



County of Lackawanna

Lackawanna County
Administration Building
200 Adams Avenue
Scranton, Pennsylvania
18503

Certified Copy

Resolution: 18-0083

File Number: 18-0083

Designating a Tax Assessment Appeal Date

**A RESOLUTION OF THE BOARD OF COMMISSIONERS DESIGNATING AUGUST FIRST
AS THE LAST DAY FOR THE FILING OF A TAX ASSESSMENT APPEAL**

WHEREAS, Lackawanna County is a Third Class County existing pursuant to the Law of the Commonwealth of Pennsylvania; and

WHEREAS, the Board of Commissioners have the authority to designate a date certain for any person to file an appeal of their real property tax assessment pursuant to the Pennsylvania Municipal Code, 53 Pa CSA §8844(c)(3); and

WHEREAS, currently the deadline to file a real property tax assessment Appeal is September 1st; and

WHEREAS, the Deputy Director of Assessment has requested that this date be moved forward to August 1st annually, to allow appropriate time for the Board of Appeals to conduct appeal hearings and render decisions prior to the October 31st deadline; and

WHEREAS, the Lackawanna County Board of Commissioners believes it is in the best interests of Lackawanna County to adopt the recommendation of the Deputy Director of Assessment and designate August 1st as the deadline date for the file of real property tax assessment appeals.

NOW THEREFORE, the Board of Commissioners of Lackawanna County does hereby resolve the following:

1. August 1st is hereby designated as the deadline for the annual filing of real property tax assessment appeals in Lackawanna County.

2. This Resolution shall be effective for the 2018 tax appeal period commencing April 1st and ending August 1st, and for all future years.

3. All Resolution or parts of Resolutions inconsistent herewith shall be, and the same hereby are, repealed.

4. If any section, clause, provision or portion of this Resolution shall be declared invalid or unconstitutional by any court of competent jurisdiction, such decision shall not affect any other section, clause, provision or portion of this Resolution, which shall remain in full force and effect.

ADOPTED at a regular meeting of the Board of Commissioners of Lackawanna County

held on April 4, 2018.

COUNTY OF LACKAWANNA


PATRICK M. O'MALLEY

LAUREEN A. CUMMINGS



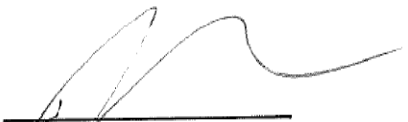
JERRY NOTARIANNI

ATTEST:



ANDREW M. WALLACE
CHIEF OF STAFF

Approved as to form and legality:



JOHN J. BRAZIL, JR.
COUNTY SOLICITOR

LACKAWANNA JURIST

ESTATES

First Notice

In re: **ESTATE OF PATRICIA M. BENASUTTI**, late of 329 Wayne Street, Archbald, Pennsylvania, 18403 (died January 26, 2018). Letters in the above Estate having been granted, all person having claims or demands against the Estate of the Decedent shall make them known and present them, and all persons indebted to the said Decedent shall make payment thereof, without delay, to Anne Marie Phillips, Personal Representative, or to Joseph S. Toczydlowski, Jr., Esquire of the Toczydlowski Law Office, 392 N. Main Street, Archbald, PA 18403.

ESTATE OF GRACE COLANGELO, late of Dunmore, Lackawanna County, PA (died March 10, 2017). Letters Testamentary were granted to James Parette and Robert Parette. Creditors present claims and debtors make payment to the Co-Executors, or to Kim A. Giombetti, Esq., The Ritz Building, 222 Wyoming Avenue, Scranton, PA 18503, Attorney for the Estate.

ESTATE OF AUGUST DEPIETRO, late of Clarks Summit, Lackawanna County, Pennsylvania, (died March 30, 2018). Notice is hereby given that Letters of Testamentary have been granted in the above estate. All persons indebted to said Estate are required to make payments and those having claims or demands are to present the same without delay to August DePietro, Jr., 134 N. Gravel Pond Rd., Clarks Summit, PA, 18411 or to Stephen J. Evers, Attorney, 213 R. North State Street, Clarks Summit, PA, 18411.

RE: **ESTATE OF EDWIN J. JARNICKI**, late of Scranton, PA, who died January 16, 2018. Letters Testamentary in the above estate having been granted, all persons having claims or demands against the estate of the decedent shall make them known and present them, and all persons indebted to said decedent shall make payment thereof without delay to: Maria N. Sturdevant or Denise J. Reilly, Co-Executrices, or Daniel L. Penetar, Jr., Esquire, 116 North Washington Avenue, Suite 2A, Scranton, PA 18503.

