman
John Pocius, Vice-Chairman
Rosemary Broderick, Secretary
Joe Lorince, Treasurer
 Germaine Carey
 Bruce Zero, Esq.
 Tom Owen, Jr.
 David Johns
 Vacant

Lackawanna County Planning Staff

George Kelly, Planning & Economic Development Director
Brenda Sacco, Operations & Finance Deputy Director
Steve Pitoniak, Transportation Planning Manager
Mary Liz Donato, Regional Planning Manager
Stephen Solon, GIS Coordinator
Chris Chapman, Transportation Planner

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2014 Planning Commission Board

Patrick Dempsey, Chairman
Jefferson Twp., First appointed: 1969;
Term expires: 2016

John Pocius, Vice-Chairman
Scranton, First appointed: 2004;
Term expired: 2014

Rosemary Broderick, Secretary
South Abington Twp., First appointed: 2007;
Term expires: 2016

Joseph Lorince, Treasurer
Dunmore, First appointed: 2007;
Term expires: 2015

Bruce Zero, Esq.
Moscow, First appointed: 2008;
Term expires: 2016

Tom Owen, Jr.
Archbald, First appointed: 2013;
Term expires: 2015

Germaine Carey
Clarks Summit, First appointed: 2013
Term expires: 2015

David Johns
Moosic, First appointed: 2013
Term expired: 2014

William Farber
Fell Twp, First appointed: 2013
Term expired: 2014
Removed for non-attendance: June 2014

2014 Planning Commission Staff

Steve Pitoniak, Transportation Planning Manager
Penn State University
Jessup, On staff since 1981

Mary Liz Donato, Regional Planning Manager
East Stroudsburg University
Madison Twp, On staff since 1987

Stephen Solon, GIS Coordinator
Riverside HS, Lackawanna Career Tech Center
Dunmore, On staff since 1982

Chris Chapman, Transportation Planner
University of Scranton
Throop, On staff since March 2014

Rob Ghigiarelli, Assistant Planner
Rutgers University
Old Forge, On staff since 2005, also 1998-2003
Resigned: May 2014

Act 247 (Municipalities Planning Code) & Land-Use Planning in Pennsylvania

In Pennsylvania, the power and responsibility to plan for land-use and its regulation lies exclusively with local government, including counties. However, city, borough, and township regulations act as a “repeal protanto” of any county regulations. In other words, a local municipal ordinance negates a county ordinance within the jurisdiction of the municipality.

Comprehensive Plans

A comprehensive plan is a general policy guide for the physical development of a county, region, or municipality. Article III of Act 247 mandates that every county develop a comprehensive plan and review and update same every ten years.

County Comprehensive Plan

The Lackawanna-Luzerne Regional Plan, Lackawanna County’s official comprehensive plan, was adopted on December 14, 2011.

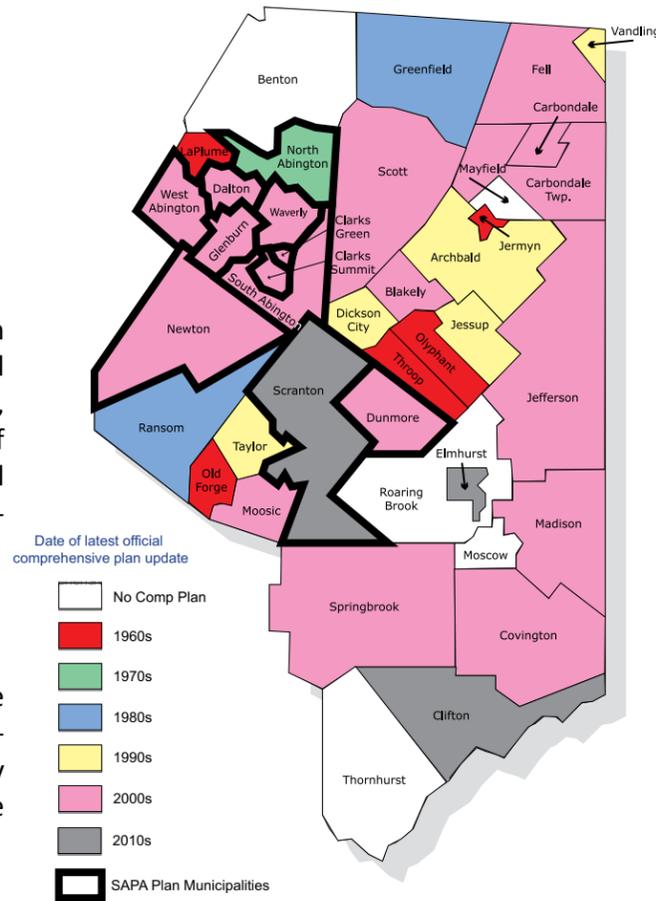
Local and Regional Comprehensive Plans

Thirty-five (35) of the county’s 40 municipalities have developed comprehensive plans. There were no updates or new comprehensive plans in 2014.

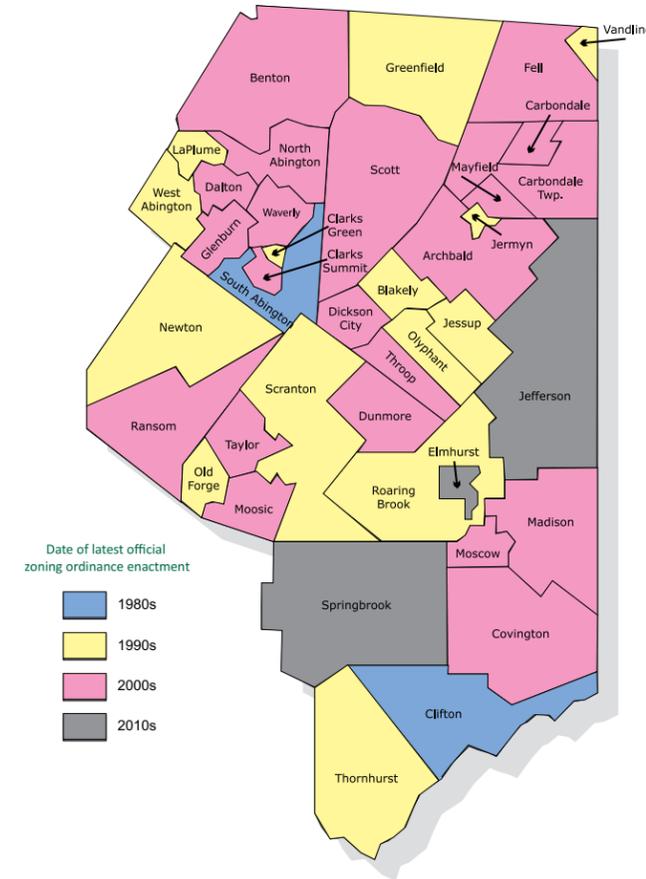
Scranton-Abingtons Planning Association

Eleven (11) county municipalities are members of the Scranton-Abingtons Planning Association (SAPA). Together, these municipalities comprise 50% of the county’s population and 20% of the land area. The SAPA Regional Comprehensive Plan was finalized in 2009. The plan was initially adopted by nine (9) of the eleven participating municipalities in 2009. The remaining two municipalities (City of Scranton and North Abington Twp) voted to reject the plan. However, in 2014, the City of Scranton reconsidered the plan and in December officially adopted the 2009 plan. The next phase of considering revisions to local zoning ordinances to share uses consistent with the regional plan may now come to fruition.

Municipal Comprehensive Plans Adopted



Municipal Zoning Ordinances Adopted
(Adoption of latest comprehensive revision; subsequent amendments not included.)



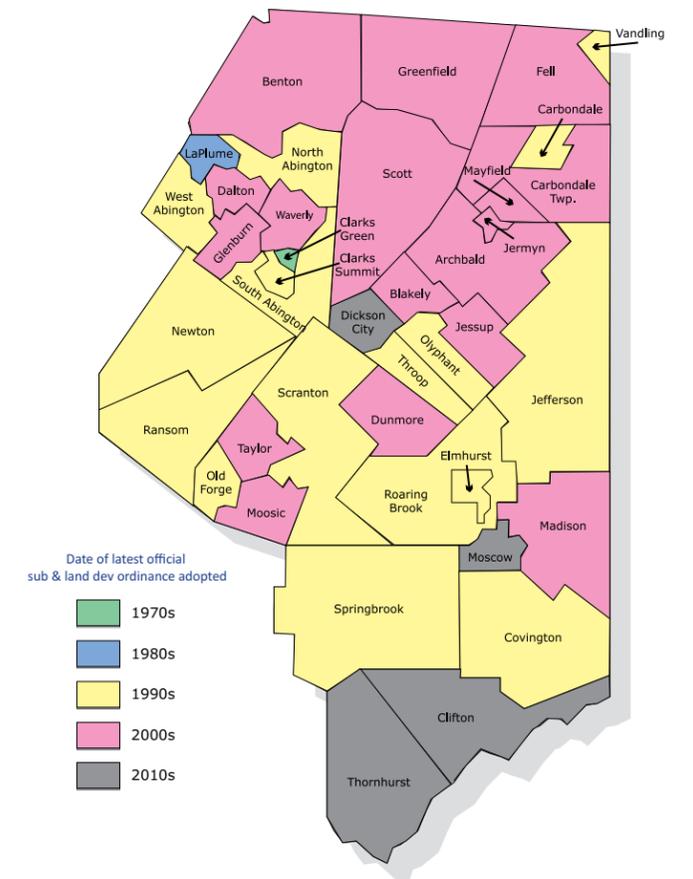
Zoning

Zoning is a method to regulate the use of land and structures, designed to protect health, safety, and welfare and to guide growth. Article VI of Act 247 governs the implementation of zoning ordinances in the Commonwealth. There is no county zoning ordinance. All forty (40) of the county’s municipalities have local zoning ordinances in effect.

Subdivision and Land Development

A subdivision and land development ordinance is a law requiring the review and approval of plot and site plans, and specifying criteria on how to develop land. Subdivisions entail the creation, re-location, or removal of property lines and the development of new roads and infrastructure, such as sewer, water, and other utility lines and facilities. Land developments involve the construction of multi-family dwellings; commercial, professional, or industrial facilities; schools; and other public buildings and community facilities, such as hospitals, fire stations, and government buildings. Article V of Act 247 governs the implementation of subdivision and land development ordinances in the Commonwealth. There is no county subdivision and land development ordinance. All forty (40) of the county’s municipalities have local subdivision and land development ordinances in effect.

(Adoption of latest comprehensive revision; subsequent amendments not included.)



The LCRPC has designated four planning regions within the county for the analysis of subdivision and land development activity. These regions are based on socio-economic and physical-landscape similarities.

