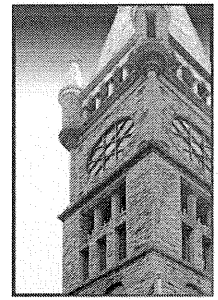


BUREAU OF CITY PLANNING

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SCRANTON

**CITY PLANNING COMMISSION  
JANUARY 16, 2008  
MINUTES**

**IN ATTENDANCE:**

Mr. Richardson  
Mr. Preambo  
Mrs. Moylan  
Mr. Jones  
Mr. Kennedy  
Mr. Thomas

Don King, City Planner  
Angela Nole, Secretary

**MINUTES:**

A motion to approve the minutes from the December 19, 2007 meeting was made by Mr. Jones and 2<sup>nd</sup> by Mr. Preambo. Mr. Kennedy and Mr. Richardson abstained. Approved 4-0.

**CORRESPONDENCE:**

A motion to have a re-organization meeting ten (10) minutes before the next CPC meeting was made by Mrs. Moylan and 2<sup>nd</sup> by Mr. Kennedy. Approved 6-0.

**OLD BUSINESS:**

- (1.) **Review of Land Development Plan by LCL Management for the development of 4 new apartment buildings within the Morgan Manor development R-3.**

Not present. No action taken.

**(2.) Review of Land Development Plan by Scranton School District for the development of an addition to the John F. Kennedy School at Prospect Ave. R-1A Zone.**

Alan Cerep was representing the Scranton School District. The parking and buffer relief was denied at the November 14, 2007 Zoning Board Hearing. The alternate plan meets the parking requirements by the ordinance. There will be 32 parking spaces. There will be a buffer area with shrubs and trees, which meet the ordinance.

The School District has received Sewer Authority and DEP approvals. Lackawanna County Planning Commission granted conditional approval pending city engineer approval and Conservation District approvals. The Conservation District had comments which are being addressed. The City Engineer had no major issues. There was no public opposition.

Mr. King recommended final conditional approval with three (3) conditions:

- Final approval from Soil Conservation District;
- Sewer Authority Tap-in Permit;
- Final approval from the City Engineer.

A motion to grant conditional approval with the aforementioned three (3) conditions was made by Mr. Preambo and 2<sup>nd</sup> by Mr. Richardson. Approved 6-0.

**NEW BUSINESS:**

**(1.) Review of Sketch Plan by Normandy Holdings LLC, for the development of 32 apt units at Oakford C between Linden St and Mulberry St, C-D Zone.**

Jerry Phillips, Burkavage Design, representing Normandy Holdings, LLC. The four-story building will have 16 apartments.

The Conservation District had comments. Normandy Holdings LLC is waiting for Sewer Authority comments. The parking will be in an existing

lot on Linden St and Wyoming Ave. There are about 100 parking spaces, which exceeds the ordinance requirements.

Mr. King recommended final conditional approval with the following three (3) conditions:

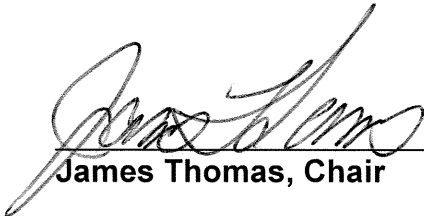
- Final approval from Soil Conservation District;
- Sewer Authority Tap-in permit;
- Final approval from the City Engineer.


A motion to grant final conditional approval with the aforementioned conditions was made by Mr. Jones and 2<sup>nd</sup> by Mrs. Moylan. Approved 6-0.

**COMMITTEE REPORTS:**

Mrs. Moylan stated the CPC meetings listed in the *Scranton Times* has the wrong day. It is listed as the third Tuesday of the month.

Mr. Preambo made a motion to adjourn and was 2<sup>nd</sup> by Mrs. Moylan.

  
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James Thomas, Chair

  
\_\_\_\_\_  
Angela Nole, Secretary