

Laurie LaFontaine
Chairman

Ross Brickleyer Vice
Chairman

Joe Trimarchi
Secretary

Thomas D. Rivosecchi
Solicitor

Jeffrey Cable

Josephine Cunningham

Dr. Jerry Pickering

William Darr

John Somonick

Thomas McNutt

INDIANA COUNTY PLANNING COMMISSION

EXECUTIVE DIRECTOR

BYRON G. STAUFFER, JR.

INDIANA COURTHOUSE ANNEX

801 WATER STREET

INDIANA, PA 15701-1705

COUNTY COMMISSIONERS

R. MICHAEL KEITH, CHAIRMAN

BONNIE S. DUNLAP, PHD

ASSISTANT DIRECTOR

LUANN ZAK

(724) 465-3870 (VOICE)

(724) 465-3150 (FAX)

(724) 465-3805 (TDD)

SHERENE HESS

Meeting Agenda

Wednesday, February 11, 2026

Meeting at 827 Water Street- Courthouse Annex
and Via Zoom

1. Call to Order- Roll Call

2. Review/Approval of Minutes

- a. Minutes for January 14, 2026 Meeting (Handout)

3. Correspondence

4. Old Business

5. New Business

- a. Review of new Subdivisions and Land Developments (Handout)

- i. Recommendation from SALDO Committee

6. Committee and Staff Reports

- a. Comprehensive/Long Range Plan Committee-

- i. Met on 2/3

- b. SALDO Committee

- i. Only met for regularly scheduled meeting

- c. Economic Development Committee

- i. Did not meet- need to
schedule a meeting

7. Updates, Announcements, and Discussion

- a. Project Updates (Handout)

8. Adjournment

- a. Adjournment & Next Meeting

- i. Motion to Adjourn

- ii. Next Meeting – March 11, 2026, 5:00 pm

INDIANA COUNTY PLANNING COMMISSION

Wednesday, January 14th, 2026, Meeting at 827 Water Street

1. Call to Order & Commission Administration. Meeting Called to order 5:00 p.m.

a. ***Roll Call.*** *Present:* Chairman Laurie LaFontaine, Vice Chairman Ross Bricklemeyer, Secretary Joe Trimarchi, Solicitor Thomas D. Rivosecchi, Mr. Jeffery Cable, Mrs. Josephine Cunningham, Dr. Jerry Pickering, Mr. William Darr, Mr. John Somonick, and Mr. Thomas McNutt. *Staff in Attendance:* Deputy Director of Planning Josh Krug, Senior Land Use Planners Kegan Stiles and Scott Yackuboskey and Executive Director Byron Stauffer Jr. *Others in Attendance:* Audrey Auen-Lengel, Mark Fontent, Josh James, Greg Gachassin, and Commissioner Sherene Hess.

2. Commission Administration

a. ***Nomination and Election of Officers.***

Chair. Mrs. Cunningham motions to re nominate Mrs. Lafontaine as chair. Mr. Trimarchi seconds. Mr. Bricklemeyer motions to close the nomination. Mr. Darr seconds. Motion carried. Mrs. Lafontaine is re-elected as chair.

Vice-Chair. Mr. Trimarchi motions to re nominate Mr. Bricklemeyer as vice-chair. Dr. Pickering seconds. Mr. Trimarchi motions to close the nomination. Mr. Darr seconds. Motion carried. Mr. Bricklemeyer is re-elected as vice-chair.

Secretary. Mr. Bricklemeyer motions to re nominate Mr. Trimarchi as secretary. Mr. Darr seconds. Dr. Pickering motions to close the nomination. Mr. Darr seconds. Motion carried. Mr. Trimarchi is re-elected as secretary.

3. Review/Approval of Minutes.

a. ***Approval of Minutes for December 10th, 2025 Meeting (Handout).*** Dr. Pickering motions to approve the minutes from the December 10th meeting. Mr. Bricklemeyer seconds. Motion carried.

4. Correspondence. Audrey Auen-Lengel, a concerned citizen discussed her concern for the new gas-powered plant saying it will cause water pollution to the streams and affect aquatic life.

5. Old Business. None

6. New Business.

a. ***Review and Approval of New Subdivisions and Land Developments.***

Subdivisions

- i. *Erma & Amanda Alexander. Center, 12-039-111*
- ii. *Stephen A. & Dawn R. Frye. Rayne, 35-019-100.02*
- iii. *Douglas & Bonnie Himes. Canoe, 11-010-103.01*
- iv. *The Estate of Alma Rhine. Buffington, 09-003-106*
- v. *The Estate of Barbara Ann Johnson/Kubin. Green, 20-020-147*

Mr. Somonick motions to approve the subdivisions. Mr. Bricklemeyer seconds. Motion carried.

Reapproval

- i. *Carlton D. & Laurie S. White Canoe, 11-009-114.* Mr. Darr motions to re approve the subdivision. Dr. Pickering seconds. Motion carried.

Land Developments

- i. *Rock Creek Development, LLC. Center, 12-023-127.01A.* Greg Gashassin explains that the reason the developers chose this location is because the need to address the early works such as the staff coming into work. The RVs in the Plan will have slide outs. Mr. Darr motions for conditional approval regarding discussion. Mr. Bricklemeyer seconds. Motion carried.

7. Committee and Staff Reports.

a. ***Comprehensive/Long Range Plan Committee.***

Met on 2/3.

SALDO Committee.

Met for regularly scheduled meeting on 2/4.

b. ***Economic Development Committee.***

Did not Meet.

8. Updates, Announcements, and Discussion.

a. ***Project Updates (Handout).***

9. Adjournment & Next Meeting.

a. ***Adjourn.*** Mr. Darr motions to adjourn. Meeting adjourned 6:27 p.m.

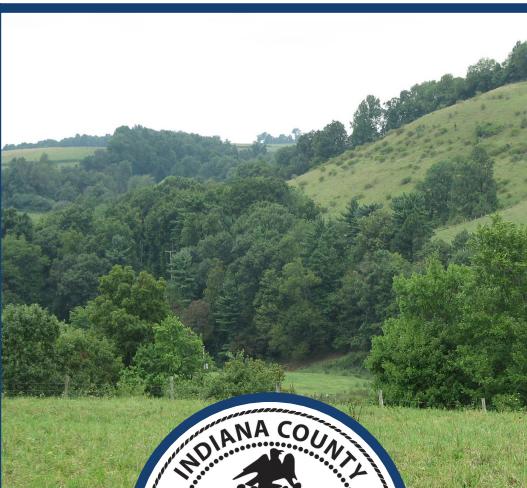
LAND DEVELOPMENT							
Applicant		Township / Boro	Parcel No.	Review Recommendation	Reason / Note	Updates	Final Recommendation
1.1	Homer City Generation, LP	Center	12-017-109, 12-017-121 & 04-004-108		to be discussed		
SUBDIVISION							
2.1	Chistopher & Lisa Stewart		27-008-104.02 & 27-008-104	Conditional	Plan needs copies and TWP signature, App S9-Verify fee with Josh, App S10-Statements need initials, App S11-Needs Land Owners Signature, Needs NB & ESI		
2.2	Sally Ann & Donald Dehaven	Canoe	11-009-109	Conditional	Plan-ICPC signature block needs to be corrected, Plan needs TWP signature, App 1a-need contact information for applicant, App S9-Verify fee with Josh, App S10-Statements need initials, NB from Spurgeon		
2.3	Brian K. & Karen Short	Rayne	35-014-125 & 35-014-125.01		Plan-ICPC signature block needs to be corrected, Plan needs TWP signature, App S9-Verify fee with Josh, App S. 11 Landowner's signature needed, App S. 11A-Recipient signature needed		
2.4	G&E Family, LP	Marion Center Borough	31-003-337, 31-003-336 & 31-003-500	Conditional	Plan needs TWP signature, S.1a-Need contact info for parent parcel owners, S.1b-Need contact info for recipient parcel owners, S.9-Verify fee with Josh, S.10-Statements need initials, S.11&12-need signature from all parties		
2.5	Matthew Campbell	N. Mahoning	38-005-100	Conditional	Plan needs TWP signature, App S 1a-need contact information for applicant, App S.9-Verify fee with Josh, App S.10-Statements need initials, App S.11-Need Landowner's signature, ESI x 2		
2.6	Robert Boring	Green	20-002-121.01	Conditional	ESI, App S.9-Verify Fee with Josh		
2.7	Elva Jane Nulph	Montgomery	32-004-114 & 32-004-114.001	Conditional	ESI, App S.9-Verify Fee with Josh		
COUNTY REVIEW							
None							
REAPPROVAL (90-DAY LAPSE)							
4.1	553 Clymer Realty	Clymer	13-01-110.01E				

INDIANA COUNTY

Planning Commission

Public Meeting

2/11/2026



SALDO Adopted April 12, 2023

Ordinance No. 2023-0412



1. LAND DEVELOPMENT



INDIANA COUNTY OFFICE OF PLANNING & DEVELOPMENT

Indiana County Subdivision & Land Development Application Class V & VI Proposals

FOR OFFICE USE ONLY	
REFERENCE NO.	26013
REVIEW FEE	\$150
FEE RECEIVED?	
CHECK NO.	

Project Name HOMER CITY- POWER BLOCK	Municipality CENTER & BLACKLICK TOWNSHIPS
Address / Location of Project 1750 POWER PLANT ROAD, HOMER CITY, PA 15748	
Property Owner HOMER CITY GENERATION LP	Contact Phone No. (724) 479-6166
Mailing Address 1750 POWER PLANT ROAD, HOMER CITY, PA 15748	Email Address ssimmers@homercityredevelopment.com
Applicant Name HOMER CITY GENERATION LP	Contact Phone No. (724) 479-6166
Mailing Address 1750 POWER PLANT ROAD, HOMER CITY, PA 15748	Email Address ssimmers@homercityredevelopment.com

Class Category		Review Status	Plan Type
X	Class V – Land Development WITHOUT Building	X Preliminary	X New Proposal
		Preliminary of Final	Revision to Prior
X	Class VI – Land Development WITH Building	Final	Phase of Revision
		Revision	

Parcel ID #(s)	12-017-109	12-017-121	04-004-108	
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Plan Information			Additional Information		Y	N
Sewage		Water Supply	Streets / Roads		Is / Does the parcel...	
X	Public	X Public	Public		Enrolled in Clean & Green?	X
	Community on-site	Community on-site	X Private		In an Agricultural Security Area?	X
	Individual on-lot	Individual on-lot	New		Have Easements? (Please Provide)	X
	Non-Building Waiver	New Water Supply	Highway Occupancy Permit		Have Deed Restrictions? (Please Provide)	X
	New Sewage System Permit				Located in a Floodway or Floodplain?	X

Notification to Others**The following agencies have been notified about the proposed site development**

<input checked="" type="checkbox"/> Conservation District Date: <u>05-28-2025</u>	<input type="checkbox"/> PennDOT Date: _____
<input checked="" type="checkbox"/> PA DEP Date: <u>05-28-2025</u>	<input type="checkbox"/> Sewage Enforcement Date: _____

Subdivision Base Review Fee Schedule Classes V & VI - Effective August 10, 2023

These are the minimum fees. Applicant shall pay the full cost of any billable expenses from professional consultants (such as mileage, copies, surveying costs, etc.) related to the review and inspection of the applicant's subdivision and/or land development plan and/or stormwater management program. PLEASE MAKE CHECKS PAYABLE TO INDIANA COUNTY OFFICE OF PLANNING & DEVELOPMENT.

Class V – Land Development WITHOUT a Building	<u>Preliminary</u> Review & Approval \$100.00
	<u>Final</u> Review & Approval \$150.00
Class VI – Land Development WITH a Building	Less than 10,000 SF \$200.00 + \$0.10 per SF
	More than 10,000 SF \$200.00 + \$0.05 per SF

Class V	
PRELIMINARY PLAN REVIEW FEE	\$100.00
FINAL PLAN REVIEW FEE	\$150.00
TOTAL FEE	\$250.00

Class VI	
BASE REVIEW FEE	\$200.00
TOTAL SF	
X \$ _____ =	
TOTAL FEE	

Applicants have ninety (90) days to record an approved plan. Plans that have not been recorded after 90 days will require reapproval from the Planning Commission.

	REAPPROVAL FEE	\$50.00
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I/We authorize this Land Development.

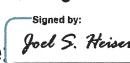
I/We authorize the following individual to be the agent for executing this submission and to be contacted with any questions or concerns regarding this submission during the review process.

Authorized Agent's Name: Joel S. Heiser, General Counsel & Secretary Phone: 724-479-6166

Email: jheiser@homercityredevelopment.com

I/We authorize the Indiana County Office of Planning & Development and any authorized agent of the Office to visit / enter this property between 8am and 4pm at their own risk while this plan is being reviewed.

For lot addition subdivisions, the owner(s) of the parent lot and the owner(s) of the recipient lot must sign the application in the space below. By: HCG GP LLC, its general partner

Parcel Landowner Signature 
Joel S. Heiser, General Counsel & Secretary

If the Applicant is different than the Landowner, the Applicant must sign the application in the space below.

Applicant Signature: _____



February 3, 2026

Indiana County Office of Planning & Development (ICOPD)
801 Water St
Indiana, PA 15701-1705

**Subject: ICOPD Class 6 SALDO Application – Phase 2
Homer City Generation LP – Power Block
Black Lick and Center Townships, Indiana County, Pennsylvania**

On behalf of Homer City Generation LP (Homer City), Kiewit is presenting this SALDO application for the Homer City Generation Power Block Project. The project is located in Center and Blacklick townships in Indiana County and is proposed on the property of Homer City. The existing land use at the proposed project location is mainly industrial. The proposed project consists of the main Power Block which includes seven (7) identical GE combined-cycle 7HA.02 power trains in 1x1 multi-shaft configuration, each with associated balance of plant equipment and materials. Additional project areas include a new Water Treatment Facility, a Gas-Insulated Switchgear (GIS), and modifications to the existing Intake Structure. The project will also include staff and craft parking lots as well as project laydown and staging areas. Development will include but is not limited to earthwork, site grading, stormwater management and conveyance facilities.