Region 1 (The Abingtons)

Municipalities: 14
 School Districts: 2.5
 2010 Population: 34,627
 Square Miles: 156

Region 2 (North Pocono)

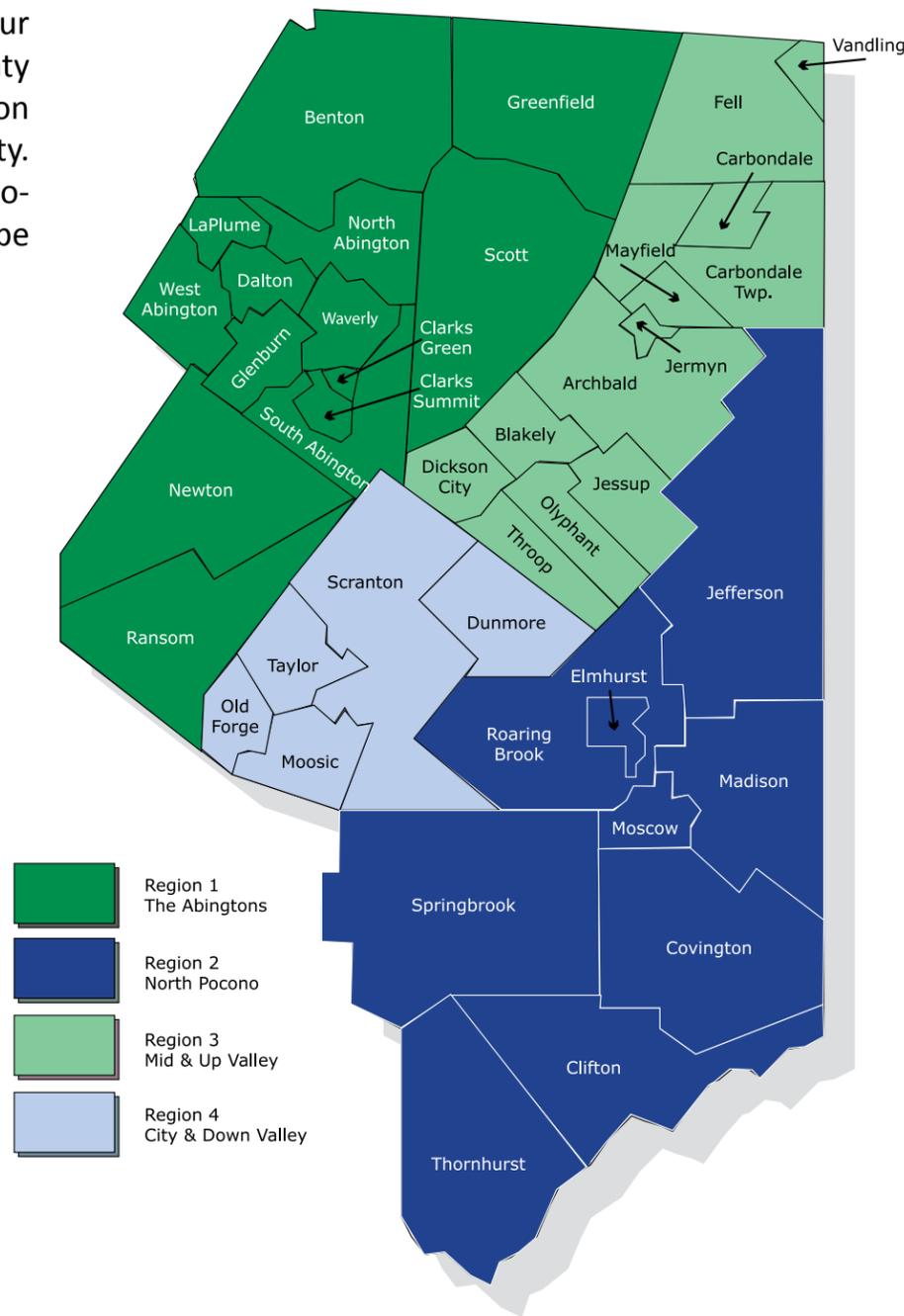
Municipalities: 9
 School Districts: 1
 2010 Population: 18,925
 Square Miles: 179.2

Region 3 (Mid & Up Valley)

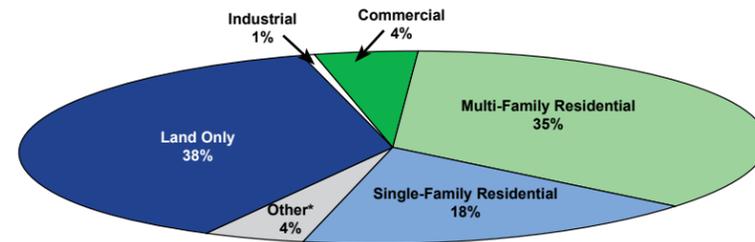
Municipalities: 12
 School Districts: 4.5
 2010 Population: 50,444
 Square Miles: 79.6

Region 4 (City & Down Valley)

Municipalities: 5
 School Districts: 4
 2010 Population: 110,441
 Square Miles: 49.4

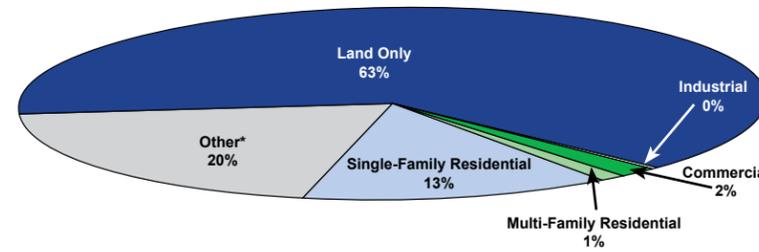


Total Reviews 123
Lots Subdivided/Developed 416
Acres Subdivided/Developed 3,213
New Roads 0.65 miles
Review Fees \$11,308



Development by Lots/Units

	Lots/Units	Percent
Single-Family Residential	73	18%
Multi-Family Residential	146	35%
Commercial/Office	18	4%
Industrial	3	1%
Land Only	158	38%
Other*	18	4%
Total	416	100%



Development by Acres

	Acres	Percent
Single-Family Residential	431	13%
Multi-Family Residential	40	1%
Commercial/Office	50	2%
Industrial	6	0%
Land Only	2,037	63%
Other*	649	20%
Total	3,213	100%

Article V of Act 247 mandates that all proposed subdivisions and land developments be reviewed by county planning agencies for comments and concerns at least 30 days prior to any municipality taking official action thereon.

During 2014, the LCRPC reviewed 123 submittals, 14 less than 2013. Lots plotted or proposed for development numbered 416; non-residential buildings created 185,045 square feet of new floor area; and 3,213 acres were affected.

A breakdown by Planning Region showed that Region 3, the Mid & Up Valley, accounted for 47% of the lots/units created and Region 1, the Abingtons, 41% of the acreage affected.

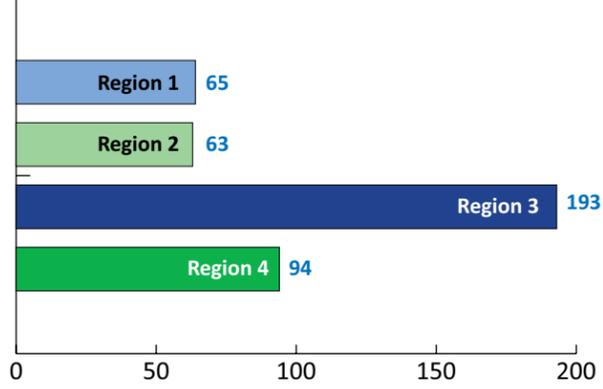
Of the 123 submittals, 93 were minor subdivisions (less than 5 lots), 11 major subdivisions, and 19 land developments. The following municipalities had no submissions: Clarks Green, Greenfield, Jermyn, LaPlume, Moscow, Thornhurst, Vandling, and West Abington.

Land-only subdivisions accounted for 38% of the total lots and 63% of the acreage. On the opposite end, industrial development accounted for only 1% of the lots and 0% of the acreage.

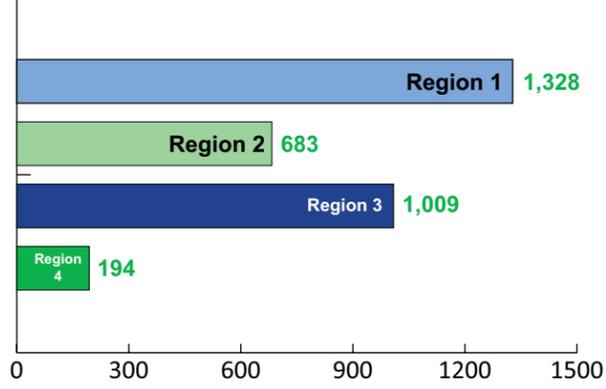
The largest developments in the county proposed in 2014 were North Clover Leaf (Archbald) 34 mixed residential lots/units; St. Michael's on the Hill (Jessup) 31 senior housing units; 300 Bowman Street (Dickson City), 20 conversion units; and Clover Leaf Phase III (Archbald), 18 townhouse units.

*Other development types include institutional, educational, public municipal & non-municipal, religious, and public services & utilities.

Lots/Units Proposed by Planning Region

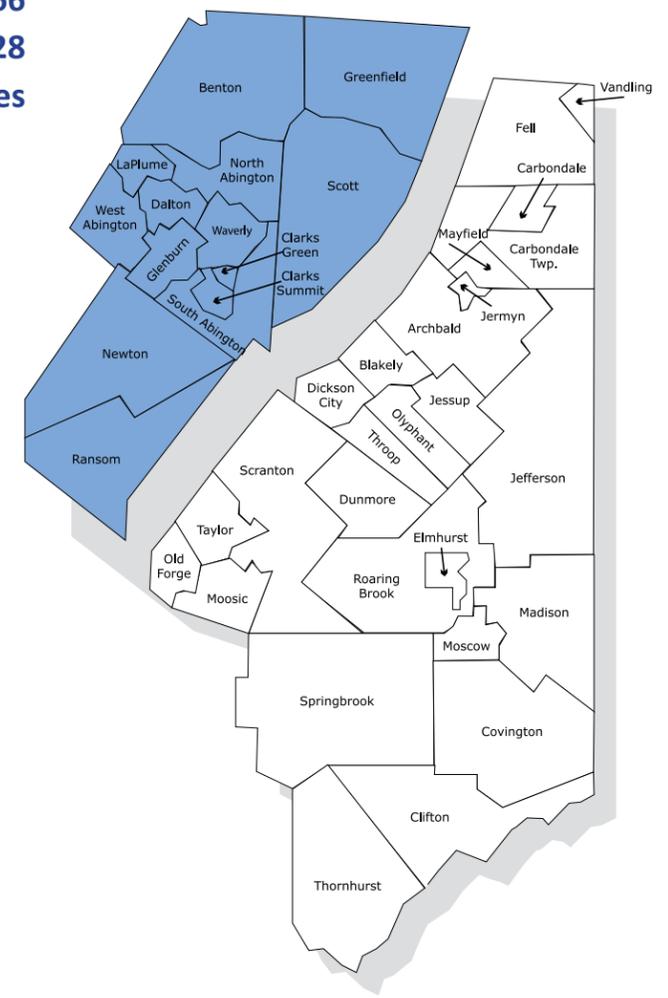


Acres Affected by Planning Region



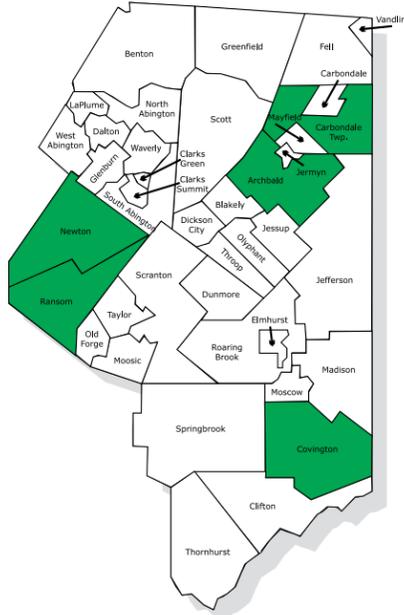
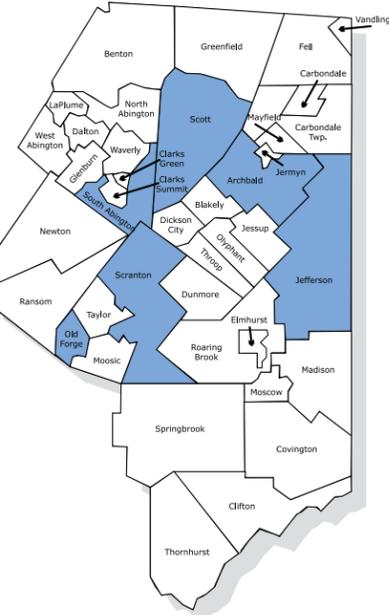
Total Reviews 27
Lots Subdivided/Developed 66
Acres Subdivided/Developed 1,328
New Roads 0.2 miles

