

# Armstrong County

## 2016 Planning Commission Annual Report



## **Armstrong County Board of Commissioners**

Pat Fabian, Chairman  
Jason Renshaw, Vice-Chairman  
George J. Skamai, Secretary

## **Armstrong County Planning Commission**

Harry L. Breski, Chairman  
Kenneth A. Riggle, Vice-Chairman  
David M. Klingensmith, Secretary  
Oscar E. Houser  
Harry C. Brenneman III

## **Planning and Development Staff**

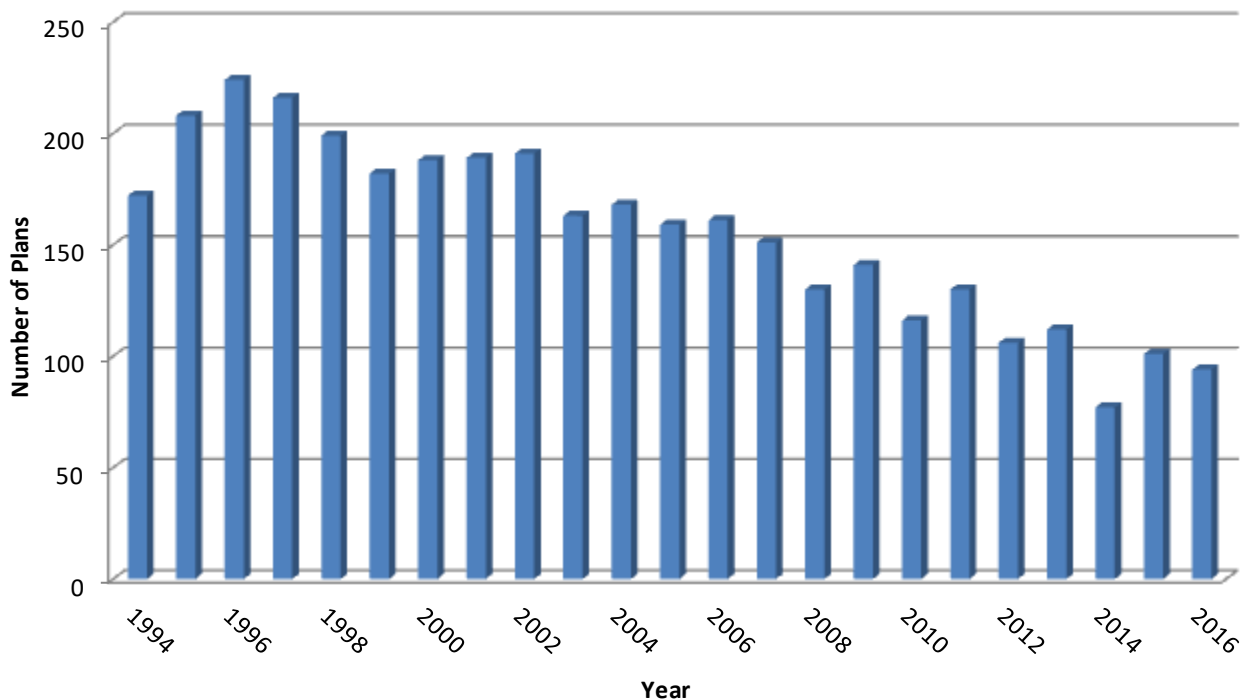
Richard L. Palilla, Executive Director  
Carmen E. Johnson, Assistant Director  
Sally L. Conklin, Program Manager  
Thomas J. Swisher, Program Manager  
Andrew Harvey, Planning Coordinator  
Kathy A. Heilman, Community Development Coordinator  
Kirsten J. Primm, Community Development Coordinator  
Mike Swartz, Housing Rehab Specialist  
Linda E. McKissick, Administrative Assistant  
Marlene D. Welch, Bookkeeper

## Armstrong County Planning Commission Report 2015

This report summarizes the activities of the Armstrong County Planning Commission during the 2016 calendar year as well as providing information relating to transportation and special projects.