In re: **ESTATE OF WESLEY MACK, SR.**, late of 157 Decker Road, Greenfield Township, Pennsylvania, 18433 (died April 19, 2018). Letters in the above Estate having been granted, all person having claims or demands against the Estate of the Decedent shall make them known and present them, and all persons indebted to the said Decedent shall make payment thereof, without delay, to Rebecca Mack, Personal Representative, or to Joseph S. Toczydlowski, Jr., Esquire of the Toczydlowski Law Office, 392 N. Main Street, Archbald, PA 18403.

ESTATE OF THERESA M. MUSYT, DECEASED, LATE OF SCRANTON, PENNSYLVANIA (DIED MARCH 27, 2018). All persons indebted to said Estate are required to make payment, and those having claims or demands to present the same, without delay, to Patricia C. Palermo or Thomas J. Musyt, Co-Executors, c/o Attorney Joseph F. Gaughan, 300 Mulberry Street, Suite 303, Scranton, PA 18503.

RE: **ESTATE OF MILDRED ORZOLEK**, late of Moosic, Lackawanna County, Pennsylvania (died May 28, 2018). Notice is hereby given that Letters of Administration for the Estate have been issued to Scott Orzolek, Administrator of the Estate. All those having claims or demands against the Estate or indebtedness owed to the Estate shall present claims or remit payment without delay to the Administrator, or to John J. McGovern, Jr., Attorney for the Estate, 321 Spruce Street – Suite 201, Scranton, PA 18503.

IN RE: **ESTATE OF ANN M. ROOK**, Late of Taylor, (died February 22, 2018). Notice is hereby given that Letters of Administration on the above Estate have been granted on April 5, 2018 to Mark Brozowski. All persons indebted to the said Estate are required to make payments and those having claims to present the same without delay to the Executor named above or to Robert J. Murphy, Esq., 208 Chestnut Street, Dunmore, PA 18512.

Second Notice

RE: **ESTATE OF MILDRED M. ARENS**, Deceased, Late of Lackawanna County, Pennsylvania (Died April 9, 2018). Letters of Administration in the Estate of Mildred M. Arens, having been granted, all persons having claims or demands against said Estate of the Decedent should make them known and present them and all persons indebted to said Estate should make payment thereof, without delay, to Melanie Gray, Administratrix, c/o Jonathan L. Pietrowski, Esquire, 116 N. Washington Avenue, Suite 2J, Scranton, PA 18503, (570)406-0602.

RE: **ESTATE OF ELEANORE G. BYERS**, late of Clifton Township, PA, who died April 30, 2018. Letters Testamentary in the above estate having been granted, all persons having claims or demands against the estate of the decedent shall make them known and present them, and all persons indebted to said decedent shall make payment thereof without delay to: Thomas C. Byers, Executor, or Daniel L. Penetar, Jr., Esquire, 116 North Washington Avenue, Suite 2A, Scranton, PA 18503.

ESTATE OF EDWARD RICHARD FRYZEL, late of Scott Township, Pennsylvania, died on June 2, 2018. Notice is hereby given that Letters Testamentary have been granted to Richard Edward Fryzel, who requests that all persons having claims or demands against the Estate of the decedent to make known the same and all persons indebted to the decedent to make payment without delay to Executor named herein or to Executor c/o Daniel D. Stoffko, Esquire, 415 Wyoming Avenue, Scranton, PA 18503.

ESTATE OF JOHN R. HAMORSKI, late of Scranton (died May 24, 2018), John R. Holt, Administrator, c/o Michael F. Bailey, Esquire, 4099 Birney Avenue, Moosic, PA 18507.

NOTICE is hereby given that Letters Testamentary have been given in the Estate of Arlene F. Kohl, late of the City of Scranton, Lackawanna County, Pennsylvania, who died May 4, 2018. All persons indebted to said Estate are required to make payment, and those having claims or demands, to present the same without delay to the Executrix, Catherine Harrington, and her attorneys, Hourigan, Kluger & Quinn, P.C., 600 Third Avenue, Kingston, PA 18704.

ESTATE OF JUNE MAYAK, Late of Moosic Borough, PA (DIED March 8, 2018), Lori Ann Quick, Administratrix, or to Donald J. Frederickson, Jr., KOBAL & FREDERICKSON, Attorneys for the Estate, 435 Main Street, Moosic, PA. 18507-1017.