	Subs	Lots	Acres
Benton	3	9	206
Clarks Green	0	0	0
Clarks Summit	2	3	4
Dalton	1	4	6
Glenburn	2	2	7
Greenfield	0	0	0
LaPlume	0	0	0
Newton	2	12	247
North Abington	2	7	13
Ransom	2	3	728
Scott	10	18	95
South Abington	3	6	25
Waverly	1	2	1
West Abington	0	0	0
Totals	27	66	1,328



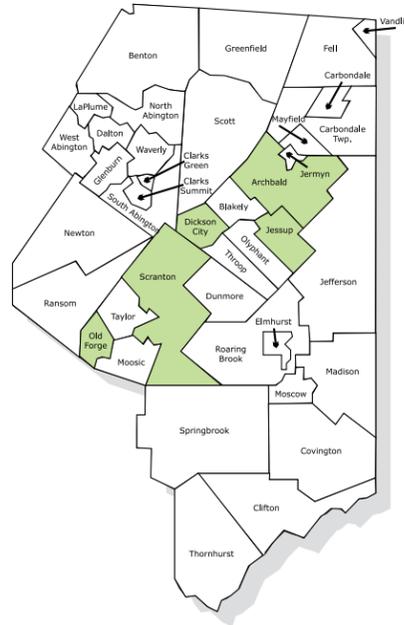
Most Lots/Units Subdivided/Developed

- Archbald Boro: 77
- Scranton City: 38
- Old Forge Boro: 35
- Dickson City Boro: 33
- Jessup Boro: 31



Most Submissions

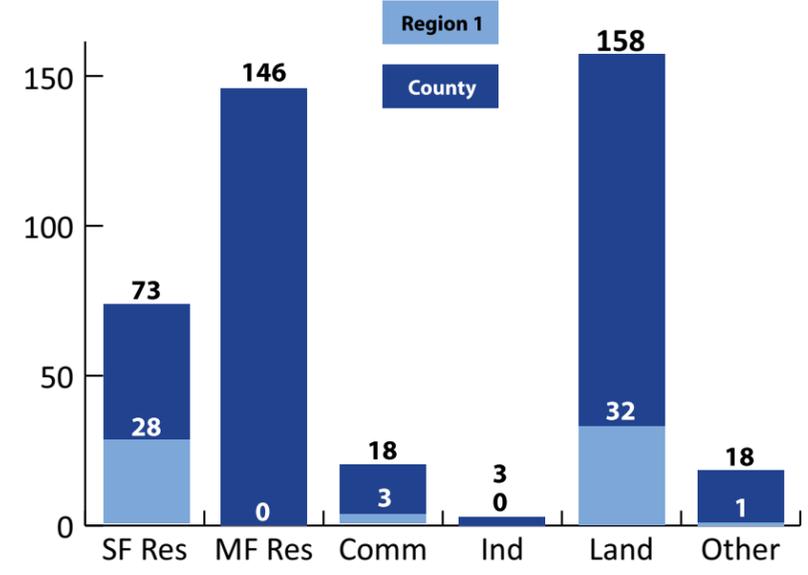
- Scranton City: 16
- Old Forge Boro: 11
- Scott Twp: 10
- Archbald Boro: 8
- Jefferson Twp: 7
- Dickson City Boro: 7



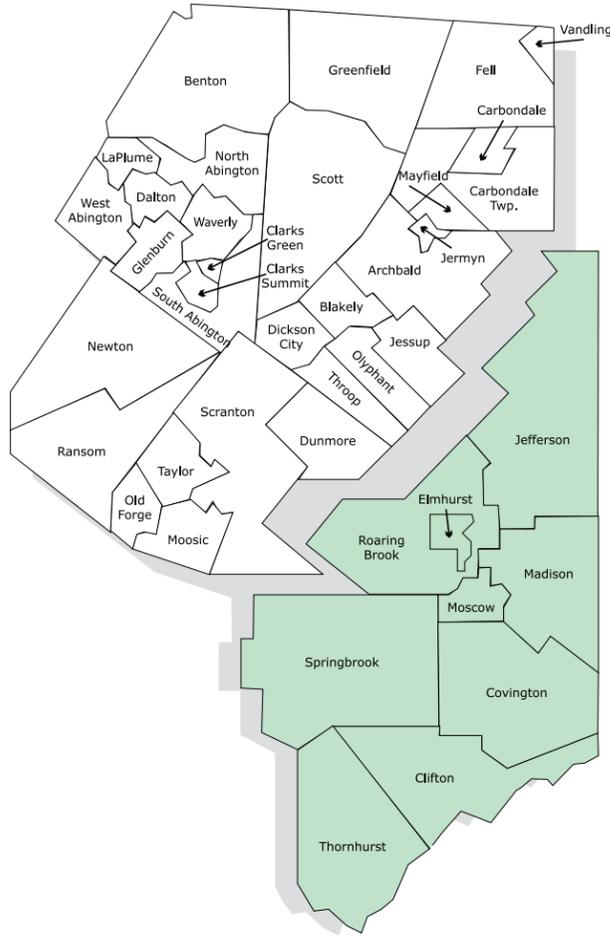
Most Acres Subdivided/Developed

- Ransom Twp: 725
- Archbald Boro: 600
- Covington Twp: 291
- Carbondale Twp: 256
- Newton Twp: 247

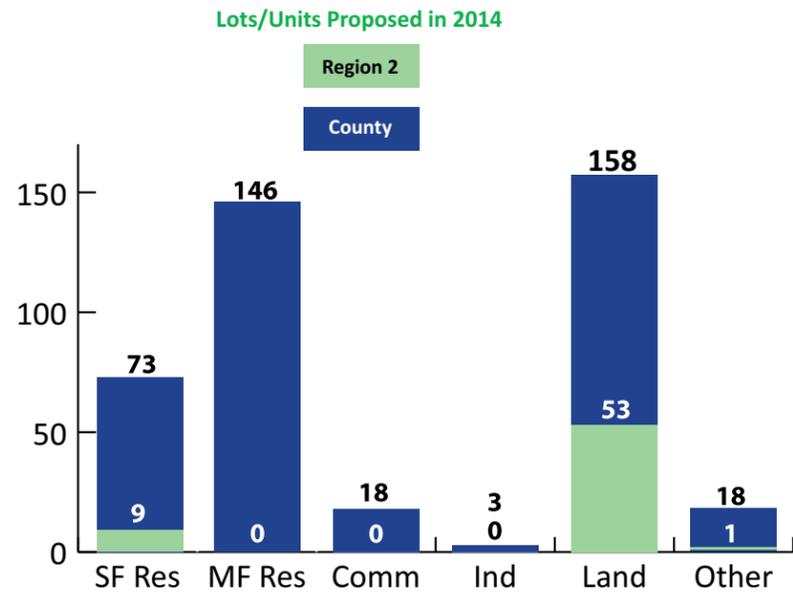
Lots/Units Proposed in 2014



Total Reviews 28
 Lots Subdivided/Developed 63
 Acres Subdivided/Developed 683
 New Roads 0 miles

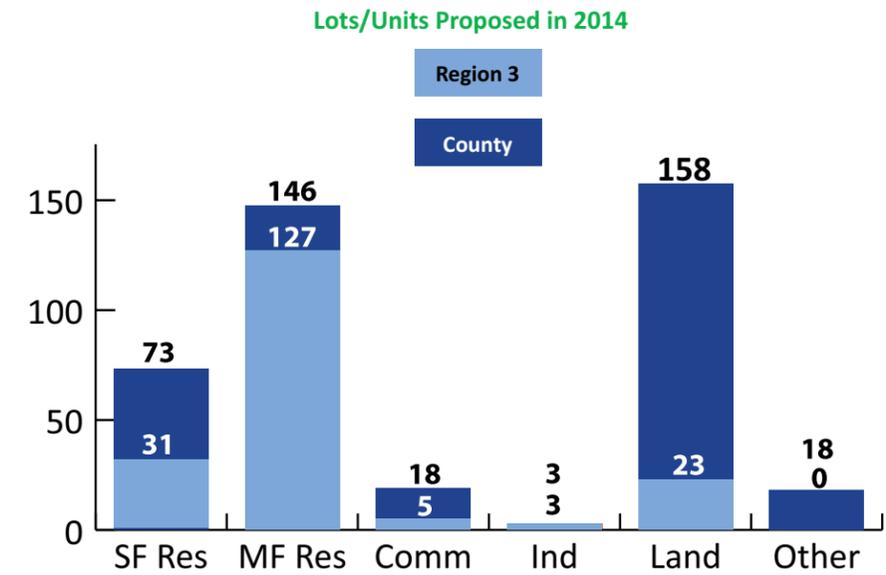
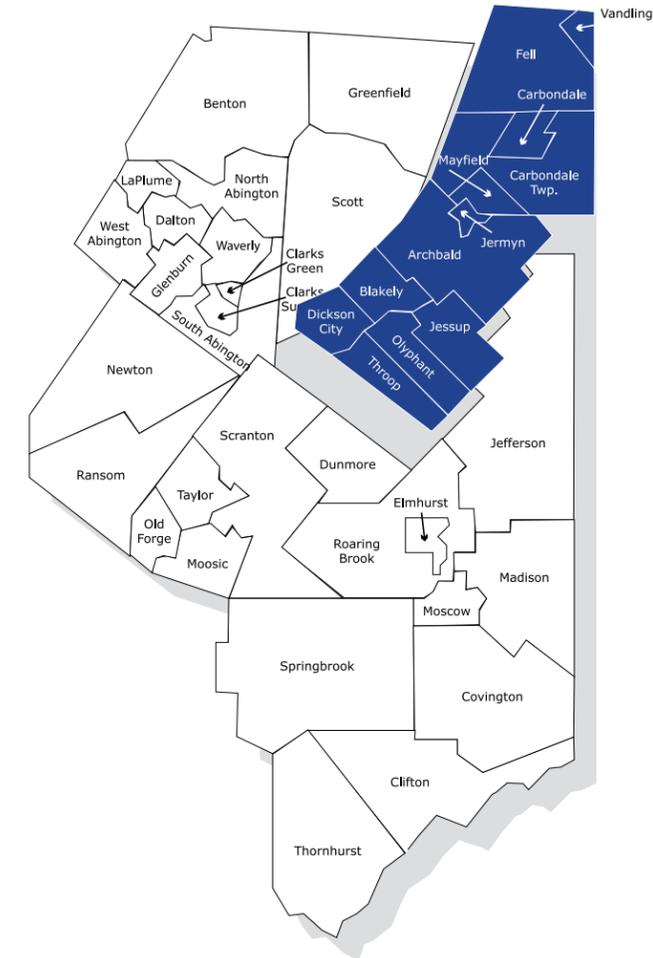