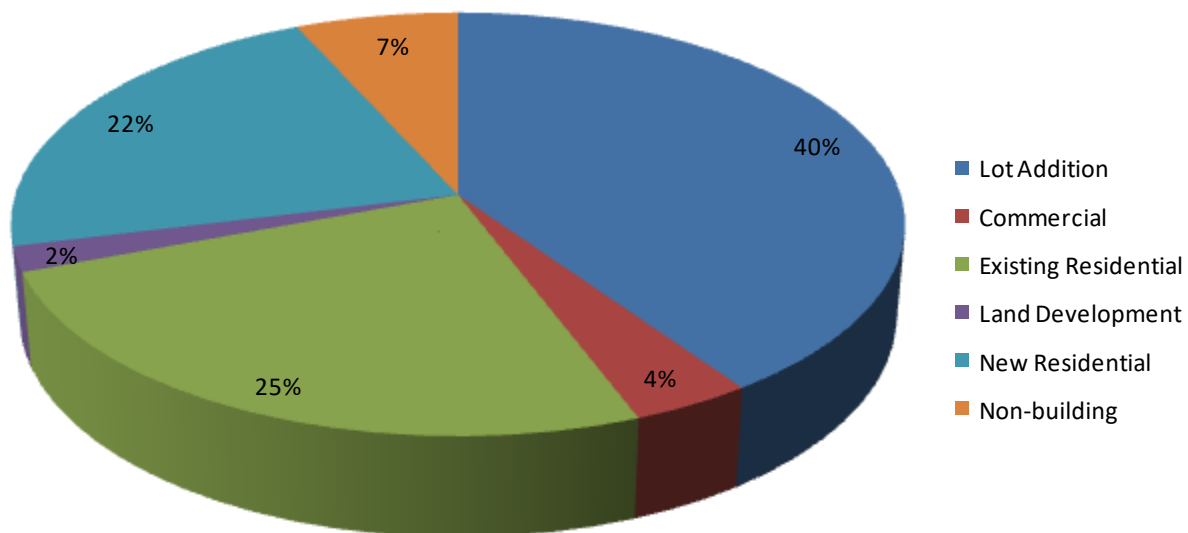
### Subdivision and Land Development Activity

#### Number of Plans Submitted 1994 - 2016



There were 95 plans submitted to the Armstrong County Planning Commission in 2016. This is 6 less plans than in 2015. Of the 95 plans submitted, 87 were granted final approval and seven are awaiting approval as of December 31, 2016. Plans were submitted in 27 municipalities, creating 110 new parcels.

