



LOWER SOUTH VALLEY LAND BANK
BOARD MEETING
WEDNESDAY, MAY 14TH, 2025
9:00 AM

AGENDA

- I. ROLL CALL AND CALL TO ORDER**
- II. PUBLIC COMMENT**
- III. PRESENTATION BY BILL JONES, VOLUNTEERS OF AMERICA ON BRIAN'S PLACE**
- IV. MINUTES**
 - A. Approval of April 9th, 2025 meeting minutes
- V. FINANCE REPORT**
 - A. Review and approve finance report
 - B. Review and approve the following invoice(s):
 - a. Hailstone Economic for Consulting
 - i. Invoice #1592 for \$3437.50
 - b. Slusser Law Firm for Legal Services Invoices
 - i. Invoice 40976 for \$11.25
 - ii. Invoice 40977 for \$234.00
 - c. Innamorati Appraisal Service Invoices May 2025
 - i. 12 Residential Appraisals \$2200
 - ii. 2 Commercial Appraisals \$1800
 - d. Crossin Insurance March 2025 for \$2150
- VI. STAFF REPORTS**
 - A. Solicitor's Report
 - a. Announcement of Previous Executive Session at 04.09.25 Meeting
 - B. Administrator's Report
 - a. Statement of Financial Interest Forms
 - b. 501(c)3 Application Update
 - c. 2024 Audit Update
 - d. Property Status Spreadsheet
 - e. Appraisal Update

VII. UNFINISHED BUSINESS

VIII. NEW BUSINESS

- A. Executive session regarding property disposition and pending litigation.
- B. Discussion regarding PHARE Funds Grant Usage
- C. Approval of Bids for 420 E Washington, Nanticoke Demolition
- D. Motions regarding disposition or RFP changes for:
 - a. Newport
 - i. 48 Newport 46-K6S1-019-017-000
 - ii. 69 71 W Main St 46-K6S1-025-010-000
 - iii. 128 W Main St 46-K6S1-013-013-000
 - b. Hanover
 - i. 74 Graham Ave 25I9SW1 004018000
 - ii. 3 Loxley St 25I9NW3 016017000
 - iii. 13 Phillips St 25-I8S2-011-004-000
 - c. Wilkes-Barre
 - i. 240-242 Brown St. 73-I9NE4-035-001-000
 - ii. 64 W Ross Street 73-H9SE3-001-004-000
- E. Motion to issue RFP for the following properties:
 - a. Hanover
 - i. 3132 S Main Street 25J8S1 001026000
 - b. Newport
 - i. Issue single RFP for both lots.
 - 1. 101 Newport Street 46-K6S1-010-012-000
 - 2. 97 Newport Street 46-K6S1-010-013-000
- F. Motion to approve listing of the following properties with realtor:
 - a. Hanover Township
 - i. New Commerce Parkway
 - ii. South Valley Parkway
- G. Adoption of Resolution 01-2025 - Signing Authority
- H. Motions regarding adoption of emergency procurement policy.

IX. ADJOURNMENT