

**RESOLUTION R-2020-122**  
**LUZERNE COUNTY COUNCIL**

*A Resolution of the Luzerne County Council Approving the Sales of  
Certain Parcels of Property Held in Repository by Elite Revenue Solutions, LLC  
Acting as the Luzerne County Tax Claim Bureau*

WHEREAS, Elite Revenue Solutions, LLC has been contracted to provide professional services to Luzerne County to act as the Luzerne County Tax Claim Bureau; and

WHEREAS, it is the responsibility of Elite Revenue Solutions, LLC acting as the Luzerne County Tax Claim Bureau to recoup delinquent property taxes; and

WHEREAS, pursuant to Section 626 of the Real Estate Tax Sale Law, properties that taxes remain unpaid and are not sold at public auction are placed on the repository listing; and

WHEREAS, Elite Revenue Solutions, LLC has received bids for properties held in repository, a list of such properties is attached and incorporated herein by reference; and

WHEREAS, pursuant to Section 627(a) of the Real Estate Tax Sale Law, Elite Revenue Solutions, LLC requires the written approval of all taxing districts before the sales can be finalized and properties returned to private ownership;

NOW, THEREFORE, BE IT RESOLVED, the Luzerne County Council approves the sale of all properties held in repository detailed in the attached letters to the prospective bidders for the prices bid on the properties and Elite Revenue Solutions, LLC may convey the properties pursuant to all requirements of the Real Estate Tax Sale Law.

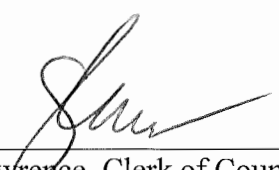
This Resolution shall become effective 6 days after adoption.

ADOPTED at a meeting of Luzerne County Council held on December 15, 2020.


ROLL CALL VOTE (9-2)