### 2016 Proposed Lots by Type

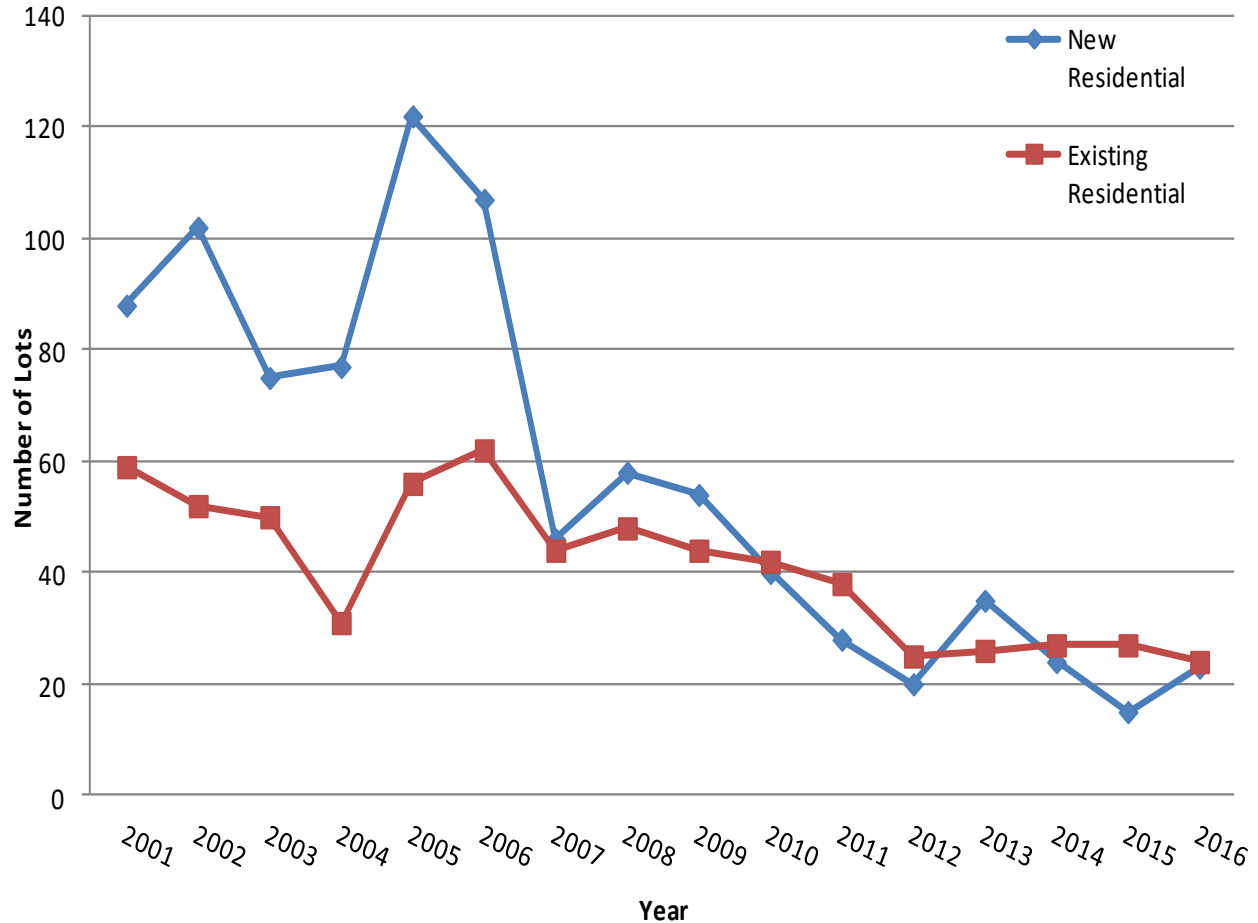


Subdivision activity was tracked for all newly created parcels using the following categories:

- Lot Addition – a parcel created strictly to be joined to another parcel
- Commercial – this includes commercial and industrial lots
- Existing Residential – newly created lot with existing residence
- Land Development – two or more residences, a combination of one or more residential or commercial buildings or one multi-use commercial building
- New Residential – newly created vacant parcel not intended for commercial use
- Non-building – usually larger parcels proposed for agricultural usage where sewage testing has not been conducted

In 2016 lot additions was the largest category with forty-two. New residential lots were second with twenty-seven lots being created and third was existing residential lots with twenty-four. This was an increase from 2015.