	Subs	Lots	Acres
Clifton	2	5	29
Covington	6	14	291
Elmhurst	0	0	0
Jefferson	7	14	84
Madison	6	15	96
Moscow	0	0	0
Roaring Brook	2	5	10
Spring Brook	5	10	173
Thornhurst	0	0	0
Totals	28	63	683

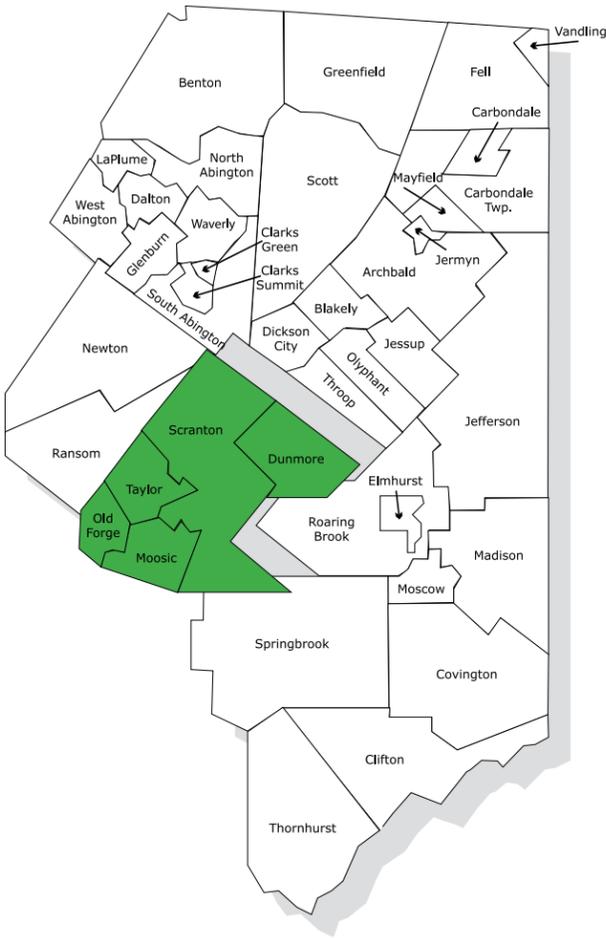


Total Reviews 32
 Lots Subdivided/Developed 193
 Acres Subdivided/Developed 1,009
 New Roads 0.5 miles

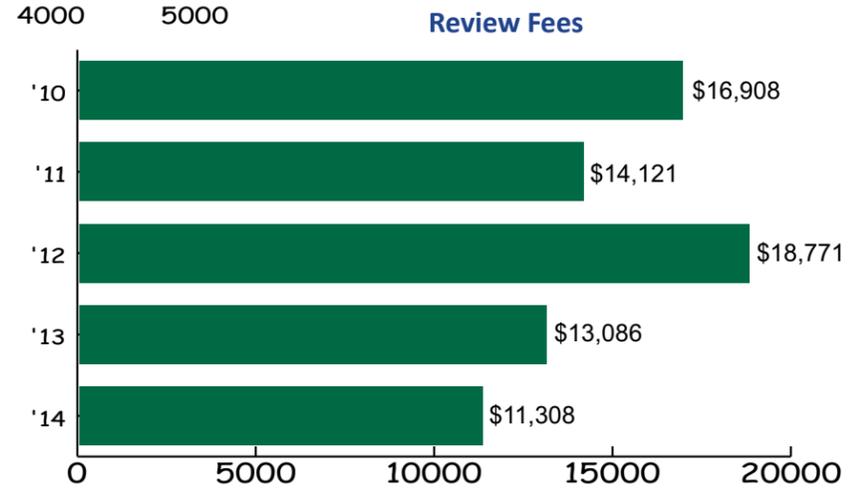
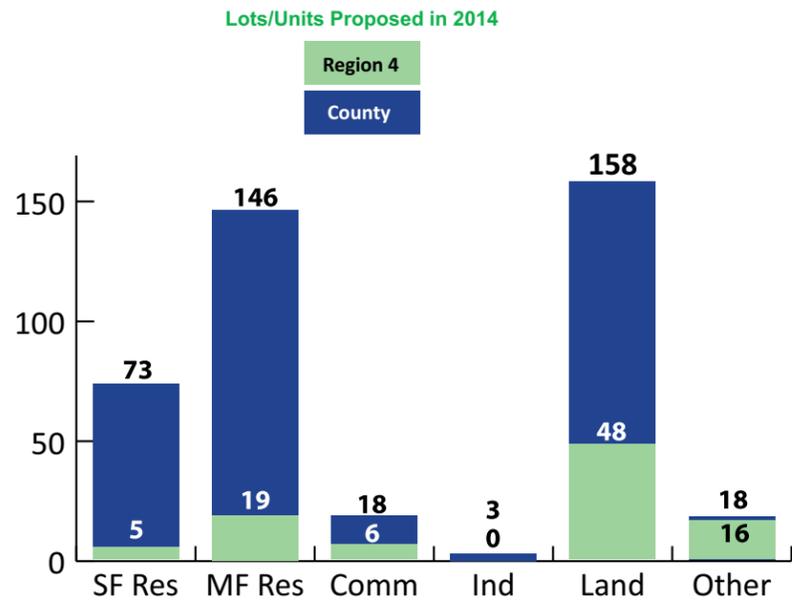
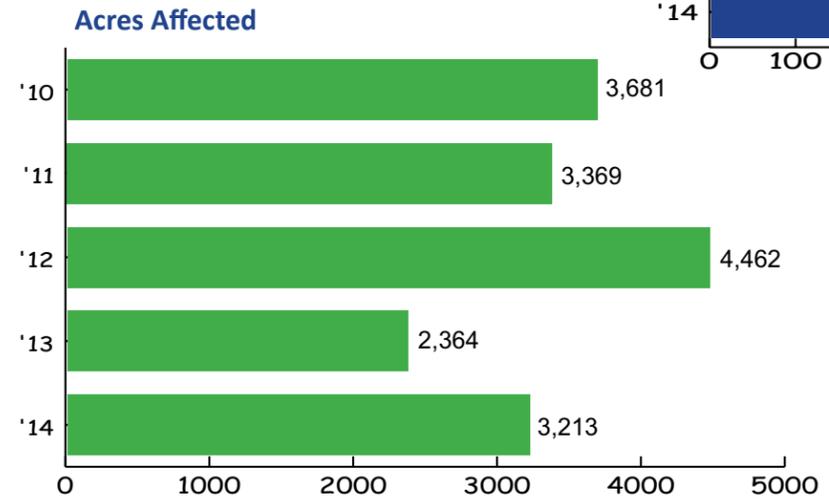
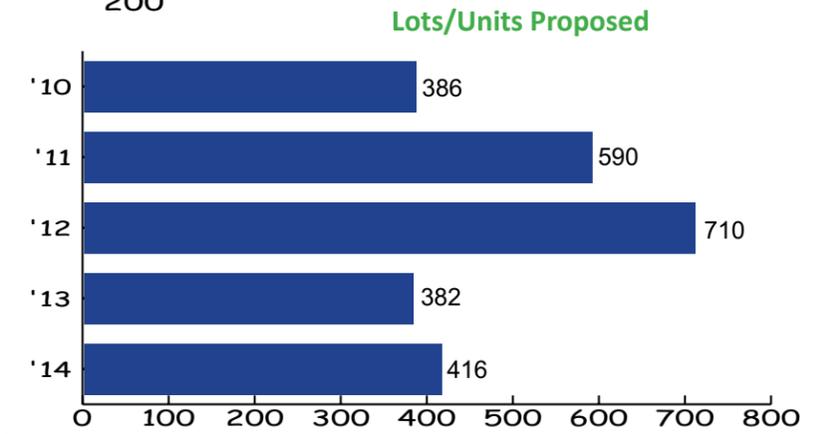
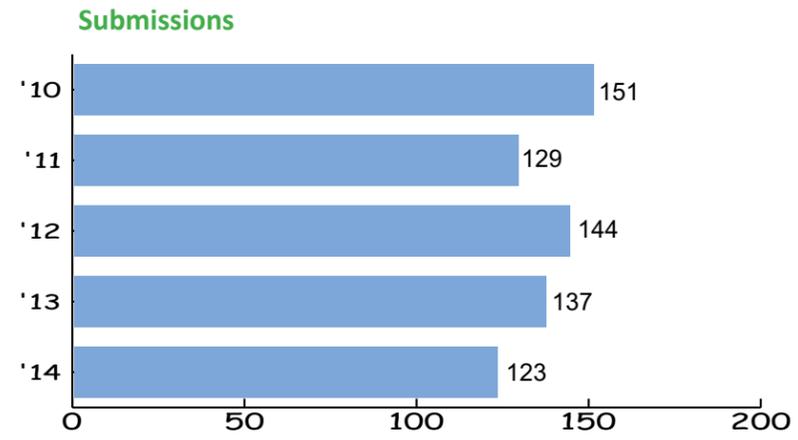
	Subs	Lots	Acres
Archbald	8	77	600
Blakely	4	9	9
Carbondale City	1	8	2
Carbondale Twp	5	22	256
Dickson City	7	33	124
Fell	3	6	15
Jermyn	0	0	0
Jessup	1	31	1
Mayfield	1	3	2
Olyphant	1	2	<1
Throop	1	2	<1
Vandling	0	0	0
Totals	32	193	1009



Total Reviews **36**
Lots Subdivided/Developed **94**
Acres Subdivided/Developed **194**
New Roads **0 miles**



	Subs	Lots	Acres
Dunmore	3	10	19
Moosic	3	5	2
Old Forge	11	35	6
Scranton	16	38	24
Taylor	3	6	143
Totals	36	151	134