YES: Haas, Houck, McDermott, McGinley, Perry, Radle, Saidman, Schnee and Vough

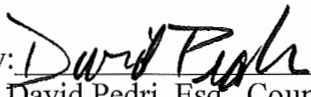
NO: Griffith and SJ Urban

Attest:   
Sharon Lawrence, Clerk of Council

LUZERNE COUNTY COUNCIL

By:   
Tim McGinley, Chair

LUZERNE COUNTY MANAGER

By:   
C. David Pedri, Esq., County Manager

<b>PARCEL NUMBER</b>	<b>PROPERTY LOCATION</b>	<b>CURRENT OWNER</b>	<b>BIDDER</b>	<b>BID AMOUNT</b>
23-Q11S2-004-010-000	LAKE DRIVE	FOSTER TOWNSHIP	SULLIVAN CATHERINE M	LAKE DRIVE PROPERTIES \$ 500.00
23-R10S1-002-032-000	264 HIGHLAND MAIN STREET	FOSTER TOWNSHIP	DURANGE MICHAEL & MARGARET	MOORE ROBERT J JR \$ 2,205.29
42-K7S1-010-024-000	REAR FRONT STREET	NANTICOKE CITY	ALTAVILLA GERALD	KOSTELNICK GEORGE \$ 500.00
56-L4SW2-001-18A-000	26 GLEN AVENUE	SHICKSHINNY BOROUGH	LOGAN ERIC V	PISKORICK NEAL THOMAS \$ 500.00
56-L4SW2-001-024-000	GLEN AVENUE	SHICKSHINNY BOROUGH	LOGAN ERIC V	PISKORICK NEAL THOMAS \$ 500.00
54-F3-00A-003-000	STATE ROUTE 118	ROSS TOWNSHIP	GLODZIK ROBERT	OCONNOR JEFFREY S & CYNTHIA K \$ 500.00
68-P12S1-004-006-000	N. WOODHAVEN DRIVE	WHITE HAVEN BOROUGH	INVESTRAC, INC	NJS, LLC \$ 500.00
04-N12S2-004-003-000	PROMONTORY DRIVE	BEAR CREEK TOWNSHIP	EMERY EDWARD J & CAROLINE M	EQUITY TRUST CUSTODIAN \$ 500.00
05-J14SE1-009-028-000	INDIAN LAKE TRAIL	BUCK TOWNSHIP	DIPIERDOMENICO LOUIS & JEAN	MAILLOUX PETER & CYNTHIA \$ 500.00
05-J14SE1-009-029-000	INDIAN LAKE TRAIL	BUCK TOWNSHIP	DIPIERDOMENICO LOUIS & JEAN	MAILLOUX PETER & CYNTHIA \$ 500.00
13-N10S2-001-01C-000	GLEN OAKS	DENNISON TOWNSHIP	KERBOWSKI MICHAEL J & BERTHA	NJS, LLC \$ 500.00
13-N10S2-001-015-000	SUE ANN LANE	DENNISON TOWNSHIP	KERBOWSKI MICHAEL J & BERTHA	NJS, LLC \$ 500.00
04-H11-00A-25A-000	1301 PITTSTON COULEVARD	BEAR CREEK TOWNSHIP	SMITH FRANK J & MARY P	EPM PARTNERS, LLC \$ 1,394.79
03-U4S3-001-002-000	WALNUT STREET	BLACK CREEK TOWNSHIP	KARCHNER DAVID M	BLACK CREEK PROPERTIES \$ 500.00
03-U4S3-001-003-000	SPRING STREET	BLACK CREEK TOWNSHIP	KARCHNER DAVID M	BLACK CREEK PROPERTIES \$ 500.00
46-K6S1-018-020-000	34 NEWPORT STREET	NEWPORT TOWNSHIP	GROHOWSKI JOHN S	ROSARIO ROSALIND \$ 500.00
36-F11S8-06A-17A-000	REAR CHESTNUTWOOD	LAFLIN BOROUGH	JONES CHRISTOPHER & SHELLEY	YASTREMSKI CARL S & SANDRA A DAY \$ 500.00
23-Q11-00A-031-000	ROCKS LANE	FOSTER TOWNSHIP	CERRUTI MICHAEL J	WHITE HAVEN PA PROPERTIES \$ 500.00
26-R8S2-001-009-000	SCAMPER STREET	HAZLE TOWNSHIP	ODELL ROY INC	LARA DAISY \$ 500.00
72-E11NE3-027-039-000	31 PROSPECT PLACE	PITTSTON CITY	VALYO JOSEPH	CHEAP LANDS INC \$ 501.00
42-J7SE4-019-017-000	113-115 S. MARKET STREET	NANTICOKE CITY	REILLY K ANTOINETTE	NEPA HOME LLC \$ 500.00
19-H2-00A-32A-000	612 MOSSVILLE ROAD	FAIRMOUNT TOWNSHIP	BONHAM SANDRA	WISE BARRY DEAN JR \$ 500.00