Post Construction Stormwater Management (PCSM) plans have been designed in accordance with the Pennsylvania Department of Environmental Protection (PADEP) Chapter 102 and Indiana County SALDO requirements. An amendment to the PADEP Chapter 102 PAG-02 General Permit for Discharges of Stormwater Associated with Construction Activities has been approved by the Department (NPDES Permit No: PAC320068) on January 20, 2026. This ICOPD SALDO application represents Phase 2 of the project's proposed Class 6 developments, which encompasses the scope area delineated on the plan sheets. The previous Class 6 Phase 1 application pertained solely to the installation of enclosures of non-occupied structures. This current Phase 2 Class 6 SALDO application includes the full project boundary and proposed occupied buildings.

Through review of the Indiana County SALDO and meetings with the ICOPD it has been best determined that the proposed project would fall into the Class 6 – Land Development With Building Application category. The enclosed application and package look to satisfy the requirements of this application class.

Sincerely,

KIEWIT ENGINEERING GROUP

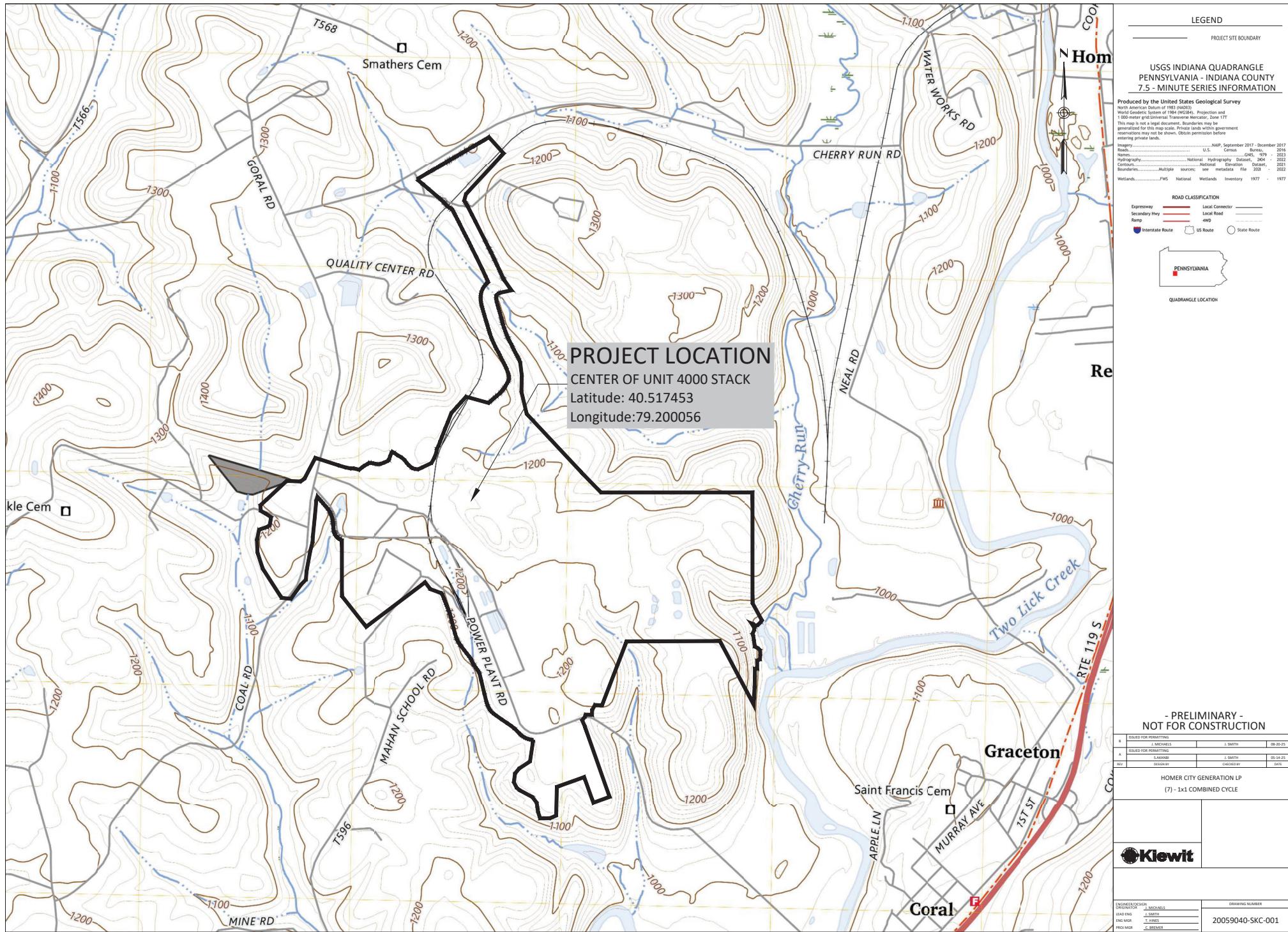
A handwritten signature in black ink that reads "Timothy Hines".

Timothy Hines, P.E.*

*Licensed in CA, LA

Civil Engineer

8900 Renner Blvd
Lenexa, KS 66215

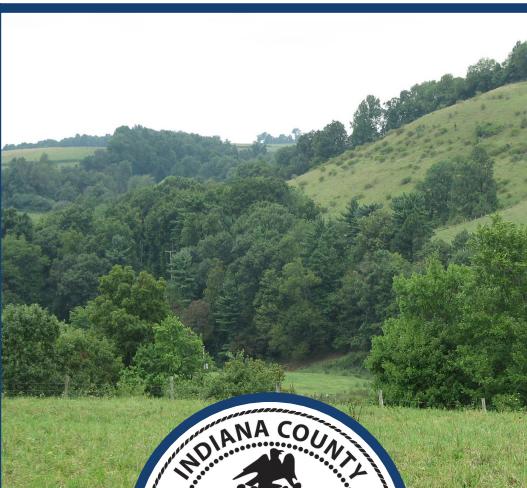


INDIANA COUNTY

Planning Commission

Public Meeting

2/11/2026



SALDO Adopted April 12, 2023

Ordinance No. 2023-0412



2. SUBDIVISIONS



INDIANA COUNTY OFFICE OF PLANNING & DEVELOPMENT

**Indiana County
Subdivision & Land Development Application
Class I, II, III & IV Proposals**

FOR OFFICE USE ONLY	
REFERENCE NO.	26010
REVIEW FEE	\$ 150
FEE RECEIVED?	✓
CHECK NO.	9957

1	Plan Name Christopher & Lisa Stewart	Municipality East Mahoning
1a	Parent Parcel Land Owner(s) Name Christopher & Lisa Stewart	Email Address stewart3979@gmail.com
	Phone 724-388-7312	
	Parent Parcel Address 3968 Pollock Road Marion Center, Pa 15759	
1b	Recipient Parcel Land Owner(s) Name (FOR SIDE LOT ADDITIONS)	Email Address
	Phone	
	Recipient Land Owner(s) Address	
2	Authorized Agent's Name (if different from the information above) Carson Houser	Email Address chouser@wjyaengineers.com
	Phone 724-422-0335	
	Authorized Agent's Address 2039 South 6th Street Indiana, Pa 15701	
3	Surveyor Timothy Botsford	Phone

4 Written Intentions - Please outline your proposed Subdivision / Land Development below. Attach additional pages if necessary.

Proposed Lot No. 1 will be a new residential lot with existing on-lot water and sewage. A proposed 33' wide access easement will be included with proposed lot 1. Remaining lot will be consolidated with parcel 27-008-104.

5	Class Filter (check all that apply)	Review Type	Plan Type
	Class I – Survey Correction, Plat Adjustment and Lot Consolidation	Preliminary	<input checked="" type="checkbox"/> New Proposal
	Class II – Court-Ordered Transfers, Settlements, Easements, Takings and Enforcements	Final	<input checked="" type="checkbox"/> Revision to Prior
<input checked="" type="checkbox"/>	Class III – Minor Subdivision (3 lots or less, no public improvements)	Revision	<input checked="" type="checkbox"/> Phase of Revision
	Class IV – Major Subdivision (4 or more lots with public improvements)		

6	Parcel ID #(s)	27-008-104.02	27-008-104			
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Indiana County Subdivision & Land Development Application Class I, II, III & IV Proposals

7 Plan Information			
Sewage	Water Supply	Streets / Roads	
Public	Public	<input checked="" type="checkbox"/>	Public
Community on-site	Community on-site	<input checked="" type="checkbox"/>	Private
✓ Individual on-lot	✓ Individual on-lot		New
✓ Non-Building Waiver			New Water Supply
New Sewage System Permit			Highway Occupancy Permit

Parcel	Yes	No
Is the Parcel enrolled in Clean & Green?		✓
Is the Parcel in an Agricultural Security Area?		✓
Is the Parcel located in a Floodway or Floodplain?		✓

8 Required for Submission

COMPLETED APPLICATION

PAID APPLICATION FEE

A MINIMUM OF 4 COPIES (SIGNED BY YOUR MUNICIPALITY) OF THE PROPOSED PLAN AND APPLICATION

DIGITAL DRAWING AND APPLICATION (ONLY UPON REQUEST): Flash Drive Email

ZONING FROM MUNICIPALITY (IF APPLICABLE)

COMPLETED PRELIMINARY / FINAL CHECKLIST (IF APPLICABLE)

Subdivision Base Review Fee Schedule Classes I, II, III & IV - Effective August 10, 2023

9 Applicant pays minimum fees and all billable expenses from professional consultants involved in reviewing and inspecting the Subdivision / Land Development plan and Stormwater plan (e.g., mileage, copies, surveying).

Classes I-III – Minor Subdivisions (3 lots or less-no public improvements), Consolidations, Corrections, Adjustments, Court Ordered Transfers, Settlements, Easements and Takings	\$75.00 / Class
Class IV – Major Subdivisions (4 or more separate deeded parcels or lots-with public improvements)	\$150.00 PLUS
Each New Lot (after 4 lots)	\$10.00 each lot

Applicants have ninety (90) days to record an approved plan. Plans that have not been recorded after 90 days will require reapproval from the Planning Commission.

<input type="checkbox"/>	REAPPROVAL FEE	\$50.00
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BASE REVIEW FEE	\$ 150.00
NO. OF NEW LOTS (Class IV)	
X \$10.00 =	
TOTAL REVIEW FEE	\$ 150.00

For your convenience, we accept fee payment by cash, check, or credit card.
Please make checks payable to 'Indiana County'



**Indiana County
Subdivision & Land Development Application
Class I, II, III & IV Proposals**

FOR OFFICE USE ONLY	
REFERENCE NO.	2601
REVIEW FEE	\$ 75
FEE RECEIVED?	✓
CHECK NO.	0961

1	Plan Name Sally Ann Dehaven & Donald C. Dehaven	Municipality Canoe Township
1a	Parent Parcel Land Owner(s) Name Sally Ann & Donald C. Dehaven	Email Address [REDACTED]
	Parent Parcel Address 858 Gaston Road, Rossiter, PA 15772	Phone [REDACTED]
1b	Recipient Parcel Land Owner(s) Name (FOR SIDE LOT ADDITIONS)	Email Address
	Recipient Land Owner(s) Address	Phone
2	Authorized Agent's Name (if different from the information above) Carson Houser	Email Address chouser@wjyaengineers.com
	Authorized Agent's Address 2039 South 6th Street Indiana, PA 15701	Phone 724-422-0335
3	Surveyor Carson Houser	Phone 724-422-0335

4 **Written Intentions - Please outline your proposed Subdivision / Land Development below. Attach additional pages if necessary.**

Proposed Lot No. 1 will be a new Non-building Lot for recreational use.

5	Class Filter (check all that apply)	Review Type	Plan Type
	Class I – Survey Correction, Plat Adjustment and Lot Consolidation	Preliminary	<input checked="" type="checkbox"/> New Proposal
	Class II – Court-Ordered Transfers, Settlements, Easements, Takings and Enforcements	Final	<input checked="" type="checkbox"/> Revision to Prior
<input checked="" type="checkbox"/>	Class III – Minor Subdivision (3 lots or less, no public improvements)	Revision	<input checked="" type="checkbox"/> Phase of Revision
	Class IV – Major Subdivision (4 or more lots with public improvements)		

6	Parcel ID #(s)	11-009-109			
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INDIANA COUNTY OFFICE OF PLANNING & DEVELOPMENT

Indiana County Subdivision & Land Development Application Class I, II, III & IV Proposals

7 Plan Information			
Sewage	Water Supply	Streets / Roads	
Public	Public	<input checked="" type="checkbox"/>	Public
Community on-site	Community on-site		Private
Individual on-lot	<input checked="" type="checkbox"/>	Individual on-lot	New
<input checked="" type="checkbox"/> Non-Building Waiver		New Water Supply	Highway Occupancy Permit
New Sewage System Permit			

Parcel	Yes	No
Is the Parcel enrolled in Clean & Green?		<input checked="" type="checkbox"/>
Is the Parcel in an Agricultural Security Area?		<input checked="" type="checkbox"/>
Is the Parcel located in a Floodway or Floodplain?		<input checked="" type="checkbox"/>

8 Required for Submission

COMPLETED APPLICATION PAID APPLICATION FEE

A MINIMUM OF 4 COPIES (SIGNED BY YOUR MUNICIPALITY) OF THE PROPOSED PLAN AND APPLICATION

DIGITAL DRAWING AND APPLICATION (ONLY UPON REQUEST): Flash Drive Email

ZONING FROM MUNICIPALITY (IF APPLICABLE)

COMPLETED PRELIMINARY / FINAL CHECKLIST (IF APPLICABLE)

9 Subdivision Base Review Fee Schedule Classes I, II, III & IV - Effective August 10, 2023

Applicant pays minimum fees and all billable expenses from professional consultants involved in reviewing and inspecting the Subdivision / Land Development plan and Stormwater plan (e.g., mileage, copies, surveying).