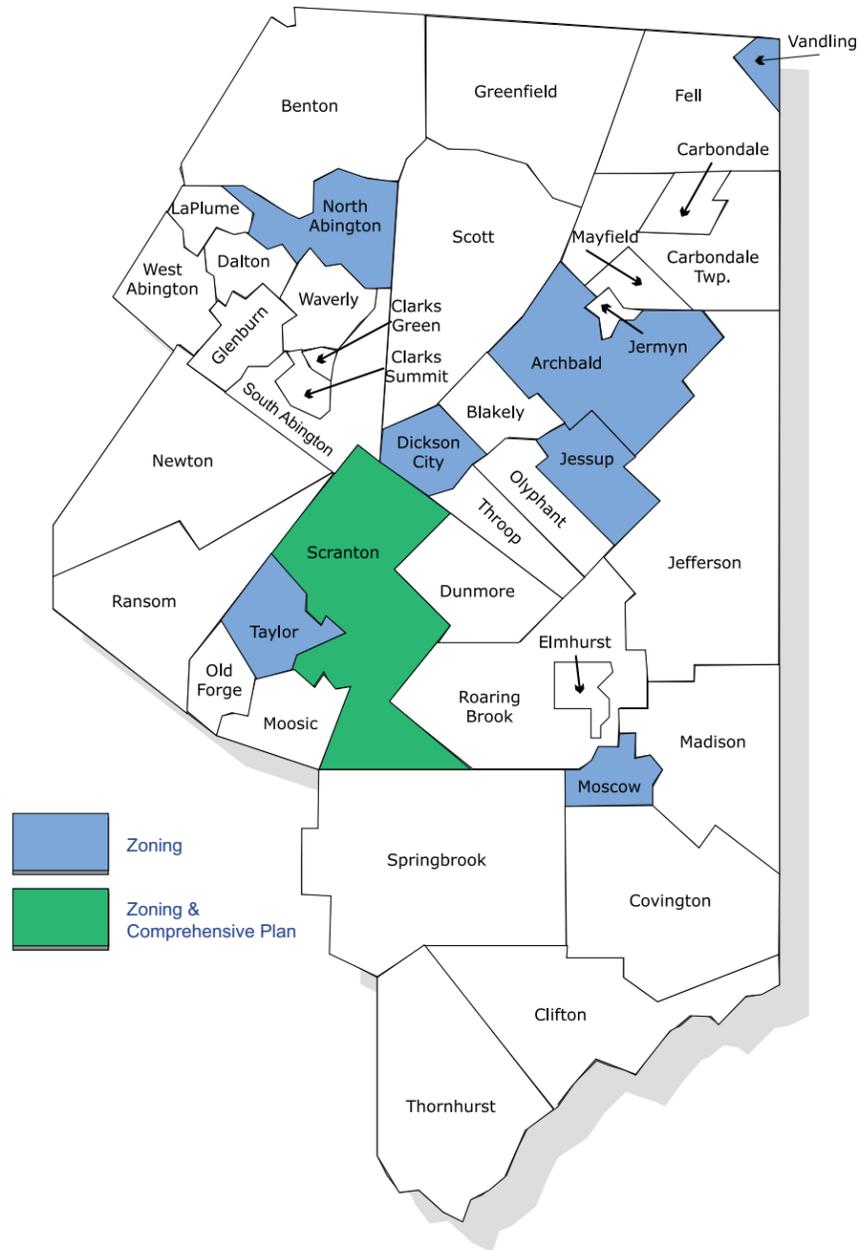


ZONING ORDINANCES

- Dickson City:** amendment (Jan)
- Taylor:** amendments (Jan/Jul/Aug)
- Moscow:** amendment (Feb)
- Jessup:** amendment (Feb)
- Vandling:** amendment (Mar)
- Scranton:** amendments (May/Dec)
- North Abington:** amendment (Jul)
- Archbald:** amendment (Nov)

COMPREHENSIVE PLAN

- Scranton:** SAPA Plan (Oct)



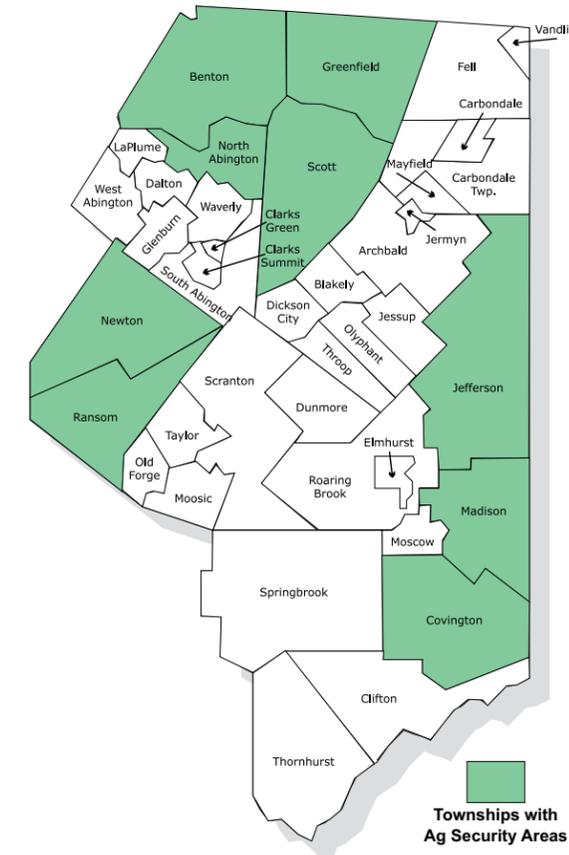
The Municipalities Planning Code (Act 247) mandates that municipalities submit any proposed comprehensive plan or land-use ordinance, including any amendments, to the county planning agency prior to the municipality holding a public hearing thereon.

The county planning agency has 45 days to review and comment on initial ordinances or comprehensive replacements, 30 days to review and comment on amendments.

Within 30 days of enactment of any comprehensive

plan or land-use ordinance, including amendments, the municipality must forward a certified copy of said plan, ordinance, or amendment to the county planning agency for public record.

The MPC also mandates that county planning agencies offer mediation options to any municipality that believes its citizens will experience harm as a result of an ordinance or development plan in a contiguous municipality, if the contiguous municipality agrees.



FARMLAND PRESERVATION

The LCRPC continued to support the Farmland Preservation Program in 2014 with printing and legal ad costs. Regional Planning Manager, Mary Liz Donato, continues to serve as Chairman of the five-member Farmland Preservation Board.

Acres in Ag Security	
Benton	5,949
Covington	1,730
Greenfield	2,198
Jefferson	1,164
Madison	3,500
Newton	3,926
North Abington	1,502
Ransom	2,191
Scott	2,575
Total Acres	24,735

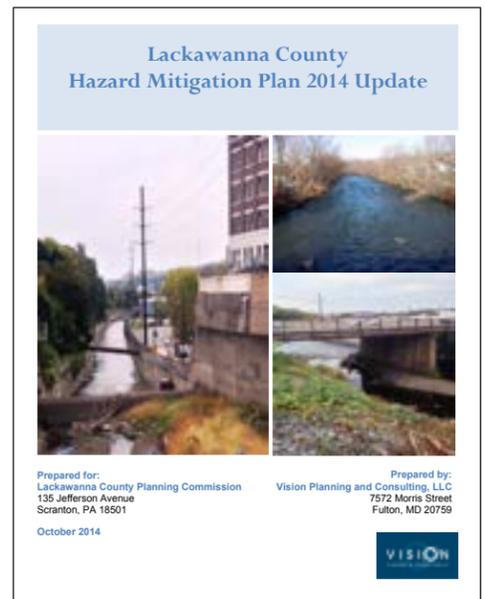
No. of Farms with Ag Easements: **58**
 Total Acres Protected by Easements: **4,749**
 Average Size of Protected Farm: **82 acres**
 Average Cost/Acre for Easement Purchase: **\$1,808**
 Total Purchase Price for Ag Easements in Lackawanna County as of December 2014: **\$8,588,526**

HAZARD MITIGATION PLAN

All local jurisdictions across the Commonwealth are mandated by FEMA and PEMA to develop and implement Hazard Mitigation Plans in order to be eligible for funding and assistance from state and Federal hazard mitigation programs. The Bi-County Hazard Mitigation Plan was adopted by the county commissioners in December 2009 and, subsequently, by all Lackawanna County municipalities.

In 2013, the county was awarded a grant from FEMA/PEMA for \$53,000 to undertake a five-year update of the plan, as required by the hazard mitigation program. A contract was awarded by the commissioners in December 2013, to Vision Planning and Consulting of Fulton, MD, for professional services to develop the update.

During 2014, the consultant and LCRPC staff worked with a steering committee and the local municipalities to review, revise, and update the 2009 plan. A draft plan was completed in October and sent to the local municipalities and PEMA for a final review. At the conclusion of 2014, the plan was under review by FEMA and anticipated to be adopted by the county commissioners in February 2015.



HIGHWAYS



Unified Planning Work Program

The LCRPC has an on-going contract with the Pennsylvania Department of Transportation to conduct a planning program for highway, bridge and transit related projects in Lackawanna County. There are a number of different emphasis areas that the Department of Transportation requires to be studied each year, including short and long term highway and transit system planning, transportation network monitoring, transportation systems management and coordination of land use and transportation planning. In state fiscal year 2013/2014 the LCRPC received funding in the amount of \$238,077 from the Federal Highway Administration, \$39,135 from the Pennsylvania Department of Transportation and \$74,999 from the Federal Transit Administration to complete these tasks.

Tasks undertaken or completed under the UPWP include:

Transportation Improvement Program

Pennsylvania Transportation Planning is outlined in a Twelve Year Transportation Improvement Program (TIP) which is reviewed and updated every two years. The list is prepared by the Metropolitan Planning Organizations (MPO) and Rural Planning Organizations (RPO) in the state and combined into a statewide funding document. Lackawanna County, along with Luzerne County, forms the Lackawanna/Luzerne Transportation Study (LLTS) MPO. The TIP first four years was updated in 2014 and numerous bridge rehabilitation/reconstruction projects, signal system upgrades and roadway improvements were prioritized.



Long Range Transportation Plan Update

The LRP by Federal legislation must be updated every five years in counties considered in the maintenance category for air quality. The Lackawanna-Luzerne Long Range Plan was completed in May of 2011 and needs to be adopted by the beginning of 2016. The LCRPC and Luzerne County Planning Commission worked with PENNDOT'S budget office to hire McCormick Taylor to undertake the update of the plan. They were the principles in the team developed to complete the Lackawanna-Luzerne Regional Plan which included sections on land use, hazard mitigation as well as the transportation plan.

Congestion Management Plan

This plan has not been updated since 1997. Most of the corridors/intersections that were studied as part of this plan have had improvements completed over the past few years and been studied post-improvement and found to have congestion decreased. The new study will update parameters for study along with choosing new locations that experience congestion to determine actions to be taken to improve traffic flow.

GEOGRAPHIC INFORMATION SYSTEMS

The planning commission maintains and updates GIS data for the county. In addition to parcel data, layer information include the following:

- State Senatorial and House District boundaries
- US Congressional District boundaries
- Voting Wards and District boundaries
- School District boundaries
- Municipal boundaries
- ZIP Code boundaries
- Hydrology (water bodies and water courses)
- Soils
- Building footprints
- Land-Use Classifications
- Street data (names and centerlines)
- County Road System (**update in progress**)
- County Bridges (**layer development in progress**)
- Recreational Facilities (**layer development in progress**)
- 100-year Flood plain areas
- Topography - 2-ft. and 10-ft. intervals
- Agricultural Easements
- Fire Hydrants (**layer development in progress, in conjunction with Pa American Water Co**)
- Zoning (22 municipalities) (other 18 municipalities in progress)
- Aerial photography (2002, 2005, 2008 flyovers; 2010-14 Bing Maps)



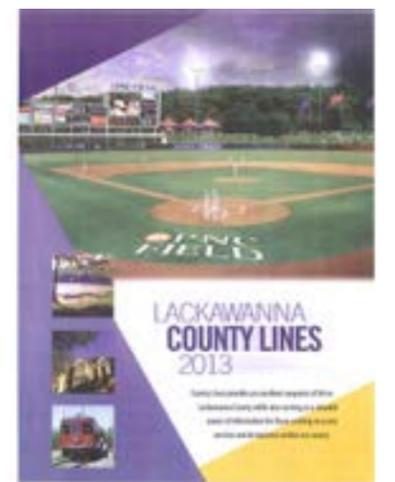
GIS Coordinator, Steve Solon, develops and processes several requests for GIS data on a daily basis. In addition, he frequently prepares maps for the DA's office that are used for DUI checkpoints, other law enforcement efforts, and criminal prosecution. He also works with local fire departments to create grid maps for search and rescue operations.