46-K6S1-014-007-000	113 W ENTERPRISE STREET	NEWPORT TOWNSHIP	OCTAVIA HENRY	GLEN LYON PROPERTIES \$ 500.00
46-K7S1-001-12A-000	311 NEWPORT STREET	NEWPORT TOWNSHIP	DIRECT LENDING GROUP INC	NEWPORT PROPERTIES II, LLC \$ 500.00
23-Q11S2-001-003-000	DEER CROSS ROAD	FOSTER TOWNSHIP	NAER FRANCIS	CARYSFORT REEF, LLC \$ 500.00
23-Q11S2-001-001-000	DEER CROSS ROAD	FOSTER TOWNSHIP	WARD MARY A ETAL	CARYSFORT REEF, LLC \$ 500.00
23-Q11S2-001-002-000	DEER CROSS ROAD	FOSTER TOWNSHIP	WARD MARY A ETAL	CARYSFORT REEF, LLC \$ 500.00
74-D6S4-011-007-000	LITTLE LEAGUE ROAD	HARVEYS LAKE BOROUGH	KROSTEK JOHN	HARRIS VINCENT & MICHELLE \$ 500.00
61-K3-00S-07A-000	ROUTE 239	UNION TOWNSHIP	PLESNEVICH RALPH	UNION TOWNSHIP LAND COMPANY \$ 500.00
29-J6S1-001-001-000	ROUTE 11	HUNLOCK TOWNSHIP	FLOOD STEPHEN	DALMAS LEONARD J & MARY A \$ 500.00
29-J6S1-001-002-000	ROUTE 11	HUNLOCK TOWNSHIP	FLOOD STEPHEN	DALMAS LEONARD J & MARY A \$ 500.00
29-J6S1-001-046-000	ROUTE 11	HUNLOCK TOWNSHIP	FLOOD STEPHEN	DALMAS LEONARD J & MARY A \$ 500.00
01-J9NE4-001-021-000	FALL STREET	ASHLEY BOROUGH	VANDERLICK JOSEPH	BLY LUANN & DONALD M \$ 500.00
33-F11S5-T03-013-000	13 QUIET COVE	JENKINS TOWNSHIP	SCALZO SAL	POLING TAMMY & MATTHEW \$ 500.00
74-D6S2-001-006-000	TAYLOR STREET	HARVEYS LAKE BOROUGH	LAKWOOD DEVELOPMENT INC	MCDONALD \$ 500.00
46-K6S1-004-002-000	5 ENTERPRISE STREET	NEWPORT TOWNSHIP	POLLICK GRAIG T	HARRIS VINCENT & MICHELLE \$ 500.00
42-J7SW2-015-021-000	113 W BROAD STREET	NANTICOKE CITY	SELETSKI GEORGE R	MANNINO VINCENT J \$ 500.00
46-K6S1-004-003A-000	7 ENTERPRISE STREET	NEWPORT TOWNSHIP	POLLICK GRAIG T	MANNINO VINCENT J \$ 500.00
23-Q11S8-008-016-000	42 PRESCOTT ROAD	FOSTER TOWNSHIP	SMUCKER ELMER L & KATIE B	MANNINO VINCENT J \$ 500.00
73-H9SE4-004-023-000	244 ACADEMY STREET	WILKES-BARRE CITY	HOSKINS DEBRA & LORI MARIE	VIVIAN M \$ 500.00
09-N6-00A-008-002	578 RUCKLE HILL ROAD	CONYNGHAM TOWNSHIP	KOCHER KEVIN	SEA INVESTMENTS, LLC \$ 500.00
23-Q11S1-005-004-000	BROOKSIDE DRIVE	FOSTER TOWNSHIP	RUCKNO GEORGE L	MANNINO VINCENT J \$ 500.00
55-M3-00A-04F-000	SAWMILL ROAD	SALEM TOWNSHIP	SEIGFRIED RYDER W	FOGLIA JOSEPH JR \$ 500.00
06-Q9S1-001-016-000	64 MAIN STREET	BUTLER TOWNSHIP	TIGLIO RICHARD R & JOSETTE L	SAWMILL ROAD LAND COMPANY \$ 500.00
46-K6S1-023-029-000	RAILROAD STREET	NEWPORT TOWNSHIP	HUOT SYLVIA	SEA INVESTMENTS, LLC \$ 500.00
60-J9SW1-005-016-000	620 REAR MAIN STREET	SUGAR NOTCH BOROUGH	HOME OPPORTUNITY, LLC	MANNINO VINCENT J \$ 500.00
48-H8SW3-023-019-000	126 NOTTINGHAM STREET	PLYMOUTH BOROUGH	CRUZ VICTOR	MANNINO VINCENT J \$ 500.00
14-D12NW3-004-01B-000	620 FOOTE AVENUE	DURYEA BOROUGH	SUN ENTERPRISE, LLC	SEA INVESTMENTS, LLC \$ 500.00
10-D8S4A-007-002-000	LINCOLN STREET	DALLAS TOWNSHIP	FOX ANNA	PT WILDCATS, INC. \$ 500.00
				HIGGINS DOUGLAS & MICHELLE \$ 500.00