## Existing vs. New Residential Lots 2001 - 2016

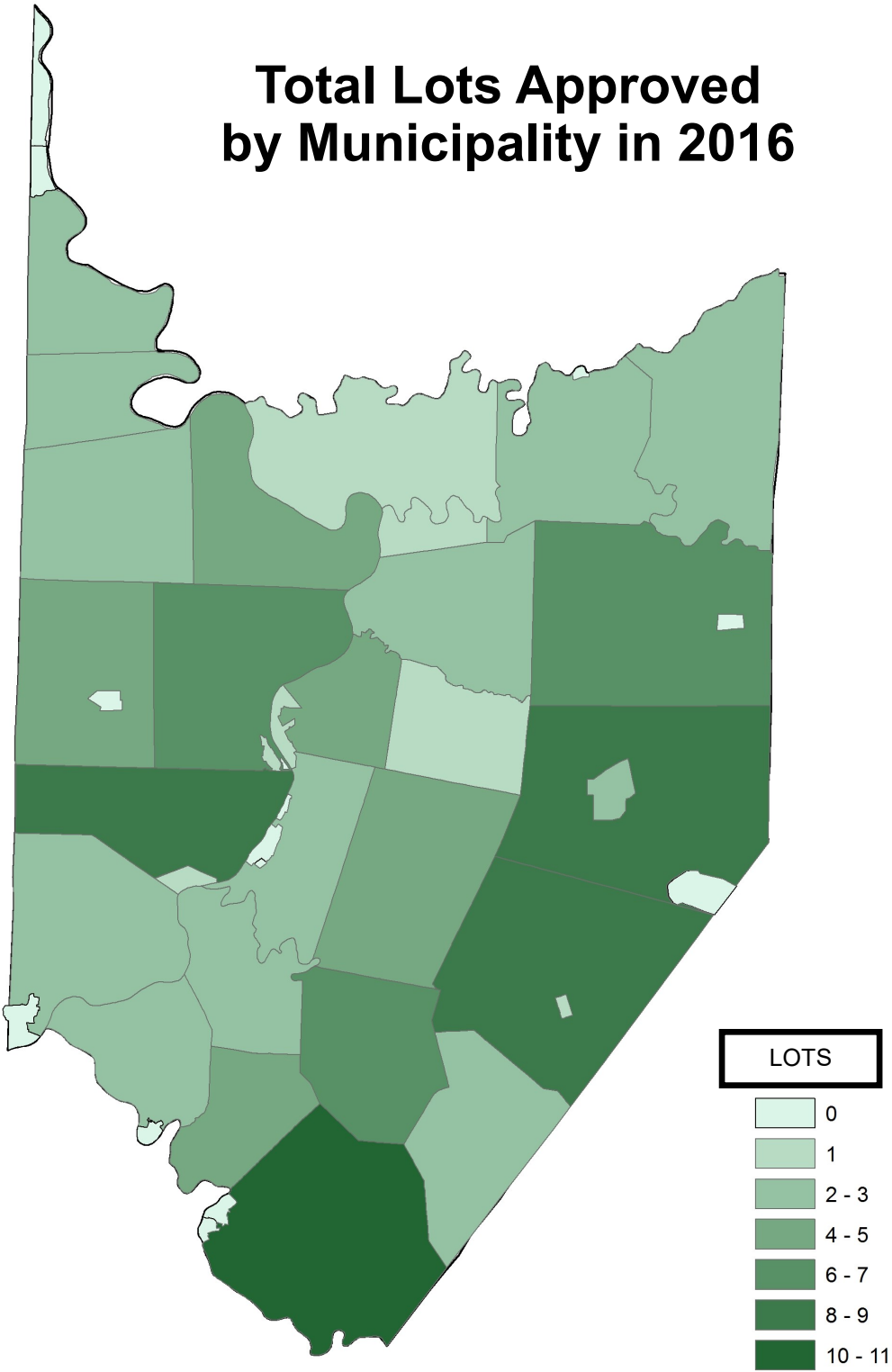


The graph above shows the number of new and existing residential lots approved since 2001. Overall, residential lots being created has significantly decreased since 2001.

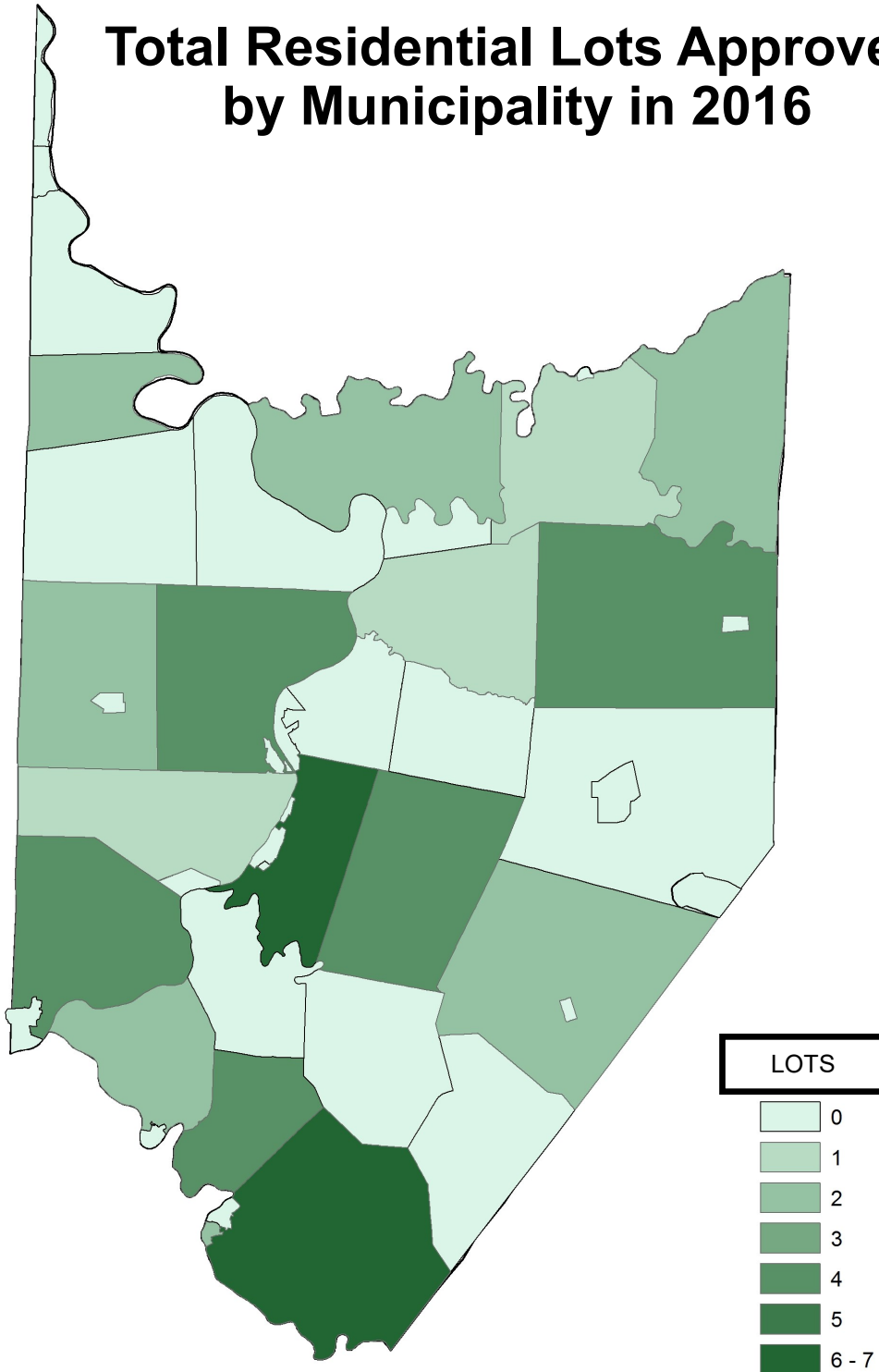
Despite being down, residential lots has held relatively consistent over the last five years.