Classes I-III – Minor Subdivisions (3 lots or less-no public improvements), Consolidations, Corrections, Adjustments, Court Ordered Transfers, Settlements, Easements and Takings	\$75.00 / Class
Class IV – Major Subdivisions (4 or more separate deeded parcels or lots-with public improvements)	\$150.00 PLUS
Each New Lot (after 4 lots)	\$10.00 each lot

Applicants have ninety (90) days to record an approved plan. Plans that have not been recorded after 90 days will require reapproval from the Planning Commission.

<input type="checkbox"/>	REAPPROVAL FEE	\$50.00
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BASE REVIEW FEE	\$ 75.00
NO. OF NEW LOTS (Class IV)	
X \$10.00 =	
TOTAL REVIEW FEE	\$ 75.00

For your convenience, we accept fee payment by cash, check, or credit card.
Please make checks payable to 'Indiana County'

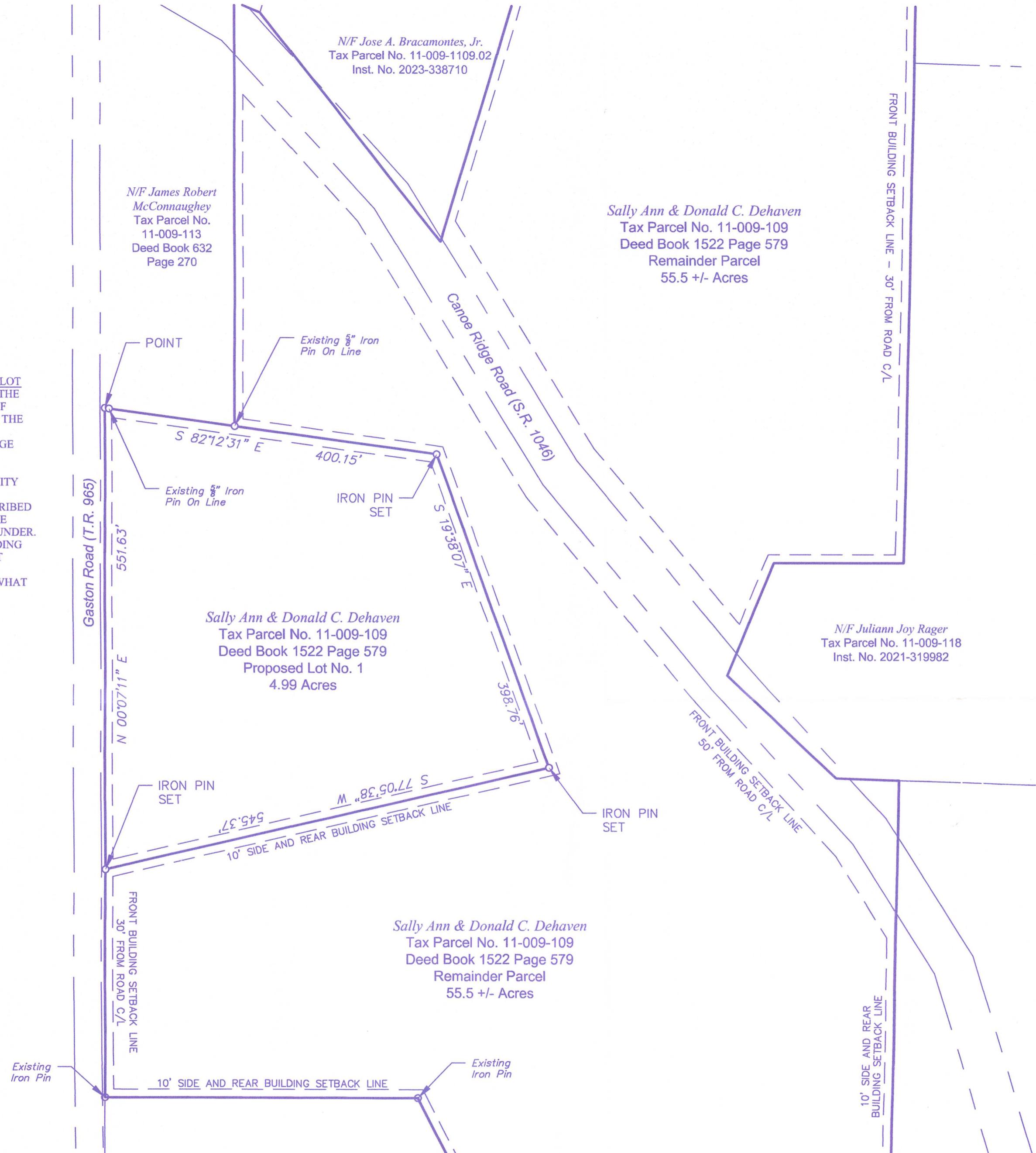
NOTES:

- THESE PREMISES ARE SUBJECT TO ANY EASEMENTS, RESTRICTIONS, AND RESERVATIONS OF RECORD, ALSO NO ABSTRACT OF TITLE OR RESULTS OF A TITLE SEARCH WERE FURNISHED TO THE SURVEYOR. OTHER DOCUMENTS MAY EXIST THAT COULD AFFECT THE SUBJECT PROPERTY.
- BEARING BASE FOR THIS PLAN IS BASED ON PENNSYLVANIA STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD 83 AS DETERMINED BY SURVEY GRADE RTK GPS EQUIPMENT.
- IRON PINS SET BY THIS SURVEY ARE REBARS WITH CAPS.
- THE REMAINDER PARCEL CONTAINS A DWELLING SERVED BY EXISTING ON LOT WATER AND SANITARY SEWER FACILITIES.

NOTICE:

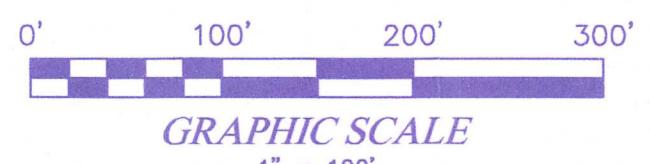
AS OF THE DATE OF THIS LOT PLAN RECORDING, PROPOSED LOT NO. 1 AS SHOWN HEREIN IS AND SHALL BE DEDICATED FOR THE EXPRESSED PURPOSE OF NON-BUILDING USE. NO PORTION OF THESE LOTS HAS BEEN APPROVED BY CANOE TOWNSHIP OR THE DEPARTMENT OF ENVIRONMENTAL PROTECTION FOR THE INSTALLATION OF SEWAGE DISPOSAL FACILITIES. NO SEWAGE DISPOSAL PERMIT WILL BE ISSUED FOR THE INSTALLATION, CONSTRUCTION, CONNECTION TO OR USE OF ANY SEWAGE TREATMENT OR DISPOSAL SYSTEM UNLESS THE MUNICIPALITY AND THE D.E.P. HAVE BOTH APPROVED SEWAGE FACILITIES PLANNING FOR THE SUBJECT PROPOSED LOT NO. 1 AS DESCRIBED HEREIN IN ACCORDANCE WITH THE PENNSYLVANIA SEWAGE FACILITIES ACT AND REGULATIONS PROMULGATED THEREUNDER. PRIOR TO SIGNING, EXECUTING, IMPLEMENTING OR RECORDING ANY SALES CONTRACT, ANY PURCHASER SHOULD CONTACT APPROPRIATE OFFICIALS OF THE MUNICIPALITY, WHICH IS CHARGED WITH ADMINISTERING THE ACT, TO DETERMINE WHAT SEWAGE FACILITIES PLANNING IS REQUIRED AND THE PROCEDURES FOR OBTAINING APPROPRIATE PERMITS.

N/F James Robert McConaughey
Tax Parcel No. 11-009-113
Deed Book 632 Page 270



I, Carson Grant Houser, a Professional Land Surveyor, registered by the Commonwealth of Pennsylvania, do hereby certify that the plan as shown hereon is based upon actual field survey of the land described and that all angles, distances and courses are correctly shown, that the monuments and markers have been set as shown on the plat, and that this plan correctly represents the lots, land, streets and highways as surveyed and plotted by me for the owners or agents.

1/28/2026 SEAL 
Signature of Surveyor



NO.	DATE	DESCRIPTION	REVISIONS



SEAL

PROPOSED MINOR SUBDIVISION
prepared for

SALLY ANN DEHAVEN
& DONALD C. DEHAVEN

situated in:

CANOE TOWNSHIP, INDIANA COUNTY, PA

ISSUED: 1/21/26 JOB: 25473 SCALE: 1" = 100'
FILE: PAINTER DRAWN BY: J.N.S. CHECKED BY: C.G.H.

YOUNG & ASSOCIATES
ENGINEERS • SURVEYORS

2039 South 6th Street
Indiana, PA 15701-6012
Phone: (724) 463-7090
Fax: (724) 463-7092
Email: chouser@wjaengineers.com

SHEET NO:

1



REVIEWED BY CANOE TOWNSHIP, COUNTY OF INDIANA,
COMMONWEALTH OF PENNSYLVANIA ON THE ____ DAY
OF ____ 20 ____.

SUPERVISOR / SECRETARY

FINAL APPROVAL GRANTED BY INDIANA
COUNTY OFFICE OF PLANNING AND DEVELOPMENT

THIS THE ____ DAY OF ____ 20 ____.

STAFF, OFFICE OF PLANNING AND DEVELOPMENT

RECORDED THIS ____ DAY OF ____ 20 ____.
IN THE REGISTER AND RECORDER OF DEEDS OFFICE
IN PLAT BOOK VOLUME ____ PAGE ____
WITNESS MY HAND AND OFFICIAL SEAL ON THE
DAY AND DATE WRITTEN ABOVE.

RECORDER OF DEEDS

We, Sally Ann Dehaven & Donald C. Dehaven, have designed for our land situated in Township of Canoe, County of Indiana, Commonwealth of Pennsylvania, lots and streets according to this plan which is intended to be recorded.
Witness our hand and seal.

COMMONWEALTH OF PENNSYLVANIA) SS:
COUNTY OF _____)

On the ____ day of ____ 20 ___, before me, the subscriber, a Notary Public of Commonwealth of Pennsylvania, personally appeared

who acknowledge this plan to be the official plan of lots and streets, for their property located in the Township of Canoe, County of Indiana, Commonwealth of Pennsylvania, and desire that this plan be approved and recorded according to law.

(SEAL)

My Commission expires _____.



INDIANA COUNTY OFFICE OF PLANNING & DEVELOPMENT

**Indiana County
Subdivision & Land Development Application
Class I, II, III & IV Proposals**

FOR OFFICE USE ONLY	
REFERENCE NO.	210012
REVIEW FEE	\$ 75
FEE RECEIVED?	✓
CHECK NO.	99160

1	Plan Name Brian K. & Karen S. Short	Municipality Rayne
1a	Parent Parcel Land Owner(s) Name Brian K. & Karen S. Short	Email Address bkshort07@hotmail.com Phone 724-388-3807
	Parent Parcel Address 215 Rayne Run Road Marion Center, Pa 15759	
1b	Recipient Parcel Land Owner(s) Name (FOR SIDE LOT ADDITIONS) Robert P. & Bonnie L. Neese	Email Address bbneese1@yahoo.com Phone 724-840-4640
	Recipient Land Owner(s) Address	
2	Authorized Agent's Name (if different from the information above) Carson Houser	Email Address chouser@wjyaengineers.com Phone 724-422-0335
	Authorized Agent's Address 2039 South 6th Street Indiana, Pa 15701	
3	Surveyor Carson Houser	Phone 724-422-0335

4 Written Intentions - Please outline your proposed Subdivision / Land Development below. Attach additional pages if necessary.

Proposed Lot No. 1 will be a non-building lot of 2.00 Acres and will be a side-lot addition to a parcel 35-014-125.01

5	Class Filter (check all that apply)	Review Type	Plan Type
	Class I – Survey Correction, Plat Adjustment and Lot Consolidation	Preliminary	✓ New Proposal
	Class II – Court-Ordered Transfers, Settlements, Easements, Takings and Enforcements	✓ Final	Revision to Prior
✓	Class III – Minor Subdivision (3 lots or less, no public improvements)	Revision	Phase of Revision
	Class IV – Major Subdivision (4 or more lots with public improvements)		

6	Parcel ID #(s)	35-014-125	35-014-125.01			
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Indiana County Subdivision & Land Development Application Class I, II, III & IV Proposals

7 Plan Information			
Sewage	Water Supply	Streets / Roads	
Public	<input checked="" type="checkbox"/> Public	<input checked="" type="checkbox"/> Public	
Community on-site		Community on-site	Private
<input checked="" type="checkbox"/> Individual on-lot		Individual on-lot	New
<input checked="" type="checkbox"/> Non-Building Waiver		New Water Supply	Highway Occupancy Permit
New Sewage System Permit			

Parcel	Yes	No
Is the Parcel enrolled in Clean & Green?	<input checked="" type="checkbox"/>	
Is the Parcel in an Agricultural Security Area?		<input checked="" type="checkbox"/>
Is the Parcel located in a Floodway or Floodplain?		<input checked="" type="checkbox"/>

8 Required for Submission

COMPLETED APPLICATION

PAID APPLICATION FEE

A MINIMUM OF 4 COPIES (SIGNED BY YOUR MUNICIPALITY) OF THE PROPOSED PLAN AND APPLICATION

DIGITAL DRAWING AND APPLICATION (ONLY UPON REQUEST): Flash Drive Email

ZONING FROM MUNICIPALITY (IF APPLICABLE)

COMPLETED PRELIMINARY / FINAL CHECKLIST (IF APPLICABLE)

9 Subdivision Base Review Fee Schedule Classes I, II, III & IV - Effective August 10, 2023

Applicant pays minimum fees and all billable expenses from professional consultants involved in reviewing and inspecting the Subdivision / Land Development plan and Stormwater plan (e.g., mileage, copies, surveying).