62-J8SW3-002-002-000	376 JONES STREET	WARRIOR RUN BOROUGH	BUYING FBSD, INC	PERNO PETER	\$	500.00
03-U4S4-001-03A-000	NUREMBURG MOUNTAIN ROAD	BLACK CREEK TOWNSHIP	HOLLIS VALERIE L	BLACK CREEK TOWNSHIP	\$	1.00
03-U5-00A-013-000	MOUNTAIN ROAD	BLACK CREEK TOWNSHIP	PURSEL DONNA	BLACK CREEK TOWNSHIP	\$	1.00
03-U4S4-002-002-000	HAZLE STREET	BLACK CREEK TOWNSHIP	TOLOTTI ANGELO	BLACK CREEK TOWNSHIP	\$	1.00
26-T8NW2-006-006-000	11TH STREET	HAZLE TOWNSHIP	CAPRIOTTI JAMES N & THOMAS VERCUSKY	BLUE OCEAN PARTNERS, LLC	\$	500.00
26-T8NW2-006-007-000	11TH STREET	HAZLE TOWNSHIP	CAPRIOTTI JAMES N & THOMAS VERCUSKY	BLUE OCEAN PARTNERS, LLC	\$	500.00
26-T8NW2-006-008-000	11TH STREET	HAZLE TOWNSHIP	CAPRIOTTI JAMES N & THOMAS VERCUSKY	BLUE OCEAN PARTNERS, LLC	\$	500.00
26-T8NW2-006-005-000	11TH STREET	HAZLE TOWNSHIP	VERCUSKY	BLUE OCEAN PARTNERS, LLC	\$	500.00
23-Q11S6-004-006-000	THUNDER DRIVE	FOSTER TOWNSHIP	ROSS THERESA	JOSHUA TREE ASSOCIATES, LLC	\$	500.00
23-Q11S6-004-008-000	THUNDER DRIVE	FOSTER TOWNSHIP	FRANCESCO ROSE BELLA	JOSHUA TREE ASSOCIATES, LLC	\$	500.00
23-Q11S6-004-007-000	THUNDER DRIVE	FOSTER TOWNSHIP	SALERNO JOHN	JOSHUA TREE ASSOCIATES, LLC	\$	500.00
42-J7SE1-028-011-000	S MARKET STREET	NANTICOKE CITY	JAIKES JOHN F JR TREGAN DAVID & DONALD	EVANS AUDREY & JONI PYSHER	\$	500.00
41-G9NE1-003-002-000	29 KELLY STREET	LUZERNE BOROUGH	HOUSEKNECHT	POPE KAYLA	\$	500.00
03-S3-00A-024-000	BOULEVARD ROAD	BLACK CREEK TOWNSHIP	BENJAMIN HAROLD B & LORRAINE E	BLACK CREEK TOWNSHIP REDEVELOPMENT AUTHORITY OF THE	\$	1.00
72-E11SE1-037-002-000	ELIZABETH STREET	PITTSTON CITY	SPRINKLES & SHAKES ICE CREAM INC	CITY OF PITTSTON REDEVELOPMENT AUTHORITY OF THE	\$	1.00
72-E11NE2-003-01A-000	134 REAR PARSONAGE STREET	PITTSTON CITY	THUONG TRUONG	CITY OF PITTSTON	\$	1.00
26-T5S1-001-388-000	HAWK MOUNTAIN DRIVE	HAZLE TOWNSHIP	RODRIGUEZ NILI O & SUSAN E	BARTKUS SCOTT V	\$	500.00
42-J7SW2-015-016-000	135 REAR W BROAD STREET	NANTICOKE CITY	NAGLE GRACE	MANNINO VINCENT J	\$	500.00
74-D6S2-011-014-000	WOODLAWN AVENUE	HARVEYS LAKE BOROUGH	WYLIE WILLIAM A & STACY L MEIGS	SAYLOR JESSE	\$	500.00
26-V7S2-002-06A-000	215 BEAVER BROOK ROAD	HAZLE TOWNSHIP	TUGGLE JAMES F JR & MATTIE M	POON LUCILLA	\$	500.00
23-Q11S8-011-006-000	GAIL DRIVE	FOSTER TOWNSHIP	SHUBERT JOHN & WENDY	BROWN BRIAN & NICOLE	\$	500.00
23-Q11S5-004-035-000	SHADE TREE ROAD	FOSTER TOWNSHIP	SMUCKER ELMER L & KATIE B STRICKLAND FEORGE L & KELLY	CABAN WILLIAM	\$	500.00
74-D6S5-002-023-000	REAR ONEONATA HILL	HARVEYS LAKE BOROUGH	SHAW	23 OLD LAKE ROAD, LLC	\$	500.00
74-C6S6-007-003-000	33 SPRUCE STREET	HARVEYS LAKE BOROUGH	GOBLE BONNIE	KRAUSE KIMBERLY	\$	900.00
25-I9NW1-006-12A-000	KEITH STREET	HANOVER TOWNSHIP	GERCHAK JOHN	KILMER THEODORE & JUDY	\$	500.00
73-H10SW4-016-009-000	31-35 N WELLES STREET	WILKES-BARRE CITY	OFF DUTY SOLDIERS, LLC	ABREU-MARISAL MARILYN	\$	500.00