

**Development Authority of the Borough of Taylor**  
**Meeting**  
**January 16, 2020**  
**AGENDA**

- Call to Order
- Pledge of Allegiance
- Roll Call
- Approval of December 5, 2019 Meeting Minutes
- Public Input

1. **Old Business:**

- a) Discussion on 120 So. Pond St. interested party re: consolidation of lot (No Update) Need a release letter that will be signed by Elaine Heffernan releasing DABT from any issues related to the sale of the S. Pond St. property to John and Ellen Heffernan. **CLOSING NEEDS TO BE SET UP & COMPLETED.**
- b)

1. **Update/Discussion on DABT parcels:**

- A. **DP #1** – Transferred to DABT, Lot #1 1.402 acres; Appraisal received from Kanton (**\$165,000.00 2/2/2017**) & Appraisal received from Kanton (**\$130,000.00 2/2/2017**) Lot # 3 1.286 acres, Total Remaining Acreage is 2.688 Acres; Current Zoning C-3 (Heavy Commercial);
- B. **DP #2** – Transferred to DABT; Appraisal received from Kanton (**\$235,000.00 9/9/2013**) Current Zoning C-3 (Heavy Commercial);
- C. **DP #3 - Appraisal (Not Ordered)**; Approx. 2.67 Acres; Current Zoning R-1A (One- Family Residential, Low Density);
- D. **DP #5- Appraisal (Not Ordered)**; Approx. 5.8 Acres; Current Zoning R-1A (One Family Residential, Low Density);
- E. **DP #6** – Appraisal received from Kanton (**\$135,000.00 12/9/2019**); Approx. 11.22 Acres; Current Zoning R-1A (One-Family Residential, Low Density);
- F. **Colliery Parcel #1-** Appraisal received from Kanton (**\$850,000.00 1/10/2020**). Approx. 57.19 acres Zoning C-3 (Heavy Commercial);
  - a. **Taylor Colliery Parcel No.1, Minor Subdivision No. 3:** Created New Lot 1 (57.190 Acres), Appraised Value \$850,000,00, 1/10/2020. Current Zoning C-3 Heavy Commercial; and New Lot 2 (25.041 Acres), Current Zoning C-2A Community Commercial;
- G. **120 So. Pond Street** – 25’ x 125’ x 25’ x125’; DPZ spoke to Ellen Heffernan for update... she will discuss w/ sister-in-law & get back to me 8/3/2018; DPZ spoke to Ellen week of September 24<sup>th</sup>, requested she call back following week. Current Zoning R-2 General Residential);
- H. **Third Street Sub-Division** – Apx. 100’ x 150’; Current Zoning R-1A (One-Family Residential, Low Density);
  - a. **Lot No. 2:** 100’ x 150’
  - b. **Lot No. 3:** 100’ x 150’
  - c. **Lot No. 4:** 100’ x 150’
  - d. **Lot No. 6:** 120’ x 150’

B. **Treasurer’s Report:**

A. Wells Fargo:

A. DABT Savings: \$ 8,184.09 (1/7/2020) (NTL- \$2,500.00)

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Total (1/7/2020): **\$ 8,184.09**

C. **New Business:**

- A. Entertain a Motion to accept the appraisal from Kanton Realty, Inc. for the Taylor Colliery Parcel (57.190 Acres) dated 1/10/2010. Appraised Value is \$850,000.00.
- B. Consider a Motion to authorize the payment of the following invoices:
  - a. **Kanton Realty:** Colliery No. 1 – Appraisal **\$700.00;**
  - b. **Kanton Realty:** DP No. 6 – Appraisal **\$700.00**
  - c. **Rainey & Rainey, CPAs:** **\$1,112.50**

- d. PennEastern: Subdivision of Colliery No. 1  
i. November 29, 2019: **\$2,337.50**  
ii. January 3, 2020: **\$187.50**

**TOTAL:** **\$5,112.50**

- Public Input
- Adjournment