Classes I-III – Minor Subdivisions (3 lots or less-no public improvements), Consolidations, Corrections, Adjustments, Court Ordered Transfers, Settlements, Easements and Takings	\$75.00 / Class
Class IV – Major Subdivisions (4 or more separate deeded parcels or lots-with public improvements)	\$150.00 PLUS
Each New Lot (after 4 lots)	\$10.00 each lot

Applicants have ninety (90) days to record an approved plan. Plans that have not been recorded after 90 days will require reapproval from the Planning Commission.

BASE REVIEW FEE	\$ 75.00
NO. OF NEW LOTS (Class IV)	
X \$10.00 =	
TOTAL REVIEW FEE	\$ 75.00

<input type="checkbox"/>	REAPPROVAL FEE	\$50.00
--------------------------	----------------	---------

For your convenience, we accept fee payment by cash, check, or credit card.
Please make checks payable to 'Indiana County'

NOTES:

- THESE PREMISES ARE SUBJECT TO ANY EASEMENTS, RESTRICTIONS, AND RESERVATIONS OF RECORD, ALSO NO ABSTRACT OF TITLE OR RESULTS OF A TITLE SEARCH WERE FURNISHED TO THE SURVEYOR. OTHER DOCUMENTS MAY EXIST THAT COULD AFFECT THE SUBJECT PROPERTY.
- BEARING BASE FOR THIS PLAN IS BASED ON PENNSYLVANIA STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD 83 AS DETERMINED BY SURVEY GRADE RTK GPS EQUIPMENT.
- IRON PINS SET BY THIS SURVEY ARE REBARS WITH CAPS.
- THE REMAINDER PARCEL CONTAINS A DWELLING SERVED BY ON LOT WATER AND SANITARY SEWER FACILITIES.
- PROPOSED LOT NO. 1 IS PROPOSED AS A SIDE LOT ADDITION TO EXISTING ADJACENT LANDS OF ROBERT P. & BONNIE L. NEESE.
- EXISTING ADJACENT LANDS OF ROBERT P. & BONNIE L. NEESE CONTAIN A DWELLING SERVED BY EXISTING ON LOT WATER AND SANITARY SEWER FACILITIES.

NOTICE:

AS OF THE DATE OF THIS LOT PLAN RECORDING, LOT NO.1 AS SHOWN HEREIN IS AND SHALL BE DEDICATED FOR THE EXPRESSED PURPOSE OF NON-BUILDING USE. NO PORTION OF THIS PROPERTY HAS BEEN APPROVED BY RAYNE TOWNSHIP OR THE DEPARTMENT OF ENVIRONMENTAL PROTECTION FOR THE INSTALLATION, CONSTRUCTION, CONNECTION TO OR USE OF ANY SEWAGE TREATMENT OR DISPOSAL SYSTEM UNLESS THE MUNICIPALITY AND THE D.E.P. HAVE BOTH APPROVED SEWAGE FACILITIES PLANNING FOR LOT NO.1 DESCRIBED HEREIN IN ACCORDANCE WITH THE PENNSYLVANIA SEWAGE FACILITIES ACT AND REGULATIONS PROMULGATED THEREUNDER. PRIOR TO SIGNING, EXECUTING, IMPLEMENTING OR RECORDING ANY SALES CONTRACT, ANY PURCHASER SHOULD CONTACT APPROPRIATE OFFICIALS OF INDIANA COUNTY MUNICIPAL SERVICES AUTHORITY, WHICH IS CHARGED WITH ADMINISTERING THE ACT, TO DETERMINE WHAT SEWAGE FACILITIES PLANNING IS REQUIRED AND THE PROCEDURES FOR OBTAINING APPROPRIATE PERMITS.

Brian K. & Karen S. Short
Tax Parcel No. 35-014-125
Inst. No. 2017-281509
Remainder Parcel
200 +/- Acres Remaining

Tanoma Coal Company, Inc.
Tax Parcel No. 35-007-115.01A
Deed Book 791 Page 63

Nathan Wells
Tax Parcel No. 35-014-123
Inst. No. 2023-338966

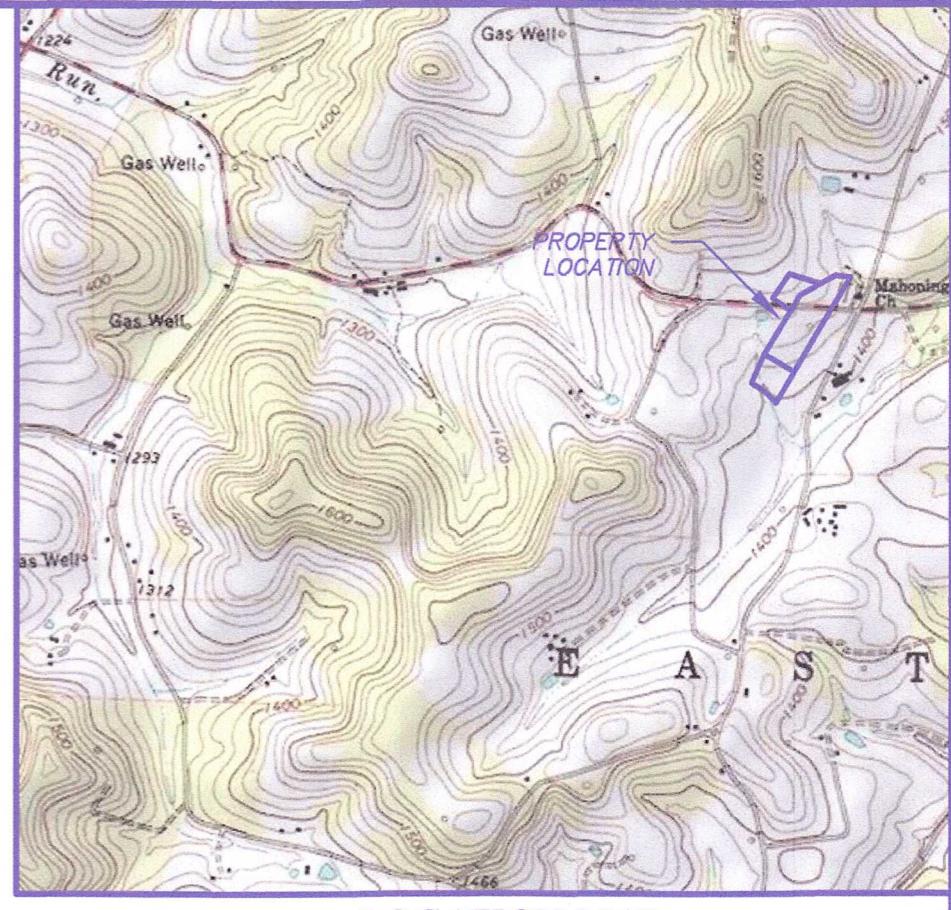
NOTICE:
A HIGHWAY OCCUPANCY PERMIT IS REQUIRED PURSUANT TO SECTION 420 OF THE ACT OF JUNE 1, 1945 (P.L.1242, NO.428), KNOWN AS THE "STATE HIGHWAY LAW", BEFORE DRIVEWAY ACCESS TO A STATE HIGHWAY IS PERMITTED.

0' 100' 200' 300'
GRAPHIC SCALE
1" = 100'

Carson Grant Houser, a Professional Land Surveyor, registered by the Commonwealth of Pennsylvania, do hereby certify that the plan as shown hereon is based upon actual field survey of the land described and that all angles, distances and courses are correctly shown, that the monuments and markers have been set as shown on the plat, and that this plan correctly represents the lots, land, streets and highways as surveyed and plotted by me for the owners or agents.

1/28/2026 SEAL
Signature of Surveyor

NO.	DATE	DESCRIPTION
REVISIONS		



LOCATION MAP
SCALE: 1" = 2000'

APPROVAL BY RESOLUTION OF TOWNSHIP SUPERVISORS OF RAYNE TOWNSHIP, COUNTY OF INDIANA, COMMONWEALTH OF PENNSYLVANIA, AT MEETING HELD ON THE ____ DAY OF ____ 20____.

SUPERVISORS

FINAL APPROVAL GRANTED BY INDIANA COUNTY OFFICE OF PLANNING AND DEVELOPMENT

THIS THE ____ DAY OF ____ 20____.

STAFF, OFFICE OF PLANNING AND DEVELOPMENT

RECORDED THIS ____ DAY OF ____ 20____.
IN THE REGISTER AND RECORDER OF DEEDS OFFICE
IN PLAN BOOK VOLUME ____ PAGE ____.
WITNESS MY HAND AND OFFICIAL SEAL ON THE
DAY AND DATE WRITTEN ABOVE.

RECORDER OF DEEDS

We, Robert P. Neese & Bonnie L. Neese, have designed for our land situated in Township of Rayne, County of Indiana, Commonwealth of Pennsylvania, lots and streets according to this plan which is intended to be recorded.
Witness our hand and seal.

COMMONWEALTH OF PENNSYLVANIA) SS:
COUNTY OF _____)

On the ____ day of ____ 20____, before me, the subscriber, a Notary Public of Commonwealth of Pennsylvania, personally appeared

, who acknowledge this plan to be the official plan of lots and streets, for their property located in the Township of Rayne, County of Indiana, Commonwealth of Pennsylvania, and desire that this plan be approved and recorded according to law.

(SEAL)

My Commission expires _____.

We, Brian K. Short & Karen S. Short, have designed for our land situated in Township of Rayne, County of Indiana, Commonwealth of Pennsylvania, lots and streets according to this plan which is intended to be recorded.
Witness our hand and seal.

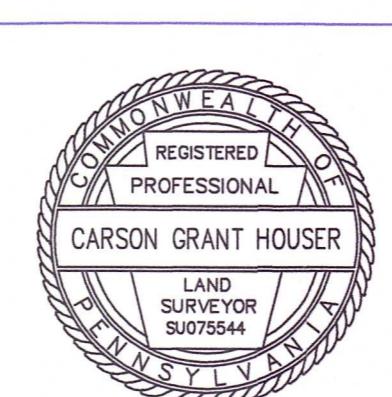
COMMONWEALTH OF PENNSYLVANIA) SS:
COUNTY OF _____)

On the ____ day of ____ 20____, before me, the subscriber, a Notary Public of Commonwealth of Pennsylvania, personally appeared

, who acknowledge this plan to be the official plan of lots and streets, for their property located in the Township of Rayne, County of Indiana, Commonwealth of Pennsylvania, and desire that this plan be approved and recorded according to law.

(SEAL)

My Commission expires _____.



PROPOSED MINOR SUBDIVISION

prepared for

BRIAN K. &
KAREN S. SHORT

situated in:

RAYNE TOWNSHIP, INDIANA COUNTY, PA

YOUNG &
ASSOCIATES
ENGINEERS • SURVEYORS

2039 South 6th Street
Indiana, PA 15701-6012
Phone: (724) 463-7090
Fax: (724) 463-7092
Email: chouser@wyaengineers.com

SHEET NO:

1

ISSUED: 1/20/2026 JOB: 24158 SCALE: 1" = 100'
FILE: NEESE DRAWN BY: J.N.S. CHECKED BY: C.G.H.



**Indiana County
Subdivision & Land Development Application
Class I, II, III & IV Proposals**

FOR OFFICE USE ONLY	
REFERENCE NO.	26013
REVIEW FEE	8300
FEE RECEIVED?	✓
CHECK NO.	8959

1	Plan Name G&E Family Limited Partnership	Municipality Marion Center
1a	Parent Parcel Land Owner(s) Name Ian Robert Evans	Email Address
	Parent Parcel Address 511 E Main Street Marion Center, Pa 15759	
1b	Recipient Parcel Land Owner(s) Name (FOR SIDE LOT ADDITIONS) G&E Family Limited Partnership	Email Address
	Recipient Land Owner(s) Address 12221 Route 210 Hwy, Home PA 15747	
2	Authorized Agent's Name (if different from the information above) Carson Houser	Email Address chouser@wjyaengineers.com Phone 724-422-0335
	Authorized Agent's Address	
3	Surveyor Timothy Botsford	Phone 724-422-2018

4 Written Intentions - Please outline your proposed Subdivision / Land Development below. Attach additional pages if necessary.

Proposed Lot No. 1 & Proposed Lot No. 2 will be non-building side-lot additions to parcel 31-003-500. All lots served by public sewage and water.

5	Class Filter (check all that apply)	Review Type	Plan Type
	Class I – Survey Correction, Plat Adjustment and Lot Consolidation	Preliminary	<input checked="" type="checkbox"/> New Proposal
	Class II – Court-Ordered Transfers, Settlements, Easements, Takings and Enforcements	Final	<input checked="" type="checkbox"/> Revision to Prior
<input checked="" type="checkbox"/>	Class III – Minor Subdivision (3 lots or less, no public improvements)	Revision	<input checked="" type="checkbox"/> Phase of Revision
	Class IV – Major Subdivision (4 or more lots with public improvements)		

6	Parcel ID #(s)	31-003-337	31-003-336	31-003-500		
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Indiana County Subdivision & Land Development Application Class I, II, III & IV Proposals

7 Plan Information			
Sewage	Water Supply	Streets / Roads	
<input checked="" type="checkbox"/> Public	<input checked="" type="checkbox"/> Public	<input checked="" type="checkbox"/> Public	
Community on-site	Community on-site	Private	
Individual on-lot	Individual on-lot	New	
Non-Building Waiver			
New Sewage System Permit	New Water Supply	Highway Occupancy Permit	

Parcel	Yes	No
Is the Parcel enrolled in Clean & Green?		<input checked="" type="checkbox"/>
Is the Parcel in an Agricultural Security Area?		<input checked="" type="checkbox"/>
Is the Parcel located in a Floodway or Floodplain?		<input checked="" type="checkbox"/>

8 Required for Submission

COMPLETED APPLICATION

PAID APPLICATION FEE

A MINIMUM OF 4 COPIES (SIGNED BY YOUR MUNICIPALITY) OF THE PROPOSED PLAN AND APPLICATION

DIGITAL DRAWING AND APPLICATION (ONLY UPON REQUEST): Flash Drive Email

ZONING FROM MUNICIPALITY (IF APPLICABLE)

COMPLETED PRELIMINARY / FINAL CHECKLIST (IF APPLICABLE)

Subdivision Base Review Fee Schedule Classes I, II, III & IV - Effective August 10, 2023

9 Applicant pays minimum fees and all billable expenses from professional consultants involved in reviewing and inspecting the Subdivision / Land Development plan and Stormwater plan (e.g., mileage, copies, surveying).