2014 revenues generated from GIS data requests totaled \$987.

COUNTY LINES

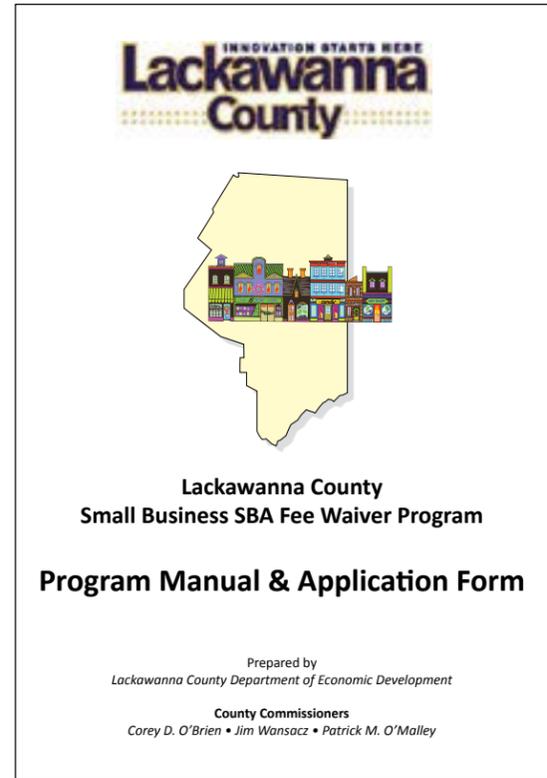
There was no 2014 edition of County Lines published. The next edition will be in 2015. The document provides information and statistics on the county, its 40 municipalities and 12 school districts.

County Lines is available for viewing on the county's website.



SBA FEE WAIVER PROGRAM

The County Commissioners established the Lackawanna County SBA Fee Waiver Program in 2013 to promote economic development, spur local economic growth, and encourage the private sector to create family-sustaining jobs in Lackawanna County. The County has allocated \$400,000 each in 2013 and 2014 for a Small Business Administration (“SBA”) fee waiver program to qualified businesses working with a qualified lender. A qualified business eligible for the County’s SBA Loan Fee Waiver Program is a business that meets the SBA 504 or 7(a) Loan Program requirements and all other SBA and lending institution requirements; deploys 100% of the SBA loan proceedings in Lackawanna County; and creates jobs or retains jobs in Lackawanna County. A qualified lender is a federal or state-chartered financial institution regulated by the Federal Deposit Insurance Corporation (FDIC) and a federal or state bank regulatory agency. To date, the commissioners awarded \$258,363.55 in SBA fee waiver requests to 28 applicants. Funding is provided through the county’s economic development budget. The program is ongoing and will continue in 2015, with an additional \$400,000.



SBA Fee Waiver Program Allocation \$1,200,000.00

App#	Applicant	O/B/O	Municipality	Jobs Created	Jobs Retained	Loan Amount	SBA Fee Waiver Requested	Fee Paid
2013-01	Fidelity Deposit & Discount Bank	Freckles & Frills Inc.	Scranton	7	12	\$950,532	\$12,053.94	\$12,053.94
2013-02	Peoples Neighborhood Bank	Keystone Veal LLC	Dunmore	3	14	\$1,000,000	\$26,250.00	\$26,250.00
2013-03	Fidelity Deposit & Discount Bank	Elmy Detailing in Motion	Dunmore	0	1	\$13,600	\$102.00	\$102.00
2013-04	Fidelity Deposit & Discount Bank	Urban Electrical Contractors	Dunmore	0	20	\$250,000	\$5,625.00	\$5,625.00
2013-05	First National Community Bank	Twisted Turtle LLC	Olyphant	10	0	\$175,000	\$3,937.50	\$3,937.50
2013-06	Fidelity Deposit & Discount Bank	DePietro's Pharmacy	Dunmore	0	4	\$90,000	\$1,530.00	\$1,530.00
2013-08	Fidelity Deposit & Discount Bank	LAG Enterprised dba Freedom Bar & Grill	Olyphant	3	0	\$162,000	\$3,645.00	\$3,645.00
2013-09	Fidelity Deposit & Discount Bank	Studio LA LLC	Scranton	2	0	\$125,000	\$2,125.00	\$2,125.00
2013-10	Peoples Neighborhood Bank	NJS Systems & Controls	Mayfield	0	5	\$635,000	\$14,287.50	\$14,287.50
2013-11	Customers Bank	Dave's Kakes Inc.	Old Forge	0	1	\$165,000	\$3,712.50	\$3,712.50
2013-12	Community Bank	PA Hutchinson	Mayfield	22	108	\$5,000,000	\$138,250.00	\$65,000.00
2013-13	Peoples Security Bank & Trust	JKF Technologies, LLC	Carbondale City	1	3	\$182,000	\$4,095.00	\$4,095.00
2014-01	First National Community Bank	Petty Enterprises Inc.	Old Forge	15	40	\$1,333,000	\$41,996.80	\$22,522.96
2014-02	Fidelity Deposit & Discount Bank	MFLB LLC & Joey Left Field LLC	Scranton	3	14	\$630,000	\$20,625.00	\$14,175.00
2014-03	Northeastern Econ Dev Co.	Cusumano's Restaurant Inc.	Old Forge	0	12	\$416,585	\$4,502.52	\$4,502.52
2014-04	First National Community Bank	One Last Time Inc.	Dunmore	4	2	\$165,000	\$2,934.50	\$2,934.50
2014-05	PNC Bank	All Phase Insulation	Scranton	2	6	\$400,000	\$8,625.00	\$8,625.00
2014-06	Fidelity Deposit & Discount Bank	ID Group Inc.	Scranton	2	4	\$180,000	\$4,050.00	\$4,050.00
2014-07	Fidelity Deposit & Discount Bank	Jak's Pub & Eatery LLC	Jessup	0	5	\$225,000	\$5,062.50	\$5,062.50
2014-08	Fidelity Deposit & Discount Bank	Co-Owners Realty LLC dba Bud's	Archbald	3	5	\$180,000	\$4,050.00	\$4,050.00
2014-09	PNC Bank	All Phase Insulation	Scranton	3	11	\$250,000	\$3,000.00	\$3,000.00
2014-10	Fidelity Deposit & Discount Bank	B&AB LLC dba Original Coney Island	Scranton	3	15	\$347,000	\$7,507.50	\$7,507.50
2014-11	Fidelity Deposit & Discount Bank	Harvest Catering & Events Inc	Dunmore	13	0	\$275,000	\$6,187.50	\$6,187.50
2014-12	Fidelity Deposit & Discount Bank	Horizon Dental at Steamtown	Scranton	37	0	\$1,376,000	\$18,034.25	\$18,034.25
2014-13	Peoples Security Bank & Trust	JJ Cunningham LLC	Clarks Summit	0	3	\$100,000	\$750.00	\$750.00
2014-14	Peoples Security Bank & Trust	Pettinato Enterprises LLC	Mayfield	1	1	\$250,000	\$5,625.00	\$5,625.00
2015-01	Peoples Security Bank & Trust	Brick's Tavern LLC	Covington Twp	2	3	\$169,000	\$2,535.00	\$2,535.00
2015-02	Northeastern Econ Dev Co.	NV Petroleum LLC	S. Abington Twp	0	6	\$821,950	\$6,438.38	\$6,438.38
Total Jobs Created & Retained				136	295			
Total Amount of Loans Leveraged by Waiver Program						\$15,866,667	Allocation Remaining	\$941,636.45

Total Funds Encumbered: \$258,363.55
 2013 Funds Remaining: \$141,636.45
 2014 Funds Remaining: \$400,000.00
 2015 Funds Remaining: \$400,000.00

COMMUNITY RE-INVEST PROGRAM

The County Commissioners established the Lackawanna County Community Re-invest Program in 2013 to assist local agencies in the revitalization of neighborhoods since they are the foundation for families and community values. Applicants are eligible for county grants for recreation and other community projects. The county monies may be used as a local match for state or federal grant applications. All Lackawanna County municipalities, municipal authorities, and tax-exempt, charitable and educational organizations are eligible to receive funds under this program. Community Re-invest funds may be used to assist local agencies to: acquire and preserve open space resources; acquire and construct greenways and trails; acquire, develop, or rehabilitate outdoor recreational facilities; improve or revitalize community services and/or quality of life; and, improve infrastructure. As of December 2014, the commissioners awarded \$904,667 in CRP grants to 57 applicants. Funding is provided through the county’s economic development budget. The program is ongoing and will continue in 2015, with an additional \$500,000.