The maps on the next two pages pertain to the number of lots approved in 2016 by municipality. The first map includes total lots approved while the second provides the total "residential lots" approved. The category "residential lots" includes all new and existing residential lots as well as land developments and mobile home parks that have been granted final approval.

# Total Lots Approved by Municipality in 2016



# Total Residential Lots Approved by Municipality in 2016



## Letters of Concurrence

Many State and Federal funding agencies require local planning commissions to review applications to determine compliance with various adopted plans and programs. If the proposal is found to be consistent, a concurrence letter or land use letter is issued. In 2016, there were seventy requests submitted to the Planning Commission, primarily from municipalities or authorities applying for grant funding.

The Planning Commission issued letters or land use forms for the following projects:

- Bradys Bend Township – Letter of Concurrence for DCNR Grant Application to refurbish tennis court
- Peoples TWP, LLC. – County Land Use Letter for a 4” Gas Line Relocation crossing at a tributary to Buffalo Creek in West Franklin Township, also an Act 14, 67, 68, 127 notification of a GP-5 Permit for Utility Line Stream Crossing
- Gibson-Thomas Engineering Co., Inc. – County Land Use Letter for the Upper Mateer Bridge #3 Replacement in Parks Township
- Evergreen Outfitters, LLC – County Land Use Letter request for retail facility and land development in Cowanshannock Township
- Sugar Creek Rest – County Land Use Letter for Expansion Project in Sugarcreek Township
- Manor Township – County Land Use Letter for Rosston Circle Storm Sewers in Manor Township
- Spring Church DPP, LLC – County Land Use Letter for Dollar General in Kiskiminetas Township
- PennDOT District 10 – Land Use Letter for Kittanning Elementary Intersection Project in Kittanning Township
- Rayburn Township Joint Municipal Authority – Land Use Letter for NPDES permit renewal for Armsdale Waste Water Treatment Plant in Rayburn Township
- Britt Energies, Inc., - Land Use Letter for South Bend Mine, Non-coal site in South Bend Township (follow-up submission from earlier limestone quarry/underground mine)
- Plumcreek Township – Letter of Concurrence, Seven Year Review Plan for Agricultural Security Area
- PennDOT District 10 – Land Use Letter for Wray Road Cut Project in Kittanning and Manor Townships
- PennDOT District 10 – Land Use Letter for SR 2050-150 over Rattling Run Bridge Replacement
- Ford City Borough – CDBG Letter of Application for Ford City Borough for the construction of new water treatment plant
- Armstrong County – Land use letter in support of GP-11 permit for Buffalo Bridge scour protection project located in West Franklin Township
- PENNDOT District 10 – Act 67, 68 and 127 Notification for a bridge replacement project in Bradys Bend Township
- Bradys Bend Township – Letter of Concurrence for application for a CFA Grant to renovate existing recreation facility
- Snyder Brothers, Inc. – Act 14,67, 68 and 128 Notification of ESCGP-2 permit for the Nolder Well Pad in East Franklin Township
- Fort Armstrong Horsemen Association – Letter of Concurrence for application for DCNR grant funding
- PADEP - County Land Use Letter for a 12.1 acre abandoned surface coal mining restoration project in Valley Township
- Gibson-Thomas Engineering Co., Inc. – Chapter 105 Approval Letter request for Upper Mateer Bridge #3 Replacement Project
- Allegheny Ridge Corporation DCNR Grant Support Letter for the Allegheny Ridge Heritage Area and Pittsburgh-to-Harrisburg Main Line Canal Greenway

North Apollo Borough – Act 14, 67, 68 and 127 notification for a storm sewer replacement project on 18<sup>th</sup> and 19<sup>th</sup> Street, Wilson Avenue and Moore Avenue in North Apollo Borough