Classes I-III – Minor Subdivisions (3 lots or less-no public improvements), Consolidations, Corrections, Adjustments, Court Ordered Transfers, Settlements, Easements and Takings	\$75.00 / Class
Class IV – Major Subdivisions (4 or more separate deeded parcels or lots-with public improvements)	\$150.00 PLUS
Each New Lot (after 4 lots)	\$10.00 each lot

Applicants have ninety (90) days to record an approved plan. Plans that have not been recorded after 90 days will require reapproval from the Planning Commission.

<input type="checkbox"/>	REAPPROVAL FEE	\$50.00
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BASE REVIEW FEE	\$ 300.00
NO. OF NEW LOTS (Class IV)	
X \$10.00 =	
TOTAL REVIEW FEE	\$ 300.00

For your convenience, we accept fee payment by cash, check, or credit card.
Please make checks payable to 'Indiana County'



Indiana County Subdivision & Land Development Application Class I, II, III & IV Proposals

FOR OFFICE USE ONLY	
REFERENCE NO.	20014
REVIEW FEE	\$75
FEE RECEIVED?	✓
CHECK NO.	8958

1	Plan Name Matthew Campbell	Municipality North Mahoning
1a	Parent Parcel Land Owner(s) Name Matthew Campbell	Email Address
1b	Parent Parcel Address 288 Bush Road Rochester Mills, Pa 15771	Phone
2	Recipient Parcel Land Owner(s) Name (FOR SIDE LOT ADDITIONS) Carson Houser	Email Address
2	Recipient Land Owner(s) Address 2039 South 6th Street Indiana, Pa 15701	Phone
3	Surveyor Carson Houser	Phone 724-422-0335

4 **Written Intentions - Please outline your proposed Subdivision / Land Development below. Attach additional pages if necessary.**

Proposed Lot No. 1 will be a new building lot with on lot water and sewage. Remaining Lot has on-lot sewage and water.

5	Class Filter (check all that apply)	Review Type	Plan Type
<input type="checkbox"/>	Class I – Survey Correction, Plat Adjustment and Lot Consolidation	Preliminary	<input checked="" type="checkbox"/> New Proposal
<input type="checkbox"/>	Class II – Court-Ordered Transfers, Settlements, Easements, Takings and Enforcements	Final	<input type="checkbox"/> Revision to Prior
<input checked="" type="checkbox"/>	Class III – Minor Subdivision (3 lots or less, no public improvements)	Revision	<input type="checkbox"/> Phase of Revision
<input type="checkbox"/>	Class IV – Major Subdivision (4 or more lots with public improvements)		

6	Parcel ID #(s)	28-005-100			
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Indiana County Subdivision & Land Development Application Class I, II, III & IV Proposals

7 Plan Information			
Sewage	Water Supply	Streets / Roads	
Public	Public	<input checked="" type="checkbox"/>	Public
Community on-site	Community on-site		Private
<input checked="" type="checkbox"/> Individual on-lot	<input checked="" type="checkbox"/> Individual on-lot		New
Non-Building Waiver			
New Sewage System Permit	New Water Supply		Highway Occupancy Permit

Parcel	Yes	No
Is the Parcel enrolled in Clean & Green?		<input checked="" type="checkbox"/>
Is the Parcel in an Agricultural Security Area?		<input checked="" type="checkbox"/>
Is the Parcel located in a Floodway or Floodplain?		<input checked="" type="checkbox"/>

8 Required for Submission

COMPLETED APPLICATION PAID APPLICATION FEE

A MINIMUM OF 4 COPIES (SIGNED BY YOUR MUNICIPALITY) OF THE PROPOSED PLAN AND APPLICATION

DIGITAL DRAWING AND APPLICATION (ONLY UPON REQUEST): Flash Drive Email

ZONING FROM MUNICIPALITY (IF APPLICABLE)

COMPLETED PRELIMINARY / FINAL CHECKLIST (IF APPLICABLE)

Subdivision Base Review Fee Schedule Classes I, II, III & IV - Effective August 10, 2023

9 Applicant pays minimum fees and all billable expenses from professional consultants involved in reviewing and inspecting the Subdivision / Land Development plan and Stormwater plan (e.g., mileage, copies, surveying).

Classes I-III – Minor Subdivisions (3 lots or less-no public improvements), Consolidations, Corrections, Adjustments, Court Ordered Transfers, Settlements, Easements and Takings	\$75.00 / Class
Class IV – Major Subdivisions (4 or more separate deeded parcels or lots-with public improvements)	\$150.00 PLUS
Each New Lot (after 4 lots)	\$10.00 each lot

Applicants have ninety (90) days to record an approved plan. Plans that have not been recorded after 90 days will require reapproval from the Planning Commission.

	REAPPROVAL FEE	\$50.00
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BASE REVIEW FEE	\$ 75.00
NO. OF NEW LOTS (Class IV)	
X \$10.00 =	
TOTAL REVIEW FEE	\$ 75.00

*For your convenience, we accept fee payment by cash, check, or credit card.
Please make checks payable to 'Indiana County'*

NOTES:

- THESE PREMISES ARE SUBJECT TO ANY EASEMENTS, RESTRICTIONS, AND RESERVATIONS OF RECORD, ALSO NO ABSTRACT OF TITLE OR RESULTS OF A TITLE SEARCH WERE FURNISHED TO THE SURVEYOR. OTHER DOCUMENTS MAY EXIST THAT COULD AFFECT THE SUBJECT PROPERTY.
- BEARING BASE FOR THIS PLAN IS BASED ON PENNSYLVANIA STATE PLANE COORDINATE SYSTEM, SOUTH ZONE, NAD 83 AS DETERMINED BY SURVEY GRADE RTK GPS EQUIPMENT.
- IRON PINS SET BY THIS SURVEY ARE REBARS WITH CAPS.
- REMAINDER PARCEL CONTAINS A DWELLING SERVED BY EXISTING ON LOT WATER AND SANITARY SEWER FACILITIES.
- PROPOSED LOT NO. 1 CONTAINS A DWELLING SERVED BY EXISTING ON LOT WATER AND SANITARY SEWER FACILITIES.

I, Matthew Campbell, have designed for our land situated in Township of North Mahoning, County of Indiana, Commonwealth of Pennsylvania, the lots and streets according to this plan which is intended to be recorded.
Witness my/our hand and seal.

COMMONWEALTH OF PENNSYLVANIA) SS:
COUNTY OF _____)
On the _____ day of _____, 20____, before me, the subscriber, a
Notary Public of Commonwealth of Pennsylvania, personally appeared

who acknowledge this plan to be the official plan of lots and streets, for his/her/their property located in the Township of North Mahoning, County of Indiana, Commonwealth of Pennsylvania, and desire that this plan be approved and recorded according to law.

(SEAL)

My Commission expires _____.

REVIEWED BY NORTH MAHONING TOWNSHIP,
COUNTY OF INDIANA, COMMONWEALTH OF
PENNSYLVANIA ON THE _____ DAY OF
20____.

SUPERVISOR / SECRETARY

FINAL APPROVAL GRANTED BY INDIANA COUNTY PLANNING
COMMISSION

THIS THE _____ DAY OF _____ 20____.

CHAIR

SECRETARY

RECORDED THIS _____ DAY OF _____, 20____.
IN THE REGISTER AND RECORDER OF DEEDS OFFICE
IN PLAT BOOK VOLUME _____ PAGE _____
WITNESS MY HAND AND OFFICIAL SEAL ON THE
DAY AND DATE WRITTEN ABOVE.

RECORDER OF DEEDS

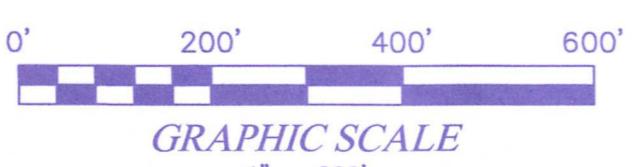
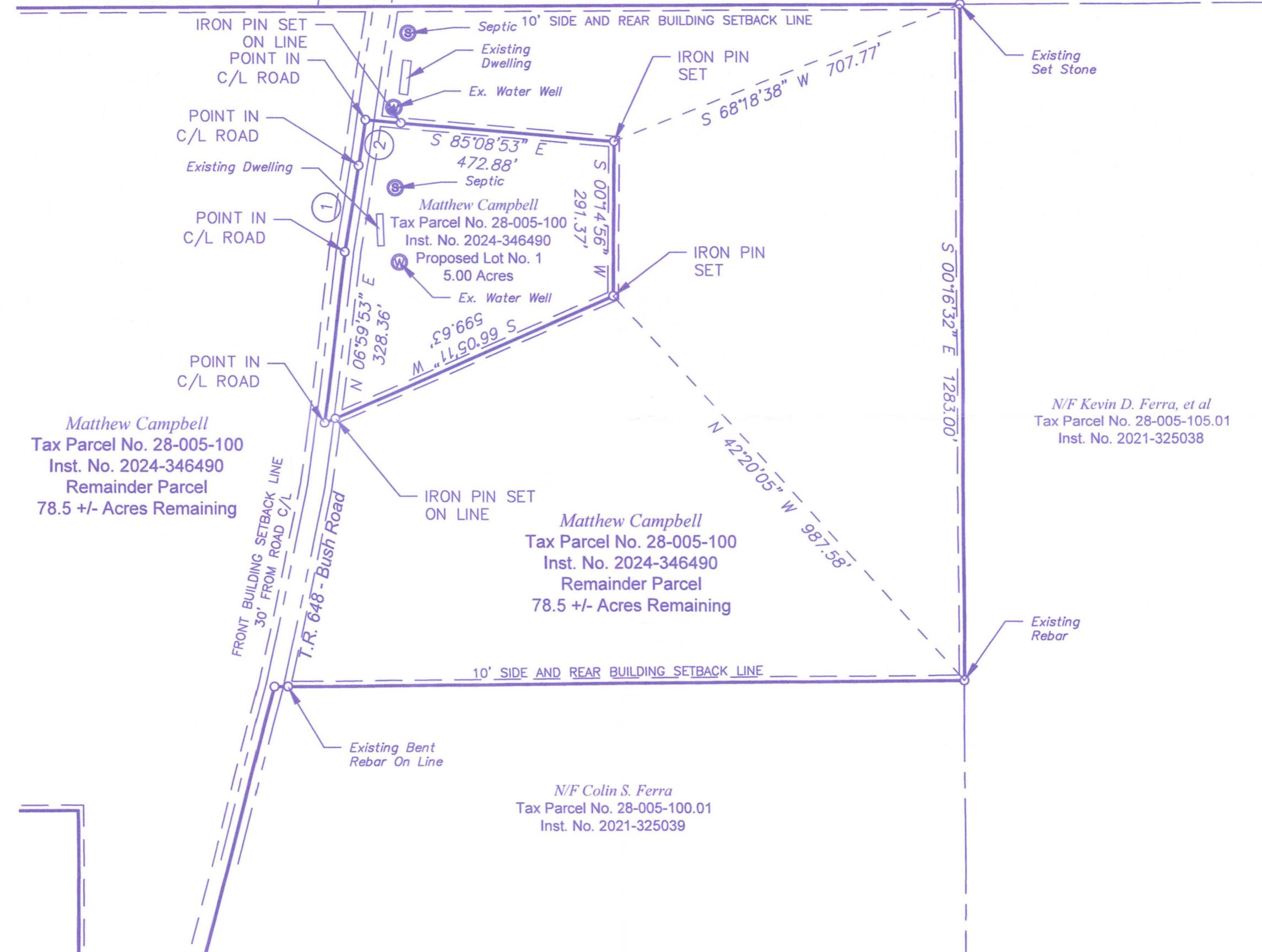
I, Carson Grant Houser, a Professional Land Surveyor, registered by the Commonwealth of Pennsylvania, do hereby certify that the plan as shown hereon is based upon actual field survey of the land described and that all angles, distances and courses are correctly shown, that the monuments and markers have been set as shown on the plat, and that this plan correctly represents the lots, land, streets and highways as surveyed and plotted by me for the owners or agents.

1/26/2026 SEAL 
Signature of Surveyor

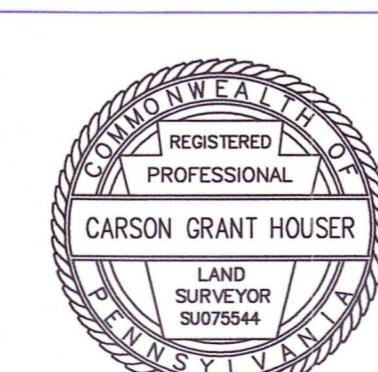
N/F Jeffrey S. Gerhard, et ux
Tax Parcel No. 28-006-106.02B1
Inst. No. 2008-192102

N/F Judith A. Coon, et al
Tax Parcel No. 28-006-120
Inst. No. 2023-340199

LINE TABLE		
LINE	BEARING	DISTANCE
1	N 08°54'42" E	164.48'
2	N 08°25'57" E	86.97'



NO.	DATE	DESCRIPTION	REVISIONS



PROPOSED MINOR SUBDIVISION
prepared for

MATTHEW CAMPBELL

situated in:

NORTH MAHONING TOWNSHIP, INDIANA COUNTY, PA

YOUNG & ASSOCIATES
ENGINEERS • SURVEYORS

2039 South 6th Street
Indiana, PA 15701-6012
Phone: (724) 463-7090
Fax: (724) 463-7092
Email: chouser@yjaengineering.com

SHEET NO:

1

ISSUED: 1/7/2025 JOB: 25397 SCALE: 1" = 200'
FILE: HARMON DRAWN BY: J.N.S. CHECKED BY: C.G.H.



