LACKAWANNA COUNTY LAND BANK
SCHEDULED MEETING MINUTES
March 9th, 2022

The regularly scheduled meeting of the Lackawanna County Land Bank was held virtually on Wednesday, March 9, 2022. The meeting was held via ZOOM and broadcast live on the Electric City Television (ECTV) YouTube channel and can be accessed at https://www.youtube.com/watch?v=iA4bDFIBIiI Members of the public were requested to submit any comments to Ralph Pappas at pappasr@lackawannacounty.org by 9:00AM the day of the meeting.

At 11:00 AM, Chairwoman Dominick called the meeting to order.

ROLL CALL

Roll Call was taken by Ralph Pappas, Staff
Commissioner Debi Domenick – Present
Commissioner Chris Chermak-Present
Al Chelik - Present
Marion Gatto – Present
Brenda Sacco – Present
Patrick Tobin- Present

Also, present were Atty. Joseph Colbassani, Land Bank Legal Counsel, Ralph Pappas, Business Relations Manager, Jesse Ergott, NeighborWorks NEPA CEO, Advisory Committee Representative

OPPORTUNITY FOR PUBLIC TO ADDRESS BOARD (AGENDA ITEMS ONLY)

Mr. Pappas reported he had not received any comments or questions prior to the meeting.

PRESENTATION OF MINUTES FOR APPROVAL

A Motion was made by Mr. Chelik and seconded by Mrs. Gatto to approve the minutes of the February 9, 2022, meeting.

All Voted in Favor

PRESENTATION OF VOUCHERS FOR EXAMINATION AND APPROVAL

Mr. Pappas reviewed the vouchers with the Board.

A Motion was made by Mrs. Gatto and seconded by Mr. Chelik to approve the voucher expenditures of February 10, 2022, through March 9, 2022, as presented.

All Voted in Favor

BID OPENING/IF NECESSARY

Mr. Pappas stated there were no bids to be opened at this meeting.

DISCUSSION ITEMS

Land Bank General Update

Mr. Pappas reported that the Land Bank has conveyed two hundred eleven (211) properties to date. In the City of Scranton, the Land Bank has conveyed one hundred sixty-two (162) properties. One hundred fifty-four (154) to private interests, three (3) to the City of Scranton, five (5) to non-profits. Five properties pending and two additional properties to be acted upon at this meeting. There are currently sixty-one (61) properties in the City of Scranton property inventory. In the City of Carbondale, the Land Bank has conveyed fourteen (14) properties. One (1) additional property to acted upon at this meeting. Thirty-one (31) properties have been sold in Covington Township One (1) property has been sold in Vandling Borough. One (1) property sold to Throop Borough. One (1) property pending in Scott Township. One (1) property in Thornhurst Township has been sold.

New Interest /Land Bank

Mr. Pappas reported that Jefferson Township has passed a resolution electing to join the Land Bank. They have signed the Intergovernmental Cooperation Agreement. Mr. Pappas stated he forwarded the Agreement to the North Pocono School District. The North Pocono School District will be meeting the next night Thursday, March 10th, 2022. The agreement will be signed by the new superintendent. Other than that, there hasn't been any new interest from any other municipalities to join the Land Bank at this time.

Blight Task Force Update

Jesse Ergott reported that NeighborWorks has been working with the Borough of Dunmore and their new Mayor, Max Conway, on some blight related and code enforcement issues. Michele Bannon, Carbondale City Clerk & Land Bank Advisory Committee member, has also been sharing some ideas with Dunmore in their effort to address blight.

Advisory Committee Discussion

Mr. Pappas reviewed with the Board the properties to be considered for acquisition and conveyance at today's meeting. The Land Bank Advisory Committee also reviewed the properties at their meeting and agreed with all acquisitions and conveyances to the prospective purchasers as presented.

Commissioner Domenick then proceeded to the Resolutions to be acted upon at today's meeting.

ACTION ITEMS

Resolution No. 22-009- Approving the Acquisition of Additional Property from the Tax Claim Office Repository List of Unsold Property

a). Parcel Address: 322 Evans Court, Scranton — **Parcel Pin #:** 14514060023
b). Parcel Address: Short Ave, Scranton — **Parcel Pin #:** 13420020027
c). Parcel Address: North Scott Street, Carbondale — **Parcel Pin #:** 0441601000102

A Motion was made by Mr. Chelik and seconded by Mrs. Sacco to approve this Resolution.

All Voted in Favor

Resolution No. 22-010- Accepting the High Bid and Approving the Conveyance of Certain Land Bank Owned Property under the Land Bank Side Lot Program

a). Address: 322 Evans Court, Scranton — **Parcel Pin #:** 14514060023
Purchaser: Ms. Frances Remick — **Price:** $150.00

A Motion was made by Mrs. Gatto and seconded by Mr. Tobin to approve this Resolution.
All Voted in Favor

Resolution No. 22-011- Approving the Conveyance of Certain Land Bank Owned Property under the Property Purchase Program).

a). Parcel Address: Short Ave, Scranton — **Parcel Pin #:** 13420020027
Purchaser: Jhon J. Castro Bobadilla — **Price:** $500.00
b). Parcel Address: North Scott Street, Carbondale — **Parcel Pin #:** 0441601000102
Purchaser: Thomas M. Voglino Jr. — **Price:** $500.00

A Motion was made by Mr. Chelik and seconded by Mr. Tobin to approve this Resolution.
All Voted in Favor

OPPORTUNITY FOR PUBLIC TO ADDRESS THE BOARD
No emails were received from the public prior to the meeting.

Chairwoman Domenick stated the next scheduled regular is Wednesday, April 13, 2022, at 11:00AM.

ADJOURNMENT
Chairwoman Domenick Chermak requested a motion to adjourn. Mrs. Gatto made the motion. The motion was seconded by Mr. Tobin.

All Voted in Favor

Marion Gatto, Secretary

Prepared by Ralph Pappas