South Buffalo Township – Act 14, 67, 68 and 127 notification for a road realignment project on White Rock Road in South Buffalo Township

Peoples TWP, LLC – Land Use Letter, Act 14, 67, 68 and 127 notifications for a 6” Steel gas line replacement in Sugarcreek Township

PA DEP – Land Use Letter, Act 67, 68, and 127 notification for Sugar Creek Passive Treatment Rehabilitation Project in Bradys Bend Township

Peoples TWP, LLC – Land Use Letter, Act 14, 67, 68 and 127 notifications for General Permits GP-5 and GP-8 for a 4” MDPE gas line replacement project in West Franklin Township

Manor and Bethel Townships – Land Use Letter, Act 67, 68 and 127 notifications for Oakland Cemetery Bridge Replacement project in Manor and Bethel Townships

Rayburn Township Joint Municipal Authority – Land Use Letter, Act 67, 68 and 127 notification for Spaces Corner Waterline Project – Phase II, a 3,988 lineal feet 8-inch waterline in Rayburn Township

Borough of Freeport – Letter of Concurrence, Notification of DCNR grant application for James E. Swartz Field

Armstrong County – Letter of Concurrence, Notification of Commonwealth Financing Authority Greenways, Trails and Recreation Program Grant Application for a \$250,000 grant to partially fund replacement of refrigeration equipment at the Belmont Complex.

Kittanning Borough – Letter of Concurrence, Notification of a Commonwealth Financing Authority Greenways, Trails and Recreation Program application for a riverbank stabilization project in Kittanning Riverfront Park

Ford City Borough – Letter of Concurrence, Notification of a Commonwealth Financing Authority Greenways, Trails and Recreation Program application for rehabilitation and development of The Armstrong Trail from PA 128 to 14th Street, Ford City

Gilpin Township – Letter of Concurrence, Notification of a Commonwealth Financing Authority Greenways, Trails and Recreation Program application for a grant in the amount of \$24,570 for the Leechburg Swimming Pool Feasibility Study

Peoples TWP, LLC. – Land Use Letter, Act 14, 67, 68, and 127 notification of application for Chapter 105 GP-5 and GP-8 permits for a 6” gas line replacement project in East Franklin Township

Borough of Ford City – Letter of Concurrence, Ford City Stormwater Pump Station Rehabilitation project to replace and renovate the existing pump stations in Ford City.

PADEP – Notification Letter, Executive Order 12372 notification for review and comment on the FY16 Drinking Water State Revolving Fund and FY16 Clean Water State Revolving Fund

Snyder Brothers, Inc. – Land Use Letter, Act 14, 67, 68, and 127 notification for an ESCGP-2 permit for earth disturbance associated with oil and gas exploration at the Kuhn Well Pad in Boggs Township

Borough of Freeport – Land Use Letter, Act 14, 67, 68 and 127 notification for applications to State and Local Government Agencies for “Long Term Control Plan Phase 1 Improvements” of sewer system in the Borough of Freeport. Applications will be submitted to PADEP, Armstrong County Conservation District and Norfolk Southern Railroad

Allegheny Valley Land Trust – Letter of Concurrence, Application for a DCNR Grant to construct a trail through Manorville Borough from Garretts Run Intersection to McCain Street

Armstrong County – Letter of Concurrence, Application for a 2016 Armstrong County Key Stone Communities Accessible Housing Grant Program to administer a County-wide handicap accessibility rehabilitation program

Fort Armstrong Horsemen’s Association – Letter of Concurrence, Fort Armstrong Horsemen’s Association is submitting an application to the United States Department of Agriculture for consideration for a loan to complete a building construction project at Crooked Creek Horse Park