INDIANA COUNTY OFFICE OF PLANNING & DEVELOPMENT

**Indiana County
Subdivision & Land Development Application
Class I, II, III & IV Proposals**

FOR OFFICE USE ONLY	
REFERENCE NO.	210815
REVIEW FEE	\$75
FEES RECEIVED?	✓
CHECK NO.	136

1	Plan Name <i>R Boring #1</i>	Municipality <i>Green Twp</i>
1a	Parent Parcel Land Owner(s) Name <i>Robert Boring</i>	Email Address
	Parent Parcel Address <i>1162 Zenith Road Cherry Tree Pa 15724</i>	Phone <i>724-388-9508</i>
1b	Recipient Parcel Land Owner(s) Name (FOR SIDE LOT ADDITIONS) <i>Michael Boring</i>	Email Address
	Recipient Land Owner(s) Address <i>1088 Zenith Rd Cherry Tree PA 15724</i>	Phone <i>814-241-2057</i>
2	Authorized Agent's Name (if different from the information above)	Email Address
	Authorized Agent's Address	Phone
3	Surveyor <i>F Joseph Lantzy Lantzy Surveying</i>	Phone <i>724-388-3661</i>

4 Written Intentions - Please outline your proposed Subdivision / Land Development below. Attach additional pages if necessary.

Parcel 28-082-121.01 being Subdivided for estate planning purposes. Parcel A to be converted. Both PARCEL A & remainder have no lot sewage

RECEIVED

FEB 03 2026

Indiana County
Office of Planning & Development

5	Class Filter (check all that apply)	Review Type	Plan Type
	Class I – Survey Correction, Plat Adjustment and Lot Consolidation	Preliminary	<input checked="" type="checkbox"/> New Proposal
	Class II – Court-Ordered Transfers, Settlements, Easements, Takings and Enforcements	Final	Revision to Prior
<input checked="" type="checkbox"/>	Class III – Minor Subdivision (3 lots or less, no public improvements)	Revision	Phase of Revision
	Class IV – Major Subdivision (4 or more lots with public improvements)		

6	Parcel ID #(s) <i>28-082-121.01</i>			
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Indiana County Subdivision & Land Development Application Class I, II, III & IV Proposals

7 Plan Information			
Sewage	Water Supply	Streets / Roads	
Public	Public	Public	<i>Twp Road</i>
Community on-site	Community on-site	Private	
Individual on-lot	Individual on-lot	New	
Non-Building Waiver	New Water Supply	Highway Occupancy Permit	
New Sewage System Permit			

Parcel	Yes	No
Is the Parcel enrolled in Clean & Green?		<input checked="" type="checkbox"/>
Is the Parcel in an Agricultural Security Area?		<input checked="" type="checkbox"/>
Is the Parcel located in a Floodway or Floodplain?		<input checked="" type="checkbox"/>

8 Required for Submission

COMPLETED APPLICATION PAID APPLICATION FEE

A MINIMUM OF 4 COPIES (SIGNED BY YOUR MUNICIPALITY) OF THE PROPOSED PLAN AND APPLICATION *6 Copies*

DIGITAL DRAWING AND APPLICATION (ONLY UPON REQUEST): _____ Flash Drive _____ Email

ZONING FROM MUNICIPALITY (IF APPLICABLE)

COMPLETED PRELIMINARY / FINAL CHECKLIST (IF APPLICABLE)

Subdivision Base Review Fee Schedule Classes I, II, III & IV - Effective August 10, 2023

9 Applicant pays minimum fees and all billable expenses from professional consultants involved in reviewing and inspecting the Subdivision / Land Development plan and Stormwater plan (e.g., mileage, copies, surveying).

Classes I-III – Minor Subdivisions (3 lots or less-no public improvements), Consolidations, Corrections, Adjustments, Court Ordered Transfers, Settlements, Easements and Takings	\$75.00 / Class
Class IV – Major Subdivisions (4 or more separate deeded parcels or lots-with public improvements)	\$150.00 PLUS
Each New Lot (after 4 lots)	\$10.00 each lot

Applicants have ninety (90) days to record an approved plan. Plans that have not been recorded after 90 days will require reapproval from the Planning Commission.

<input type="checkbox"/>	REAPPROVAL FEE	\$50.00
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BASE REVIEW FEE	<i>\$75</i>
NO. OF NEW LOTS (Class IV)	<i>1</i>
X \$10.00 =	<i>\$10</i>
TOTAL REVIEW FEE	<i>\$85</i>

For your convenience, we accept fee payment by cash, check, or credit card.
Please make checks payable to 'Indiana County'



INDIANA COUNTY OFFICE OF PLANNING & DEVELOPMENT

**Indiana County
Subdivision & Land Development Application
Class I, II, III & IV Proposals**

FOR OFFICE USE ONLY	
REFERENCE NO.	26016
REVIEW FEE	\$150
FEES RECEIVED?	✓
CHECK NO.	1582

1	Plan Name <i>Minor Subdivision Elva Jane Nulph</i>	Municipality <i>Montgomery Township</i>
1a	Parent Parcel Land Owner(s) Name <i>Elva Jane Nulph</i>	Email Address
1b	Parent Parcel Address <i>560 Lentz Road, Glen Campbell, PA 15742</i>	Phone <i>1.814.243.4896</i>
1b	Recipient Parcel Land Owner(s) Name (FOR SIDE LOT ADDITIONS) <i>Herbert Greene III & Sarah Dinius</i>	Email Address
1b	Recipient Land Owner(s) Address <i>680 Lentz Road, Glen Campbell, PA 15742</i>	Phone <i>1.814.243.4896</i>
2	Authorized Agent's Name (if different from the information above) <i>Herbert Greene III & Sarah Dinius</i>	Email Address
2	Authorized Agent's Address <i>680 Lentz Road, Glen Campbell, PA 15742</i>	Phone <i>1.814.243.4896</i>
3	Surveyor <i>Kimberly Surveying - Stan Kimberly, P.L.S.</i>	Phone <i>1.814.935.9316 687.4278</i>

4 Written Intentions - Please outline your proposed Subdivision / Land Development below. Attach additional pages if necessary.

Subdivide all land north of Lentz Road. Combine lot with existing parcel 32-004-114.01 as a side lot addition

RECEIVED

FEB 04 2026

Indiana County
Office of Planning & Development

5	Class Filter (check all that apply)	Review Type	Plan Type
<input checked="" type="checkbox"/>	Class I – Survey Correction, Plat Adjustment and Lot Consolidation	Preliminary	<input checked="" type="checkbox"/> New Proposal
<input checked="" type="checkbox"/>	Class II – Court-Ordered Transfers, Settlements, Easements, Takings and Enforcements	<input checked="" type="checkbox"/> Final	Revision to Prior
<input checked="" type="checkbox"/>	Class III – Minor Subdivision (3 lots or less, no public improvements)	<input checked="" type="checkbox"/> Revision	Phase of Revision
	Class IV – Major Subdivision (4 or more lots with public improvements)		

6	Parcel ID #(s)	32-004-114	32-004-114.001		
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INDIANA COUNTY OFFICE OF PLANNING & DEVELOPMENT

Indiana County Subdivision & Land Development Application Class I, II, III & IV Proposals

7 Plan Information		
Sewage	Water Supply	Streets / Roads
Public	Public	<input checked="" type="checkbox"/> Public
Community on-site	Community on-site	Private
<input checked="" type="checkbox"/> Individual on-lot	<input checked="" type="checkbox"/> Individual on-lot	New
Non-Building Waiver	New Water Supply	Highway Occupancy Permit
New Sewage System Permit		

Parcel	Yes	No
Is the Parcel enrolled in Clean & Green?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Is the Parcel in an Agricultural Security Area?	<input checked="" type="checkbox"/>	<input type="checkbox"/>
Is the Parcel located in a Floodway or Floodplain?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

8 Required for Submission

COMPLETED APPLICATION

PAID APPLICATION FEE

A MINIMUM OF 4 COPIES (SIGNED BY YOUR MUNICIPALITY) OF THE PROPOSED PLAN AND APPLICATION

DIGITAL DRAWING AND APPLICATION (ONLY UPON REQUEST): Flash Drive Email

ZONING FROM MUNICIPALITY (IF APPLICABLE)

COMPLETED PRELIMINARY / FINAL CHECKLIST (IF APPLICABLE)

Subdivision Base Review Fee Schedule Classes I, II, III & IV - Effective August 10, 2023

9 Applicant pays minimum fees and all billable expenses from professional consultants involved in reviewing and inspecting the Subdivision / Land Development plan and Stormwater plan (e.g., mileage, copies, surveying).

Classes I-III – Minor Subdivisions (3 lots or less-no public improvements), Consolidations, Corrections, Adjustments, Court Ordered Transfers, Settlements, Easements and Takings	\$75.00 / Class
Class IV – Major Subdivisions (4 or more separate deeded parcels or lots-with public improvements)	\$150.00 PLUS
Each New Lot (after 4 lots)	\$10.00 each lot

Applicants have ninety (90) days to record an approved plan. Plans that have not been recorded after 90 days will require reapproval from the Planning Commission.

REAPPROVAL FEE	\$50.00
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BASE REVIEW FEE	
NO. OF NEW LOTS (Class IV)	
X \$10.00 =	
TOTAL REVIEW FEE	

*For your convenience, we accept fee payment by cash, check, or credit card.
Please make checks payable to 'Indiana County'*

GENERAL SITE DATA

LAND OWNER- Richard C. Nulph [Deceased]
Elva Jane Nulph

TAX PARCEL- 32-004-114.00

ADDRESS- 560 Lentz Road, Glen Campbell, Pa 15742

ZONING- None

RECORD INST- DB 1650 PG 277

LAND USE- Residential

WATER- Well/Spring

SEWER- On lot

MONTGOMERY TOWNSHIP SUPERVISORS

Approved by the Montgomery Township Supervisors on
this the 4th day of February, 2026.

Chairman

Paula Burke

Secretary

INDIANA COUNTY PLANNING COMMISSION

Final approval granted by the Indiana County Planning Commission
on this _____ day of _____, 2026

Chairman

Secretary

NOTE:
The subdivider must record this subdivision with the recorder
of deeds office at the Indiana County Courthouse within ninety
[90] days from the date of the last signatures by the governing
body processing final approval, as per the Pennsylvania
Municipalities Planning Code, Act 247 of 1968 as amended,
Section 513

INDIANA COUNTY RECORDERS OFFICE
Recorded in the recorder's office for the recording of deeds, plans, etc.
in said county, in map file number _____, given under
my hand and seal this _____ day of _____, 2026.

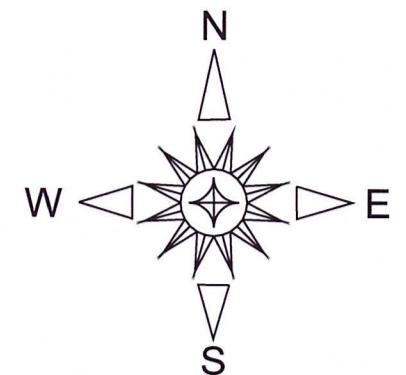
Recorder



KIMBERLY SURVEYING
1873 BEAVER VALLEY RD
FLINTON PA 16640
KIMBERLYSURVEYING@YAHOO.COM
814-687-4278/814-935-9396

N/F
MARK
STEBBINS
2021-322562
32-013-106.01

S88°05'44"E 1114.00"



LOT CONSOLIDATION
LOT3 [49.098 Acres]
+ LOT 2 [4.00 Acres]
53.098 ACRES

LEGEND	
+	Ground shot
△	Traverse
○	Rebar
◎	Iron Pipe
○	Power Pole
■	Well
○	3Port Hydrant
○	Sanitary Manhole
●	Set Rebar
□	Gas Well
□	Stake

Parcel line
to be removed

Building
set back

Woods
Line

LOT 3

53.098 Acres - 4 Acres = 49.098 Acres

[WOODED]

N/F
MUSSER F. HOLDINGS LP
DB1628 PG 304
32-004-113

LOT 2

4.00 ACRES

PROPERTY LINE TO BE REMOVED

S88°00'00"E 300.00'

PROPERTY OF
HERBERT &
SARAH GREENE
DB1650 PG 283
32-004-114.01

PROPERTY LINE TO BE REMOVED

N28°00'00"E 380.80'

PROPERTY LINE TO BE REMOVED

S28°00'00"W 580.80'