Location	Applicant	Project	Project Type	Total Project Cost	CRP Grant Awarded
Archbald	Ambrose Revels Am. Legion #328	Property improvements	Community Services	\$55,000	\$15,000.00
Archbald	Archbald Borough	Ed Staback Park improvements	Outdoor Recreation	\$45,168	\$30,000.00
Benton	Benton Athletic Association	Outfield drainage, pavilion, stand repairs	Outdoor Recreation	\$15,200	\$10,000.00
Carbondale	Carbondale YMCA	Recreation improvements project	Community Services	\$34,245	\$30,000.00
Clarks Summit	Clarks Summit Borough	Pocket Park	Outdoor Recreation	\$371,715	\$20,000.00
Clarks Summit	Abington Senior Comm. Center	Renovations	Community Services	\$9,800	\$8,300.00
Clarks Summit	Abington Senior Comm. Center	Completion of renovation project	Community Services	\$3,215	\$3,215.00
Clarks Summit	The Gathering Place	Renovate firehouse into comm ctr	Quality of Life	\$346,023	\$30,000.00
Clifton	Clifton Township	Construct recycling area/drainage	Infrastructure	\$87,905	\$10,000.00
Covington	Covington Township	Moffat Pavilion Enclosure	Community Services	\$388,543	\$10,000.00
Dalton	Countryside Conservancy	Boardwalk to link trail to Dalton	Outdoor Recreation	\$25,000	\$16,000.00
Dickson City	Dickson City Light Committee	Purchase new Xmas lights for Main St	Quality of Life	\$60,000	\$10,000.00
Dunmore	McHale Park	Park improvements	Outdoor Recreation	\$375,000	\$35,000.00
Dunmore	Dunmore Missy Lge - Sherwood Pk	Indoor practice bldg & hndcp walkway	Outdoor Recreation	\$42,500	\$20,000.00
Dunmore	Dunmore Missy Lge - Sherwood Pk	ADA restrooms/walkways	Outdoor Recreation	\$44,500	\$20,000.00
Dunmore	St. Anthony's Memorial Park	Upgrade/handicap restrooms	Outdoor Recreation	\$35,000	\$15,000.00
Greenfield	Greenfield Baseball Association	Basketball court construction	Outdoor Recreation	\$10,400	\$9,400.00
Greenfield	Greenfield Baseball Association	Park improvements	Outdoor Recreation	\$10,000	\$10,000.00
Jermyn	Jermyn Borough	Recreation improvements	Outdoor Recreation	\$10,487	\$9,987.00
Jermyn	Jermyn Youth Sports	Callahan Park improvements	Outdoor Recreation	\$38,152	\$15,000.00
Jessup	Michael Steiner Am. Legion #411	Rehabilitation (bathrooms)	Community Services	\$15,397	\$2,735.00
Jessup	Jessup Borough	Station Park pavilion	Outdoor Recreation	\$19,388	\$15,388.00
Madison	Madison Township	Recycling containers	Community Services	\$1,943	\$1,943.00
Mayfield	Mayfield Lions Club	Meeting room addition	Community Services	\$21,000	\$10,000.00
Mayfield	Mayfield Athletic Club	Construction of T-ball field	Outdoor Recreation	\$11,000	\$10,000.00
Moosic	Moosic Borough	ADA compliance at 3 boro parks	Outdoor Recreation	\$30,000	\$30,000.00
Moosic	Moosic Borough	Red Wing Park-hdcp playground	Outdoor Recreation	\$50,000	\$25,000.00
Moscow	Moscow Borough	New Street Playground equipment	Outdoor Recreation	\$9,941	\$9,941.00
Moscow	Moscow Borough	Golden Park improvements	Outdoor Recreation	\$30,453	\$15,000.00
Moscow	North Pocono Public Library	Community garden/outdoor educational space	Quality of Life	\$16,000	\$8,000.00
Newton	Marley's Mission	Hay Storage Building	Quality of Life	\$30,000	\$15,000.00
Old Forge	Old Forge Little League	Construction/Renovation	Outdoor Recreation	\$50,000	\$30,000.00
Old Forge	Old Forge Athletic Association	Storage Facility - Villa Dr.	Outdoor Recreation	\$29,525	\$25,000.00
Old Forge	Triboro Soccer	Field lighting	Outdoor Recreation	\$110,000	\$30,000.00
Olyphant	Olyphant Borough	Condella Park fieldhouse/pavilion	Outdoor Recreation	\$240,000	\$30,000.00
Olyphant	Olyphant Little League/Lions	Phase II of pavilion project	Outdoor Recreation	\$10,000	\$30,000.00
Scott	Scott Township	Pavilion at twp park	Outdoor Recreation	\$45,705	\$22,853.00
Scott	Scott Baseball Association	Field restoration, fencing, shed, htr	Outdoor Recreation	\$20,000	\$17,000.00
Scranton	West Side Falcons	Renovation of football/baseball fields	Outdoor Recreation	\$284,000	\$15,000.00
Scranton	Victor Alfrieri Society	First Floor Renovation	Community Services	\$118,910	\$10,000.00
Scranton	Connell Park Little League	Clubhouse roof & refurbish park	Outdoor Recreation	\$15,000	\$7,500.00
Scranton	Minooka Babe Ruth	First base dugout & fencing	Outdoor Recreation	\$10,500	\$7,500.00
Scranton	Marvine Dutch Gap Little League	Repairs to field, dugouts & steps	Outdoor Recreation	\$6,300	\$3,800.00
Scranton	Lackawanna Historical Society	New furnace	Quality of Life	\$3,200	\$3,200.00
Scranton	North Scranton Little League	Playground & ballfield improvements	Outdoor Recreation	\$42,000	\$20,000.00
Scranton	Weston Park Senior League	Ballfield improvements	Outdoor Recreation	\$15,100	\$12,600.00
Scranton	City of Scranton	Fellows Park playground	Outdoor Recreation	\$15,000	\$10,000.00
Scranton	Lackawanna Valley Trout Unlimited	River beautification/park develop.	Outdoor Recreation	\$24,000	\$12,000.00
Scranton	Lackawanna Heritage Valley Auth.	Nature-based play area	Outdoor Recreation	\$255,207	\$20,000.00
Scranton	North Scranton Vikings	Bleachers	Outdoor Recreation	\$19,575	\$9,200.00
Scranton	North Scranton Neighborhood Assoc	Gerrity Park Improvements	Outdoor Recreation	\$50,000	\$15,000.00
Scranton/OF	Bread Basket of NEPA	4 freezers/emerg. site materials	Community Services	\$11,200	\$8,200.00
South Abington	South Abington Township	Park improvements/ADA walkway	Outdoor Recreation	\$153,000	\$15,000.00
South Abington	Abington Area Joint Rec Board	Community Park improvements	Outdoor Recreation	\$250,000	\$30,000.00
Spring Brook	Spring Brook Township	Community playground at fire co	Outdoor Recreation	\$81,500	\$20,000.00
Taylor	Taylor Little League	Lighting	Outdoor Recreation	\$52,000	\$30,000.00
Waverly	Waverly Township	Disc golf course signs	Outdoor Recreation	\$1,281	\$905.00
Total Costs & Funds Leveraged				\$4,145,978	\$904,667.00

2013 CRP funds remaining: \$0
 2014 CRP funds remaining: \$95,333
 2015 CRP funds remaining: \$500,000
 Total funds still available: \$595,333

The planning staff issued the following letters of support during 2014:

- Moscow Borough/North Pocono Trail Association, PEC Pocos Forest & Water Conservation Landscape Assistance mini-grant for mapping and surveying of a proposed trail from the Moscow Sewer Authority to Yedinak Lane in Roaring Brook Township.
- PA Environmental Council, USDA Community Illegal Dumpsite Cleanup Program grant for clean-up of illegal dumpsites and recycling educational programs in rural communities of NEPA.
- Carbondale Technology Transfer Center, USDA RBEG funding to establish a Youth Entrepreneurship Program and additions to the equipment and services in the Kitchen Incubator.
- Lackawanna County o/b/o University of Scranton, RACP grant for purchasing specialized medical equipment for its Center for Rehabilitation Education.
- Moscow Senior Housing Project, financing for the development of proposed senior housing project in Moscow Borough.
- Clifton Township, DCED C2P2 grant for the development of a master site plan for 41.6 acres of township-owned land behind the municipal building.
- Blakely Borough, DCED C2P2 grant for improvements to the Blakely Borough Recreational Complex.
- Lackawanna Heritage Valley Authority, DCNR Rails to Trails grant for acquisition of land in Dickson City and improvements to the Lackawanna River Heritage Trail in Scranton.
- Archbald Borough, DCED C2P2 grant for tennis and basketball court improvements at Ed Staback Regional Park.
- City of Scranton, DCED C2P2 grant for improvements to the Capouse Avenue Park.
- Jefferson Township, DCED Commonwealth Financing Authority for the development of walking and hiking trails in the township park.
- Lace Building Associates, PA Abandoned Mine Drainage & Treatment program for the installation of a small treatment plant to clean acid mine water in Scranton.
- Keystone College, PennDOT Multimodel Transportation grant for a pedestrian improvement project on the campus in LaPlume.
- Covington Township, PennDOT Multimodel Transportation grant for a stormwater management improvement project on Bochicchio Boulevard.
- Lackawanna Heritage Valley Authority, PennDOT Multimodel Transportation grant for construction of a portion of the Lackawanna River Heritage Trail in Scranton.

- Moscow Sewer Authority, Sewage Facilities grant to extend the Church Street sewer line to the western edge of the borough.
- Covington Township, DCED Act 13 Greenways, Trails & Recreation Fund grant for the construction of a softball field at the Moffat Estate.
- Jermyn Borough, DCED Monroe County Local Share grant for paving of Jefferson Avenue.
- Lackawanna Heritage Valley Authority, DCED Act 13 Greenways, Trails & Recreation Fund grant for construction of 2.2 miles of trail in Fell Township.
- Keystone College, DCED Act 13 Greenways, Trails & Recreation Fund grant for construction of a green parking lot and a section of recreational trail.
- Archbald Borough, DCED Watershed Restoration & Protection grant for the replacement of a box culvert under First Street in Eynon.
- Covington Township Sewer Authority, Sewage Facilities grant for expansion of the wastewater treatment plant.
- Archbald Borough, DCED Act 13 Greenways, Trails & Recreation Fund grant for tennis and basketball court improvements at Ed Staback Regional Park.
- Oak Commons Community Development Project, Commonwealth Financing Authority grant for the construction of a new public recreational facility as part of a mixed-use project in Taylor Borough.
- Northeast Freight Transfer, Commonwealth Financing Authority for improvements to the Taylor Rail Yards.
- City of Scranton, DCED Monroe County Local Share grant for restoration of Kane Street.
- Jermyn Borough, DCED Monroe County Local Share grant for paving of Old Mill Road.
- West Scranton High School, DCED Act 13 Greenways, Trails & Recreation Fund grant for an outdoor learning facility within the school courtyard.
- Scranton Police Department, DCED Monroe County Local Share grant for the installation of 12 wireless video surveillance cameras in various areas of the city.
- Jefferson Township, DCED Monroe County Local Share grant for the construction of a park access drive at the township park.
- Moscow Sewer Authority, DCED Monroe County Local Share grant to extend the Church Street sewer line to the western edge of the borough.
- Clifton Township, DCED Monroe County Local Share grant for an addition to the municipal building and an emergency generator.

- Madison Township, DCED Monroe County Local Share grant for construction of a youth baseball field.
- Spring Brook Township, DCED Monroe County Local Share grant for an addition and renovations to the municipal garage.
- Spring Brook Township Sewer Authority, DCED Monroe County Local Share grant for an upgrade to the sewage treatment plant.
- Lackawanna County o/b/o Boys & Girls Club, DCED Monroe County Local Share grant for rehabilitation of the existing facility.
- Lackawanna County o/b/o Women's Resource Center, DCED Monroe County Local Share grant for rehabilitation and expansion of the Carriage House.
- Moosic Borough Police Department, DCED Monroe County Local Share grant for purchase of radios, TASER supplies, and rifle plates.
- Lackawanna County o/b/o Geisinger Community Medical Center, DCED Monroe County Local Share grant for a telemetry expansion.
- Archbald Borough, DCED Monroe County Local Share grant for stormwater facilities and reconstruction of the Valley View School Access Road.
- Madison Township, DCED Monroe County Local Share grant for road paving.
- Archbald Borough, PennDOT Multimodel Transportation grant for stormwater facilities and reconstruction of the Valley View School Access Road.
- Lackawanna County o/b/o Advanced Metals Machining, DCED Monroe County Local Share grant for the purchase of specialized equipment.
- Lackawanna County o/b/o Northeast Freight of PA, DCED Monroe County Local Share grant for improvements to the Taylor Rail Yards.
- Lackawanna County o/b/o Ronald McDonald House, DCED Monroe County Local Share grant for an energy retrofit.
- Lackawanna County, DCED Monroe County Local Share grant for a 911 analog IP simulcast.
- Lackawanna County o/b/o Scranton Cultural Center, DCED Monroe County Local Share grant for roof and water damage repairs.
- Lackawanna County o/b/o SLHDA, DCED Monroe County Local Share grant for an expansion project.
- Lackawanna County o/b/o Lackawanna College, DCED Monroe County Local Share grant for rehabilitation of 401 Adams Avenue.