- Worthington-West Franklin Joint Municipal Authority – Land Use Letter, Application to the Commonwealth Financing Authority for a grant under the PA Small Water and Sewer Program to complete the Water Treatment Plant No. 2 Filter Media Replacement and Redevelopment of Wells Numbers 1 and 4 Project in West Franklin Township
- Kittanning-Plumcreek Water Authority - Land Use Letter, Application to the Commonwealth Financing Authority for a grant under the PA Small Water and Sewer Program to complete the Wright Road Water Line Extension Project in Plumcreek Township
- City of Parker – Letter of Concurrence, Application for Community Development Block Grant funding for the purchase of additional security cameras at Phillips Municipal Park Project, Phillips Municipal Park Sidewalk Construction Project, City of Parker Business District Sidewalk Improvement Project, and the purchase of Infra-red Visors for the Parker Volunteer Fire Department totaling \$272,968.
- Rural Valley Borough – Letter of Concurrence, The Borough has received a grant from DCNR in the amount of \$35,000 to purchase and install playground equipment, benches and other accessories as well as install ADA sidewalks.
- Mahoning Township Municipal Authority – Letter of Concurrence, Application for a Commonwealth Financing Authority grant under the PA Small Water and Sewer Program for financial assistance in completing a new water tank installation project in Mahoning Township
- Rayburn Township Joint Municipal Authority – Letter of Concurrence, Application for a Commonwealth Financing Authority grant under the PA Small Water and Sewer Program for financial assistance in completing the Armsdale Wastewater Treatment Plant Pump Station Rehabilitation Project
- Parks Township Municipal Authority – Letter of Concurrence, Application for a Commonwealth Financing Authority grant under the PA Small Water and Sewer Program for financial assistance in completing the Clarion Avenue Water Line Replacement Project in Parks Township
- West Kittanning Municipal Authority – Letter of Concurrence, Application for a Commonwealth Financing Authority grant under the PA Small Water and Sewer Program for financial assistance in completing the Cleveland Street, North Crescent Avenue and Harrison Street Water Line Replacement Project in West Kittanning Borough
- Cowanshannock Township Municipal Authority – Letter of Concurrence, Application for a Commonwealth Financing Authority grant under the PA Small Water and Sewer Program for financial assistance in completing the Sagamore – Water Storage Reservoir Number 1 Rehabilitation Project in Cowanshannock Township
- Manor Township Joint Municipal Authority – Letter of Concurrence, Application for a Commonwealth Financing Authority grant under the PA Small Water and Sewer Program for financial assistance for the Manorville Sewage Pump Station Replacement in Manorville Borough
- Manor Township Joint Municipal Authority – Letter of Concurrence, Application for a Commonwealth Financing Authority grant under the PA Small Water and Sewer Program for financial assistance for the Route 85 Water Line Replacement at Brooks Crossing in Rayburn Township
- Manor Township Joint Municipal Authority – Letter of Concurrence, Application for a Commonwealth Financing Authority grant under the PA Small Water and Sewer Program for financial assistance for the Route 85 Water Line Swamp Loop Project in Rayburn Township
- Manor Township Joint Municipal Authority – Letter of Concurrence, Application for a Commonwealth Financing Authority grant under the PA Small Water and Sewer Program for financial assistance for the Troy Hill Road Water Line Replacement Project in Rayburn Township
- Manor Township Joint Municipal Authority – Letter of Concurrence, Application for a Commonwealth Financing Authority grant under the PA Small Water and Sewer Program for financial assistance for the Kasan Tank No.2 Project in Manor Township

- West Kittanning Municipal Authority – Request for Comment, Requesting comment on West Kittanning Municipal Authority’s request to purchase 165,000 gallons of water per day from Kittanning Suburban Joint Municipal Authority
- Borough of Kittanning – Letter of Concurrence, Application for a 2016 CDBG application to be used for the reconstruction of portions of Campbell, Sampson and Fair Streets.
- East Franklin Township – Letter of Concurrence, Application for a 2016 CDBG to be used for township-wide housing rehabilitation program
- Armstrong County – Letter of Concurrence, CDBG Application for the Jackson Drainage Area Phase IV Sanitary Sewer Project within Kiskiminetas Township.
- North Buffalo Township’s Board of Supervisors – Land Use Letter, Acts 14, 67, 68 and 127 notification of a General Permit 11 application for the Sportsman Road Culvert Replacement Project
- Burnett Oil Co., Inc. – Land Use Letter, Acts 14, 67, 68 and 127 notification of an application for a ESCGP-2 for Earth Disturbance Associated with Oil & Gas Exploration, Production, Processing or Treatment Operations or Transmission Facilities from the DEP for the Cougar Well Pad in South Bend Township
- PennEnergy Resources, LLC. – Land Use Letter, Acts 14, 67, 68 and 127 notification of an application for a ESCGP-2 for the PER W39 Well Pad in North Buffalo Township
- Rosebud Mining Company – Land Use Letter, Rosebud No.3 Mine in Perry Township is requesting a revision to their current NPDES Permit to add an existing discharge as an outflow
- Municipal Authority of Buffalo Township – Land Use Letter, Application for renewal of NPDES Discharge Permit No. PA0254029, for the Freeport Borough Water Treatment Plant to discharge settled backwash water to the Allegheny River
- Kittanning Suburban Joint Water Authority – Letter of Concurrence, Application for a Commonwealth Financing Authority grant under the PA Small Water and Sewer Program for financial assistance for the Nolder Tank Repainting and Tank Mixer Project in East Franklin Township
- Kittanning Suburban Joint Water Authority – Letter of Concurrence, Application for a Commonwealth Financing Authority grant under the PA Small Water and Sewer Program for financial assistance for the Preston Lane Water Line Extension Project in East Franklin Township
- Kittanning Suburban Joint Water Authority – Letter of Concurrence, Application for a Commonwealth Financing Authority grant under the PA Small Water and Sewer Program for financial assistance for the Sistersville Tank Painting and Tank Mixer Project in North Buffalo Township
- Kittanning Suburban Joint Water Authority – Letter of Concurrence, Application for a Commonwealth Financing Authority grant under the PA Small Water and Sewer Program for financial assistance for the Miller Tank Replacement Project in East Franklin Township
- Kittanning Suburban Joint Water Authority – Letter of Concurrence, Application for a Commonwealth Financing Authority grant under the PA Small Water and Sewer Program for financial assistance for the S.R. 268 to Paradise Park Water Line Extension Project in Sugarcreek Township