PROPERTY LINE TO BE REMOVED

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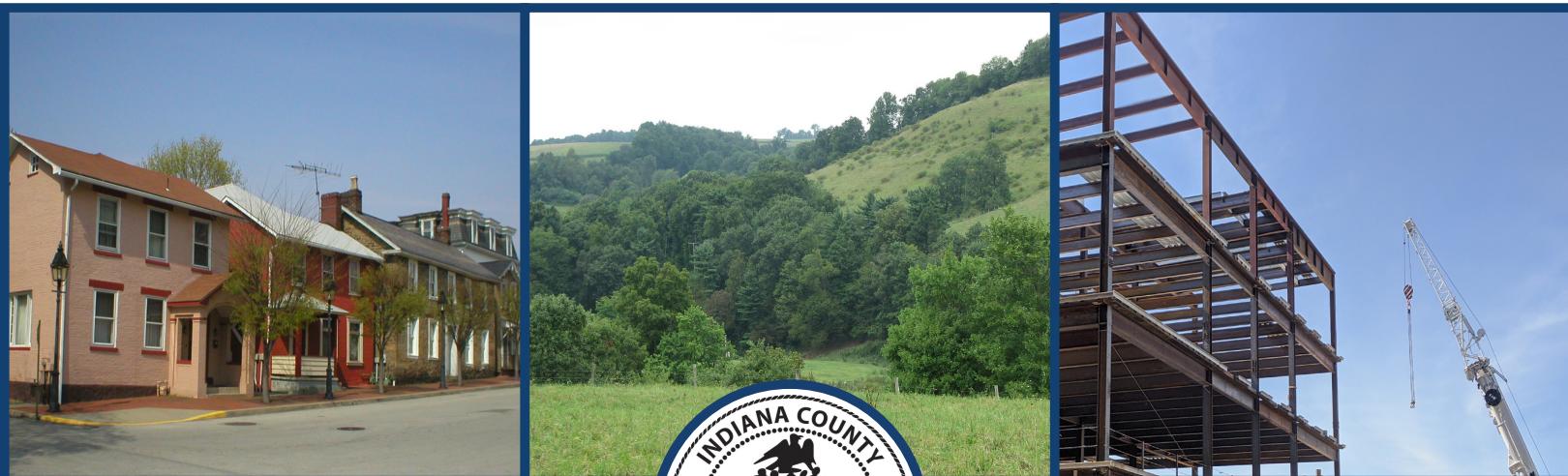
N88°00'00"W 335.80'

INDIANA COUNTY

Planning Commission

Public Meeting

2/11/2026



SALDO Adopted April 12, 2023

Ordinance No. 2023-0412



4. EXPIRED PLANS FOR REAPPROVAL



Indiana County Subdivision & Land Development Application Class V & VI Proposals

FOR OFFICE USE ONLY	
REFERENCE NO.	25894
REVIEW FEE	\$50
FEES RECEIVED?	
CHECK NO.	

Project Name 553 Clymer Realty Building Addition	Municipality Cherryhill Township
Address / Location of Project 9951 Route 403, Clymer, PA 15728	
Property Owner 553 Clymer Realty, LLC	Contact Phone No. 724-254-0553
Mailing Address 5290 Route 553 Hwy, Clymer, PA 15728	Email Address jamiec@553autobody.com
Applicant Name Jamie Cooper	Contact Phone No. 724-254-0553
Mailing Address 5290 Route 553 Hwy, Clymer, PA 15728	Email Address jamiec@553autobody.com

Class Category	Review Status	Plan Type	
Class V – Land Development WITHOUT Building	Preliminary	<input checked="" type="checkbox"/>	New Proposal.
	Preliminary or Final		Revision to Prior
X Class VI – Land Development WITH Building	Final		Phase of Revision
	Revision		

Parcel ID #(s)	13-012-110.01E			
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Plan Information			Additional Information		Yes	No
Sewage		Water Supply	Streets / Roads		Is / Does the parcel...	
Public		Public	Public		Enrolled in Clean & Green?	<input type="checkbox"/> No
Community on-site		Community on-site	Private		In an Agricultural Security Area?	<input type="checkbox"/> No
X Individual on-lot	<input checked="" type="checkbox"/>	Individual on-lot	New		Have Easements? (Please Provide)	<input type="checkbox"/> Yes
Non-Building Waiver		New Water Supply	Highway Occupancy Permit		Have Deed Restrictions? (Please Provide)	<input type="checkbox"/> No
New Sewage System Permit					Located in a Floodway or Floodplain?	<input type="checkbox"/> No

Notification to Others

The following agencies have been notified about the proposed site development

Conservation District Date: N/A PennDOT Date: N/A

PA DEP Date: N/A Sewage Enforcement Date: 2024

Subdivision Fee Schedule Classes V & VI - Effective August 10, 2023

These are the minimum fees. Applicant shall pay the full cost of any billable expenses from professional consultants (such as mileage, copies, surveying costs, etc.) related to the review and inspection of the applicant's subdivision and/or land development plan and/or stormwater management program. PLEASE MAKE CHECKS PAYABLE TO INDIANA COUNTY OFFICE OF PLANNING & DEVELOPMENT.

Class V – Land Development WITHOUT a Building	<u>Preliminary</u> Review & Approval \$100.00
	<u>Final</u> Review & Approval \$150.00
Class VI – Land Development WITH a Building	Less than 10,000 SF \$200.00 + \$0.10 per SF
	More than 10,000 SF \$200.00 + \$0.05 per SF

Class V	
PRELIMINARY PLAN REVIEW FEE	\$100.00
FINAL PLAN REVIEW FEE	\$150.00
TOTAL FEE	

Class VI	
BASE REVIEW FEE	\$200.00
TOTAL SF	2,800
X \$ 0.10 =	280.00
TOTAL FEE	480.00

Applicants have ninety (90) days to record an approved plan. Plans that have not been recorded after 90 days will require reapproval from the Planning Commission.

<input checked="" type="checkbox"/>	REAPPROVAL FEE	\$50.00
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I/We authorize this Land Development.

I/We authorize the following individual to be the agent for executing this submission and to be contacted with any questions or concerns regarding this submission during the review process.

Authorized Agent's Name: Jamie Cooper Phone: 724-254-0553

Email: jamiec@553autobody.com

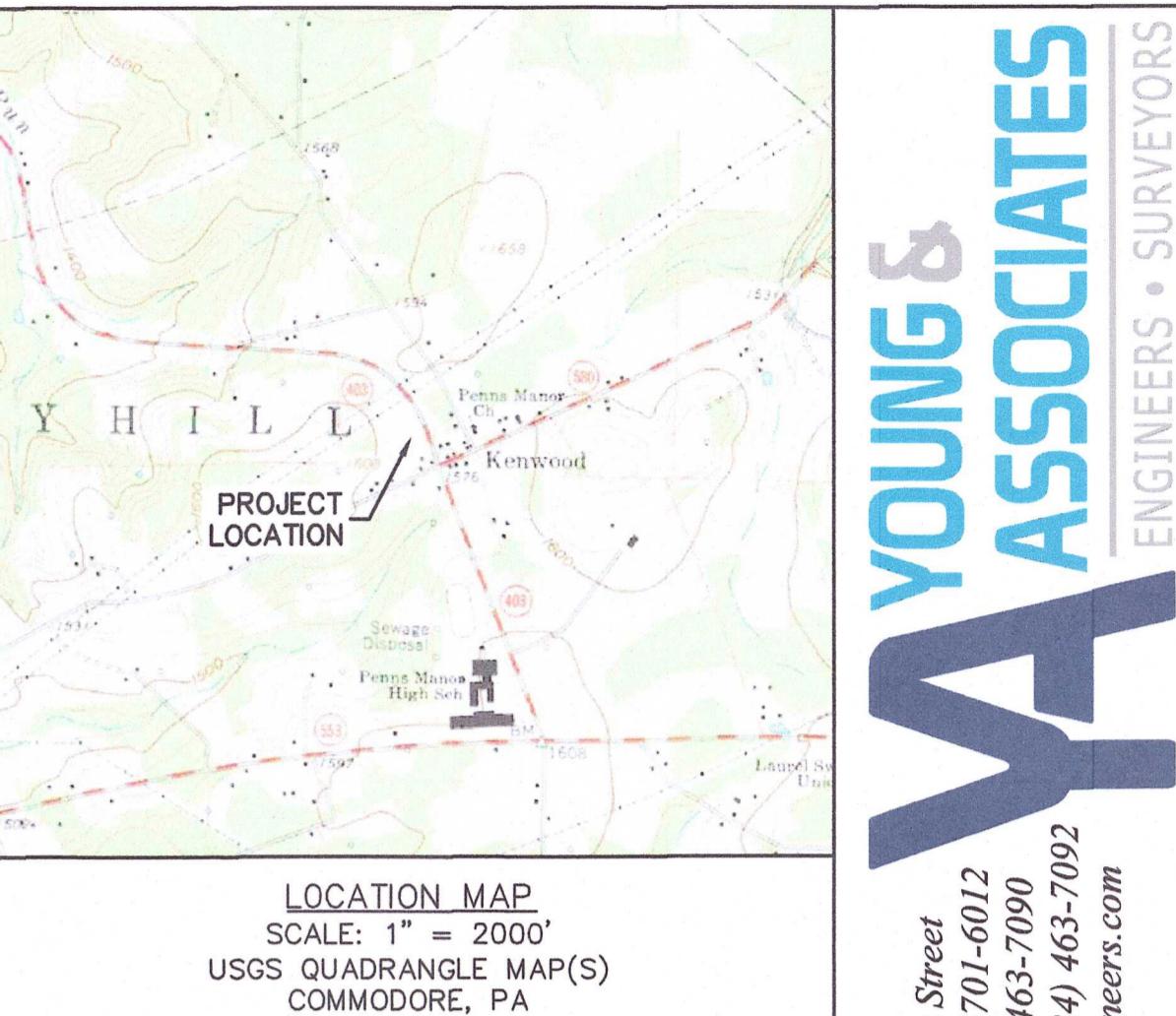
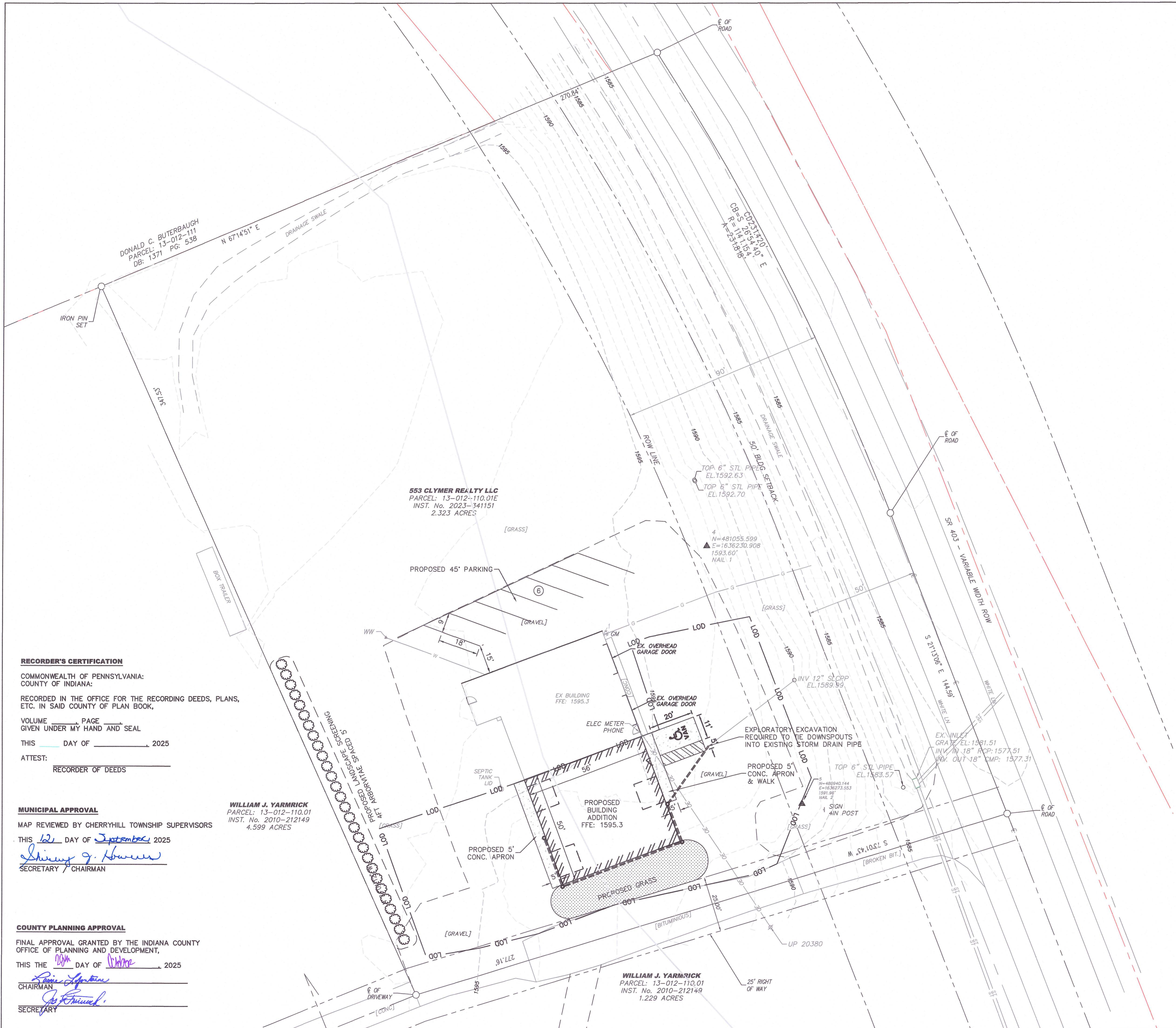
I/We authorize the Indiana County Office of Planning & Development and any authorized agent of the Office to visit / enter this property between 8am and 4pm at their own risk while this plan is being reviewed.

For lot addition subdivisions, the owner(s) of the parent lot and the owner(s) of the recipient lot must sign the application in the space below.

Parcel Landowner Signature: Jamie Cooper

If the Applicant is different than the Landowner, the Applicant must sign the application in the space below.