- North Pocono School District, DCED grant for renovations to the outdoor athletic facilities.
- City of Scranton o/b/o Everhart Museum, DCED Monroe County Local Share grant for safety improvements.
- Scranton Fire Department, DCED Monroe County Local Share grant for the purchase of a new ladder truck.
- City of Scranton, PennDOT Green Light - GO grant for an assessment of all traffic signals in the city.

2014 Subdivisions/Land Developments by Municipality

Municipality	Sub/Dev Name	Development Type	Lots/Units	Acreage	New Roads (lf)
Archbald					
	Chestnut Street Subdivision	Commercial/Office	3	8.09	0
	Clover Leaf Development- Phase III	Multi-Family Residential	18	6.87	400
	D & L Realty- PGC	Land Only	2	556	0
	Floyd Celli Subdivision	Land Only	2	0.04	0
	J & E Industries	Industrial	1	2.23	0
	Lackawanna Heritage Valley- Powder Mill	Land Only	1	0.01	0
	Marshall Squire Residences	Multi-Family Residential	16	1.92	0
	North Clover Leaf Development	Multi-Family Residential	34	25.32	2175
Municipality Totals:			77	600.48	2575
Benton					
	Benton Park Subdivision	Land Only	5	193.54	0
	Lands of Johnson	Single-Family Residential	2	3.47	0
	Royal Legacy Farm Lot Imprvmt	Land Only	2	9.46	0
Municipality Totals:			9	206.47	0
Blakely					
	All Saints Orthodox Church	Single-Family Residential	3	2.98	0
	Lands of Antenori	Land Only	2	0.75	0
	Lands of LaMorte	Single-Family Residential	2	1.01	0
	MCR Properties Inc.	Industrial	2	4.15	0
Municipality Totals:			9	8.89	0
Carbondale					
	Pioneer Plaza Condominiums	Multi-Family Residential	8	1.56	0
Municipality Totals:			8	1.56	0
Carbondale Township					
	D&L Realty Section 2	Single-Family Residential	4	46.07	0
	D&L Realty Sections 3 & 4	Single-Family Residential	11	36.48	0
	F&L Realty Lots 2 & 3 - Rev	Single-Family Residential	3	6.26	0
	Lands of D&L Realty/Feola	Single-Family Residential	2	1.5	0
	Lands of Norella	Land Only	2	166.18	0
Municipality Totals:			22	256.49	0
Clarks Summit					
	Highland Commercial Bldg	Commercial/Office	1	0.95	0
	Trinity Lutheran Church / Nolan	Land Only	2	2.67	0
Municipality Totals:			3	3.62	0
Clifton					
	Lands of Jones #2	Land Only	3	4.14	0
	Silvi Lot Combinations	Land Only	2	24.84	0
Municipality Totals:			5	28.98	0
Covington					
	Lands of Godeck	Land Only	2	25.23	0
	Lands of Pierre	Land Only	2	24.7	0
	Nawrocki Lot Improvement	Land Only	2	0.94	0
	PPL Electric Utilities Corporation	Land Only	4	233.64	0
	Simyan-Brenkosh Lot Addition	Land Only	2	1.61	0
	Union Mill Farm Land Transfer	Land Only	2	4.63	0
Municipality Totals:			14	290.75	0
Dalton					

2014 Subdivisions/Land Developments by Municipality

Municipality	Sub/Dev Name	Development Type	Lots/Units	Acreage	New Roads (If)
	Davidson Subdivision	Land Only	4	5.61	0
Municipality Totals:			4	5.61	0
Dickson City					
	300 Bowman Street- revised	Multi-Family Residential	20	0.81	0
	D & L Realty- Gibbons Ford	Land Only	5	99.8	0
	Gibbons Ford	Commercial/Office	1	8	0
	Lands of Visbisky	Single-Family Residential	2	0.18	0
	Quattro Minor Subdivision	Commercial/Office	2	2.4	0
	Siniawa XII- Lot 4	Commercial/Office	2	9.74	0
	Texas Roadhouse	Commercial/Office	1	2.58	0
Municipality Totals:			33	123.51	0
Dunmore					
	Dietz Lot Line Adjustment	Single-Family Residential	2	0.25	0
	Lands of Capalong	Single-Family Residential	2	0.2	0
	Lands of Kamar	Other*	6	18.32	
Municipality Totals:			10	18.77	0
Fell					
	D&L Realty/Bognatz	Single-Family Residential	2	2.1	0
	D&L Realty/Corrigan & Borosky	Land Only	2	6.29	0
	Lands of Anderson/Racht	Single-Family Residential	2	6.65	0
Municipality Totals:			6	15.04	0
Glenburn					
	Lands of Fuller-Kresge	Land Only	2	7.2	0
Municipality Totals:			2	7.2	0
Jefferson					
	Cawley Family & Moosic Lakes	Land Only	3	8.38	0
	Daniel Stine Lot Unification	Land Only	2	3.32	0
	George Spangenberg Estate	Single-Family Residential	2	29	0
	Jason Wilmarth Lot Consolidation	Land Only	2	2.77	0
	Lands of Dombrowski	Land Only	2	5.66	0
	Lands of Ward	Land Only	1	2.11	0
	Larry Black Subdivision	Single-Family Residential	2	33.1	0
Municipality Totals:			14	84.34	0
Jessup					
	St. Michael's On The Hill	Multi-Family Residential	31	0.68	0
Municipality Totals:			31	0.68	0
Madison					
	Bonds & Baglio Lot Unification	Land Only	2	2.64	0
	Floyd W. Alt Estate	Land Only	4	57.45	0
	Kogan Land Development Plan	Single-Family Residential	3	25.52	0
	Lands of Foy	Land Only	2	3.52	0
	Lands of Thoman	Land Only	2	0.39	0
	Martin Subdivision II	Single-Family Residential	2	6	0
Municipality Totals:			15	95.52	0
Mayfield					
	Costa Lot Additions	Land Only	3	1.63	0
Municipality Totals:			3	1.63	0
Moosic					

2014 Subdivisions/Land Developments by Municipality

Municipality	Sub/Dev Name	Development Type	Lots/Units	Acreage	New Roads (If)
	Grzyboski Warehouse/Apt	Commercial/Office	1	1.47	0
	Samsell Lot Line Adjustment	Land Only	2	0.27	0
	Villas at Greenwood L14 Final	Multi-Family Residential	2	0.6	0
Municipality Totals:			5	2.34	0
Newton					
	Eckel/Pallman Subdivision	Land Only	2	188.53	0
	Stonewood Estates LLC	Single-Family Residential	10	58.9	855
Municipality Totals:			12	247.43	855
North Abington					
	Lands of Larar	Single-Family Residential	5	9.02	0
	Lands of Scranton Estate	Land Only	2	3.7	0
Municipality Totals:			7	12.72	0
Old Forge					
	Addesa Lot Line Adjustments	Land Only	3	0.52	0
	Antonio/Biscontini Lot Line Adj	Land Only	2	0.15	0
	Argonish Lot Line Adjustment	Land Only	2	0.4	0
	Family Dollar & Dunkin Donuts- Final plan	Commercial/Office	2	0.91	0
	Lands of Bochnowich	Land Only	2	0.25	0
	Lands of Jones	Land Only	2	0.18	0
	Lands of Potocki	Land Only	1	0.4	0
	Maple Leaf Village Subdivision	Multi-Family Residential	17	1.93	0
	Merieski Lot Line Adjustment	Land Only	2	0.71	0
	Schimes Lot Combination	Land Only	1	0.52	0
	Snyder Lot Combination	Land Only	1	0.34	0
Municipality Totals:			35	6.31	0
Olyphant					
	Olyphant Borough Pump Station	Land Only	2	0.05	0
Municipality Totals:			2	0.05	0
Ransom					
	Lands of Jomar 2008 LLC	Single-Family Residential	2	100.8	0
	Ransom Recreational Shooting Sports, LL	Other*	1	623.9	0
Municipality Totals:			3	724.7	0
Roaring Brook					
	Elmhurst/Roaring Brook Volunteer Fire C	Other*	1	2.66	0
	Summit Woods- Lot 1 & Lot 21 Parcel C	Land Only	4	7.6	0
Municipality Totals:			5	10.26	0
Scott					
	FSS10 Realty Office/Storage Rev	Commercial/Office	1	12.12	0
	Lands of Archer - Rev	Single-Family Residential	3	5.65	0
	Lands of Chamberlin	Single-Family Residential	2	1.11	0
	Lands of Gretzula & Valtos	Single-Family Residential	2	7.82	0
	Lands of Nichols	Land Only	2	2.15	0
	Lands of Williams	Single-Family Residential	2	46.99	0
	Piwowski Lot Combination	Land Only	1	15.22	0
	Richardson, Johnson & Taft	Land Only	2	3.73	0
	Rusyn Lot Line Adjustment	Land Only	2	0.09	0
	Steins Grove Lot Combination	Land Only	1	0.39	0
Municipality Totals:			18	95.27	0

2014 Subdivisions/Land Developments by Municipality

Municipality	Sub/Dev Name	Development Type	Lots/Units	Acreage	New Roads (lf)
Scranton					
	BMC Real Estate Holdings LLC	Land Only	2	0.69	0
	Commonwealth of Pennsylvania	Land Only	3	3.3	0
	Green Ridge/Trinity Baptist Church	Other*	4	0.75	0
	Hynak Estate Settlement	Other*	2	0.19	0
	Jimcosky-Sansone Lot Line Adjustment	Land Only	2	0.13	0
	Lands of Belardi	Land Only	2	0.3	0
	Lands of Corbett	Land Only	3	0.87	0
	Lands of KC Realty, L.P.	Land Only	3	9.12	0
	Lands of Kramer	Single-Family Residential	1	0.21	0
	Lands of Laurel Woods	Land Only	5	0.56	0
	Lands of Petrucci	Land Only	2	0.67	0
	Lands of Polarono LLC	Land Only	2	0.2	0
	Scranton Intermodal Transportation Cente	Other*	1	2.52	0
	Steamtown Mall Partners	Land Only	3	3.3	0
	Verizon Wireless- Pettibone	Other*	2	0.69	0
	West Ridge Enterprises-Verizon	Other*	1	0.06	0
Municipality Totals:			38	23.56	0
South Abington					
	McDonald's Rebuild	Commercial/Office	1	1.3	0
	Pondview Subdivision Phase IV	Land Only	2	2.3	0
	St. Gabriel's Sisters Subdivision	Land Only	3	20.96	0
Municipality Totals:			6	24.56	0
Springbrook					
	Lands of Blummer	Land Only	2	2.21	0
	Lands of Iannarone & Howe	Land Only	2	102.5	0
	Lands of Kakareka (Edmund/Ann)	Land Only	2	53.94	0
	Lands of Opiela & Gorzkowski	Land Only	2	13.21	0
	Olde Brook Inn	Land Only	2	1.19	0
Municipality Totals:			10	173.05	0
Taylor					
	Lands of Kane Properties	Land Only	3	140.29	0
	Taylor Commons L2 Subdivision	Commercial/Office	2	1.23	0
	Tractor Supply Co Retail Store	Commercial/Office	1	1.23	0
Municipality Totals:			6	142.75	0
Throop					
	Lands of Bibak & Liesiefsky	Land Only	2	0.42	0
Municipality Totals:			2	0.42	0
Waverly					
	Stetler Lot Combination	Land Only	2	0.51	0
Municipality Totals:			2	0.51	0
Annual Totals:			416	3213.47	3430