

PUBLIC NOTICE

NOTICE IS HEREBY GIVEN THAT THE LUZERNE COUNTY ZONING HEARING BOARD HAS RECEIVED APPLICATION FOR THE FOLLOWING VARIANCES FROM THE LUZERNE COUNTY ZONING ORDINANCE.

1. JMQ Properties LLC, Richard Parry, 346 Troxell Switch Road, Dallas, PA, request the following variances: Lot #1 – Lot Width – required 100 ft., requested 70.22 ft., Lot No. #2 – Lot Width – required 100 ft. requested 81.37 ft. to subdivide and reconfigure two (2) existing lots, making a new Lot #3 with existing residential structures at 346, 350, & 352 Troxell Switch Road, Lake Township located in a (R-1) Single Family Residence District.

2. Jacqueline Gill, 623 Foote Ave. Duryea, PA, request the following variances: Front Yard Variance - required 25 ft., requested 16 ft., Left Side Yard – required 5 ft., requested 2 ft. to place a 12ft. x 24 ft. carport in a side yard at that address, Duryea Borough, located in a (R-2) Single Family Residence District.

3. David Halchak, 53 Reese Road, Shickshinny, PA request the following variances to subdivide an existing parcel into two lots and create a new (1) acre Lot #1 with an existing residential structure: Lot #1: Lot Width - required 150 ft., requested 140 ft. Lot #2: Lot Width - required 150 ft., requested 10 ft., at 804 Broadway Road, Ross Township, located in an (AG) Agriculture District.

4. Eileen Lewis, 65 Bilby Hill Road, Shickshinny, PA, request a Front Yard Variance - required 40 ft., requested 25 ft. to subdivide and reconfigure two (2) existing parcels at 51 Bilby Rd. and 65 Bilby Hill Rd. with an existing 20 ft. x 50 ft. residential storage pole barn for personal property and vehicles in Union Township, located in a (S-1) Suburban Residence District.

5. Michael Crockford, P.O. Box 126, Benton, PA request a Special Exception to place a 14 ft. x 60 ft. manufactured home on a permanent foundation on a vacant non-conforming parcel and the following variances: Manufactured Home: Front Yard – required 25 ft., requested 10 ft.; Accessory Use Structure (garage): Right Side Yard – required 5 ft., requested 3 ft. at 40 Jeanette St., Conyngham Township, located in a (R-2) Two-Family Residence District.

6. Joanna Cunningham, 1003 Wyoming Ave., Forty-Fort, PA request a Special Exception to establish therapeutic behavioral services for children with autism at 1880 Highway 315 (Oblates of St. Joseph of PA), in Laflin Borough, located in a (R-1) Single Family Zoning District.

7. Maigyn Roman, 635 State Route 118, Sweet Valley, PA, request a Use Variance to operate a retail establishment (fishing & hunting licenses & fishing & camping supplies) in an existing structure and a Sign Variance at that address, Fairmount Township, located in a (AG) Agricultural District.

The County of Luzerne does not discriminate on the basis of race, color, national origin, sex, religion, age, disability or familial status in employment or the provision of services.

A public meeting will be held by the Board on Tuesday September 7, 2021 at 7:00 P. M. in the 2nd Floor Jury Meeting Room of the County Courthouse, Wilkes-Barre, PA, to hear these appeals.

The Luzerne County Courthouse is a facility accessible to persons with disabilities. If special accommodations are required, please contact the County Manager's Office at (570) 825-1635.

The files on these cases may be examined at the Luzerne County Planning Commission, Room 208, Penn Place Building, East Market Street and Pennsylvania Avenue, Wilkes-Barre, PA, between the hours of 9:00 A. M. AND 4:00 P. M. PHONE: 570-825-1560

To be published twice in the Citizens Voice, Tuesday, August 24, 2021 and Tuesday August 31, 2021. Proof of Publication and Invoice can be sent to the Luzerne County Planning Commission, 200 N. River Street, Wilkes-Barre, PA 18711. Please charge Luzerne County Planning Commission (Account No. 190295