Applicant Signature: _____



YOUNG & ASSOCIATES

ENGINEERS • SURVEYORS

YJ

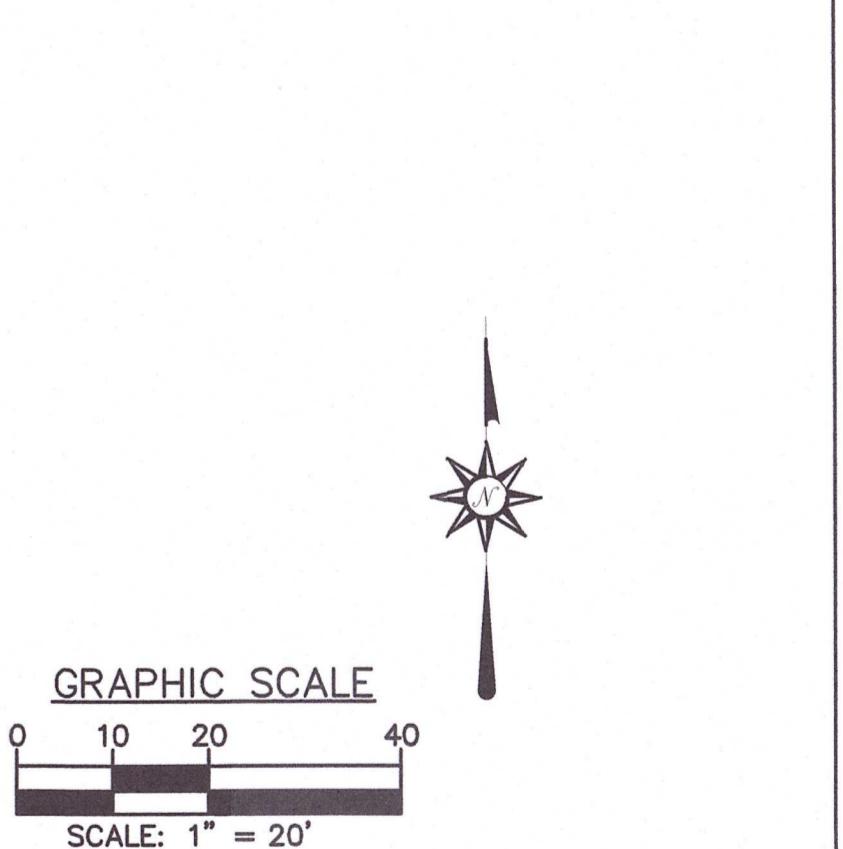
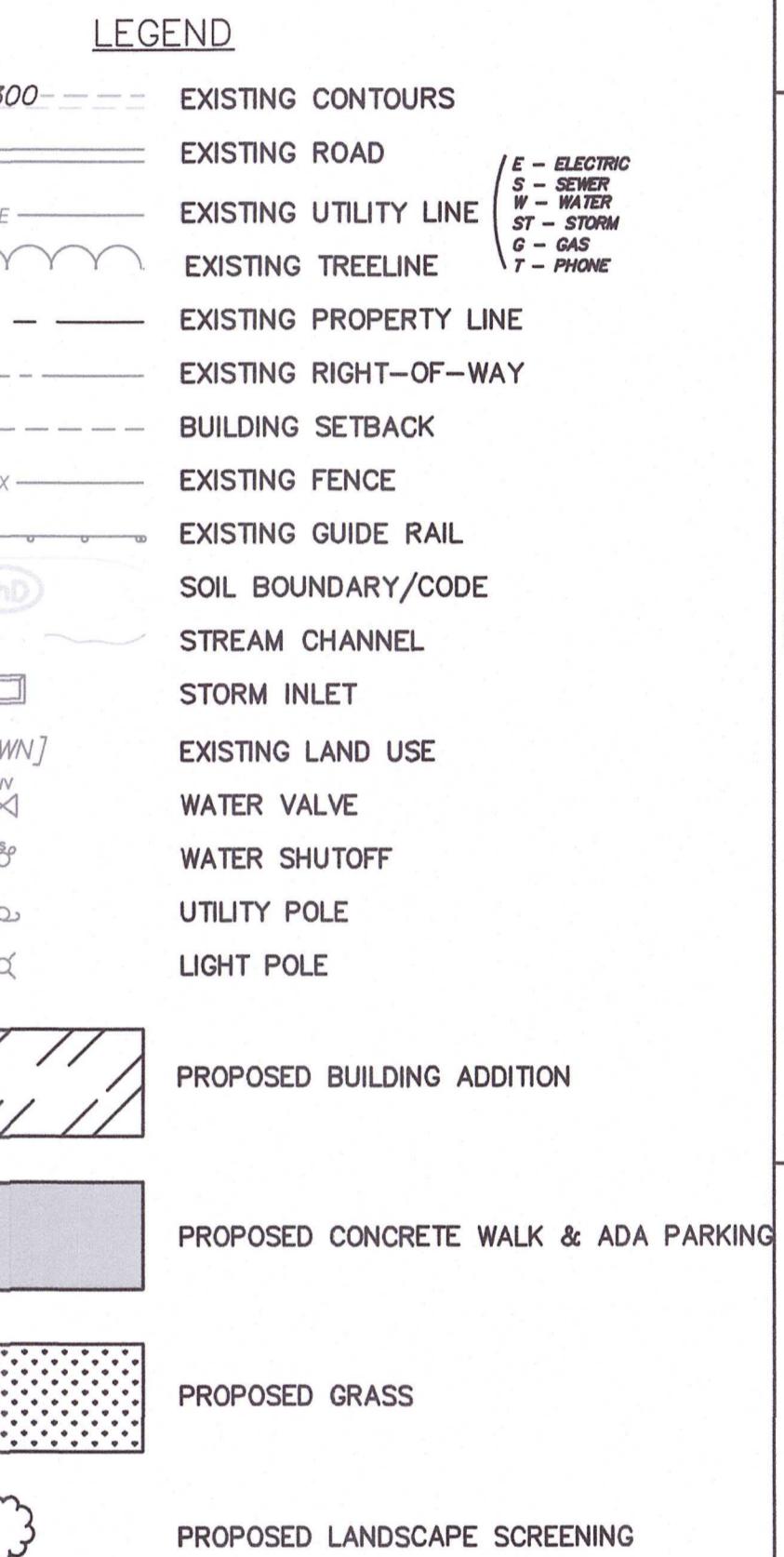
YOUNG & ASSOCIATES

ENGINEERS • SURVEYORS

2039 South 6th Street
Indiana, PA 15701-0612
Phone: (724) 463-7090
Facsimile: (724) 463-7092
www.yjassociates.com

YOUNG & ASSOCIATES

ENGINEERS • SURVEYORS



PROPOSED SITE & LANDSCAPING PLAN
PROPOSED BUILDING ADDITION
553 CLYMER REALTY LLC

CHERRYHILL TOWNSHIP, INDIANA COUNTY, PENNSYLVANIA

PROJECT NO.: 25136
DRAWN BY: NWE
CHECKED BY: JTJ
SCALE: 1" = 20'
DATE: 12/11/2024
PLOT DATE: 08/28/2025
SHEET NO.: C.02.1

Z-1000 PROJECT 25136 - 553 CLYMER REALTY LLC - SERVICE BUILDING ADDITION AND STORM DRAIN (20250526) Plan Drawing

COPYRIGHT STATEMENT: This document is the intellectual and creative property of W.J. Young & Associates, Inc. (WJA). The recipient agrees to protect the content from distribution and dissemination except as required for this specified project. The contents of this document are the express, written consent of WJA.

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County Office of Planning & Development- Planning Section Project Updates for the Planning Commission meeting: February 11, 2026

Route 22 Pedestrian and Bicycle Bridge Project

Bids were open and are on budget. Project awarded to Charles Merlo Construction out of Cambria County and to begin construction in 2025 to be complete in 2026. Construction underway. Girders placed across highway on 9/4-9/5. Construction continues. Should be complete for summer 2026.

Indiana County Stormwater Management Plan- Phase 2

Held a kick off meeting 8/17 with the project team and Consultant- we will meet monthly with them for these meetings. First WPAC meeting, 10/29. We had around 25 attendees and the official list of WPAC members continues to grow beyond that total. Working with consultant and WPAC on next components of the project scope, including prioritizing problem areas and developing potential solutions, as well as the model ordinance and other Plan components. Second WPAC meeting was postponed due to weather and is being rescheduled, currently looking at March 3 or 4 as potential dates.

WalkWorks and Decathlon

More information is available on the Indiana County Walking Decathlon Facebook page, Indiana County Office of Planning & Development's website <http://icopd.org/indiana-county-walkworks-program.html> and social media platforms: Facebook. Specific questions should be directed to Barbara Hauge

Working on a WalkWorks Routes Reinvigoration and Revitalization Campaign- White Township Relaunch was successful, albeit the weather. Next relaunch is Indiana Borough. Borough relaunch was a success. Next is Ernest. Planning for Spring 2026.

ICOPD and the Decathlon partners were awarded the Governor's Award for Local Government Excellence in the category of Health and Wellness Initiatives, on April 16, in Harrisburg.

Barb Hauge and Josh presented on 7/8 to the PA State Health Improvement Plan group about program(s)

We have begun planning for year 10 of the Decathlon. We have an extensive list of great walk ideas that we are working through to reduce to about 12-14 total events. and a celebration will be planned for June to celebrate 10 years.

Great program coming together of at least 13 events throughout Indiana County! Hot Chocolate Walk is February 7, 2026 at 10:00am. Tell your friends!

Hot Chocolate Walk Rescheduled to 2/21!

Sustainable Economic Development Task Force

Summit VII was a great success. YouTube videos and Summit program information etc. is available on the website at www.sustainableindianacounty.org

Summit was very successful. Total Attendance: 121.

Continuing work on the report update. Met to begin discussing Summit IX for October 2026.

Indiana County Blight Remediation Plan-

We are developing a path forward to accomplish an update to the Housing Plan and a Blight Remediation Plan. We will examine things like Land Banking as part of the Plan. We have met with the Commissioners and are regrouping now that we were unfortunately denied the funding from DCED, but we are looking at other possible funding sources to fully fund the project. We currently have half of the funds needed to complete the plan.

- Expanded inventory to all 14 boroughs, 3 townships and 14 additional Census Designated Places and Villages. 240 properties have been identified. Updated and number has gone down, which is a good thing.

We are working on a Blight Remediation Strategy. Met with Creekside Borough to discuss their local Blight issues/concerns.

Considering adding some smaller communities/villages to the Blighted Property Inventory (BPI).

County has started a dedicated fund for blight remediation. A land bank is being considered also.

Continued discussion with the Commissioners and other County Departments and action items planned by ICOPD staff such as a Blight Strategy document. Meeting planned with other leaders in blight remediation from Westmoreland and Armstrong Counties. Work has begun on more data collection for the BPI as well as developing the blight strategy document. BPI has been updated to include a total of 268 properties. We have been to every municipality in some way.

Met with other County Departments and Commissioners to discuss Blight Strategy document. Working toward an RFP for a Consultant to assist in next steps.

Creative Spaces Collective

Visit creativespacescollective.com

New project page on our icopd.org website. Story Map is live! Continuing to partner with the Indiana Arts Council. We would support a future grant, but we are not currently considering being the applicant/lead for a future grant.

Building Permits Mapping Project

Working on mapping all building permits, commercial and residential from 2004-present. Developed GIS database and have begun mapping. Have all permits mapped that came through our office from 2004 to date. Will be working with other municipalities to look to acquire/develop their data. We will be analyzing the data we have to include in the Annual Report. We are currently working on developing the building permits data for White Township. Nearing completion on White Township permits.

Municipal Profiles and Trends

New project to develop mapping and data profiles for all 38 municipalities in the County as well as the County overall.

Lots of mapping done. We will share a map book at an upcoming meeting.

Lots of Census and American Community Survey (ACS) data being developed. Working to complete the project.

Working on developing a status inventory/needs assessment for remaining data and maps needed to complete the project.

Formatting the current draft document to produce a DRAFT for distribution and review. Document near completion.

County Seat to County Seat Bike Ride-

Partnering with Cambria County and C&I Trail Council and others to put on event. We had 55 riders and we had \$1250.00 in sponsorships for the event. The event was very successful and we will begin planning for next year when we will ride the other direction, from Indiana to Ebensburg. **We had riders from age 12-84 and from Holidaysburg to Ohio and a rider from Virginia.** September 19, 2026 is the date for the ride next year.

Indiana County Parks Inventory Update

Updating the County Parks GIS layer(s) and completing an update to the Inventory and Conditions assessment from the 2006 Indiana County Open Space, Parks, and Recreation Plan. F

Considering a full update to a Comprehensive Recreation Plan.

We are reviewing Jacob's work and may complete the inventory for presentation. Working with Indiana County Parks and Trails to update some of their mapping and incorporate into a larger project that includes local parks.

Student Planner Maddie Stankus is working with Senior Planner Kegan Stiles to complete the project.

Farmland Preservation

Assisting the Farmland Preservation Board with the ranking of farms for the program.

We have worked with the Farmland Preservation Board to get the application process underway and are facilitating the process through our office. Scott has been the point person for this work. Continuing to assist.

Working through the final elements of the encumbering process. Will need one more year to fully fund the purchase of the property.

Assisting with 7 year and yearly updates to the State Ag Board. Figuring out how this all works in terms of funding and administration of the Program here in Indiana County.

Land Development (Classes V & VI)		
APPLICANT	TOWNSHIP / BOROUGH	PARCEL NUMBER
Homer City Generation, LP	Center	12-017-109, 12-017-121 & 04-004-108
Subdivisions (Classes I - IV)		
APPLICANT	TOWNSHIP / BOROUGH	PARCEL NUMBER
Christopher & Lisa Stewart	E Mahoning	27-008-104
Sally Ann & Donald Dehaven	Canoe	11-009-109
Brian K. & Karen Short	Rayne	35-014-125 & 35-014-125.01
G&E Family, LP	Marion Center	31-003-337, 31-003-336, 31-003-500
Matthew Campbell	N Mahoning	28-005-100
Robert Boring	Green	20-002-121.01
Elva Jane Nulph	Montgomery	32-001-114 & 32-004-114.001