## **Transportation**

During 2016, Transportation Improvement Program (TIP) work group meetings were attended to develop the 2017-2019 Draft TIP with assistance from SPC and PennDOT officials. The TIP for Southwestern Pennsylvania identifies the priority highway and bridge improvements programmed for advancement. The 2017-2019 Draft TIP includes the priorities for Armstrong County and identifies reasonable estimates of both available funds and anticipated project expenditures. The 2017-2019 TIP was reviewed and approved by SPC, The Commonwealth of Pennsylvania, and the Federal Highway Administration in October of 2016.

## **2016 Transportation Projects**

The following TIP projects were bid, let or constructed within 2016:

- Wray Road Cut Safety Improvements: SR 422 in Kittanning and Manor Townships
- Hoosicks Bridge Replacement: South Miller Road over south branch of Cowanshannock Creek in Cowanshannock Township
- Mt. Zion Church Bridge Replacement: Ridge Road over north fork of Pine Creek
- Echo Bridge Replacement: Little Rock Road over south fork of Pine Creek, Wayne Township
- East Brady Resurfacing: SR 68 from Buler Co. line to Clarion Co. line
- Eddyville Bridge ZReplacement: Eddyville Road over Pine Creek in Rednabnk Township
- Upper Mateer Bridge #3 Replacement: Upper Mateer Road over Carnahan Run,

## **Downtown Kittanning Revitalization Project**

In 2011, Armstrong County obtained a Pennsylvania Community Transportation Initiative (PCTI) Grant to conduct a traffic and safety study within Kittanning Borough. Based on the recommendations of the Traffic and Safety Study, E G & G, a consulting firm from Ohio, was hired to put together a concept plan to incorporate the ideas identified as well as develop a project cost. Based on costs, the project was split into three phases.

Based on the survey results, public comment and discussions held, recommendations were compiled for improvements to be made to Market, Jefferson, McKean, Water and Jacob Streets and Johnson Avenue.

Phase I (Grant St.— McKean St.) of Market Street Revitalization is complete. Phase II (McKean St.—Water St.) was kicked-off in 2015 and is currently in the final stages of completion. Phase II is funded through PennDOT Multimodal Funding as well as funds provided by the Industrial Development Council, Armstrong County, Kittanning Borough CDBG and private donations.

Construction of Phase III should begin in the summer of 2017. Phase III includes the reconstruction of portions of Grant Avenue, McKean Street and Jefferson Street is funded by Appalachian Regional Commission and SPC Livability Through Smart Transportation.

## **Solid Waste Management Plan**

As required by Act 101 of 1988, the County is finalizing the process of revising the County's Solid Waste Management Plan (SWMP). Counties are required by the DEP to revise their SWMP every ten years, with the revision process starting three years prior to the current plans expiration date. The County's original plan was approved in 1992 with minor revisions occurring in 1994 and 2005.

Revision of the SWMP is required to assess the current trends in generation and composition of waste, look at processing and disposal facilities, review achievements in recycling, explore new opportunities for the county and secure contracts with landfills to accept county waste.

In order to assist the counties in completing plan revisions, DEP offers grant funding under Section 901 of Act 101. A DEP Grant was received to cover 80% of the cost of the revision. The County hired Nestor Resources, Inc to assist in drafting the final plan. As part of the planing process, a Solid Waste Advisory Committee (SWAC) held numerous meetings in development of the report. The plan has been adopted by the County and contracts have been signed with fourteen landfills.