ESTATE OF NANCY A. NAMIAK A/K/A NANCY ANN NAMIAK A/K/A NANCY NAMIAK, late of 328 4th Street, Blakely, Pennsylvania (died March 11, 2018). Letters of Administration C.T.A. having been granted, all persons having claims or demands against estate of decedent shall make them known and present them, and all persons indebted to said decedent shall make payment thereof without delay to Michelle Namiak, 730 Union Street, Peckville, Pennsylvania 18452 and Robert Namiak, 826 Main Street, Peckville, Pennsylvania 18452, Administrators, or to James J. Gillotti of

LACKAWANNA JURIST

Oliver, Price & Rhodes, Attorney for the Estate, 1212 South Abington Road, PO Box 240, Clarks Summit, PA 18411.

ESTATE OF THOMAS J. RIGGI, SR., A/K/A THOMAS J. RIGGI late of Dunmore, Pennsylvania (Died May 10, 2018), Michelle Gallagher, Executrix, Ralph J. Iori, Attorney, Suite 201- Bank Towers Building, 321 Spruce Street, Scranton, PA 18503.

NOTICE IS HEREBY GIVEN that Letters Testamentary have been granted in the **ESTATE OF CECILIA R. TRENCH**, Deceased, late of Olyphant, Lackawanna County, Pennsylvania, 18447, who died on December 18, 2017. All persons indebted to the Estate are requested to make payment and those having claims or demands are to present same, without delay, to the Executrix, Kathleen Evanina, or John P. Sanderson, III, Attorney for the Estate- Sanderson Building, One Terrace Drive, Olyphant, Pennsylvania 18447.

ESTATE OF LOUISE A. YANOTSKY, Deceased, late of Madison Township, Pennsylvania (died March 14, 2018). All persons indebted to said Estate are required to make payment, and those having claims or demands to present the same, without delay, to Deborah Stines, Executrix, c/o Attorney Joseph F. Gaughan, 300 Mulberry Street, Suite 303, Scranton, PA 18503.

Third Notice

RE: **ESTATE OF MILLIE E. BABCOCK**, late of South Abington Township, Pennsylvania. Letters of Testamentary in the above estate having been granted, creditors shall make demand and debtors shall make payment to Linda J. Lewis, 61 Kelly Street, Montrose, PA 18801, Executrix, or to James W. Reid, Esquire, Oliver, Price & Rhodes, Attorney for the Estate, 1212 South Abington Road, P.O. Box 240, Clarks Summit, PA 18411.

ESTATE OF DEBORAH COOK, late of Scranton, Lackawanna County, Pennsylvania, (died May 10, 2018). Notice is hereby given that Letters Testamentary on the estate have been issued to Donna Macavaire, Executrix of the Estate. **MARIANNE M. STIVALA, ESQUIRE, BRIAN J. CALI & ASSOCIATES**, 103 EAST DRINKER STREET, DUNMORE, PENNSYLVANIA 18512.

RE: **ESTATE OF PETER G. COYER**, late of Dunmore, PA, who died April 25, 2018. Letters of Administration in the above estate having been granted, all persons having claims or demands against the estate of the decedent shall make them known and present them, and all persons indebted to said decedent shall make payment thereof without delay to: Bridget M. Coyer or Patrick J. Coyer, Co-Administrators, or Daniel L. Penetar, Jr., Esquire, 116 North Washington Avenue, Suite 2A, Scranton, PA 18503.

ESTATE OF WILLIAM J. EVANS, late of Scranton, Pennsylvania, (died on April 12, 2018). Letters Testamentary have been granted to Rose T. Minelli Wilson, Executrix of the Estate, who requests all persons having claims or demands against the Estate of the Decedent to make known the same, and all persons indebted to the Decedent to make payments without delay to the Executrix named herein or to Edwin A. Abrahamson, Jr., attorney for the Estate, at 1006 Pittston Avenue, Scranton, PA 18505

RE: **ESTATE OF DOROTHEA C. METZ, A/K/A DOROTHEA METZ**, late of Dalton, PA (died May 20, 2018). Letters Testamentary in the referenced estate having been granted, creditors shall make demand and debtors shall make payment to Lois Fuller, Executrix, or to her attorney, Robert P. Browning, Esquire, Oliver, Price & Rhodes, 1212 South Abington Road, PO Box 240, Clarks Summit, PA 18411.

ESTATE OF ROBERT D. NICHOLAS, (A/K/A ROBERT NICHOLAS), late of the City of Scranton, Lackawanna County, Pennsylvania (died March 17, 2018). Personal Representative is Gary Nicholas, 724 Electric Street, Scranton, PA 18509. Attorney for the Estate is Nancy M. Barrasse, Esquire, 224 Adams Avenue, Scranton, Pennsylvania 18503.

NOTICE IS HEREBY GIVEN that Letters Testamentary have been granted to Michael Sagan, Executor of the **ESTATE OF EUGENE G. SAGAN** late of Dunmore, Lackawanna County, Pennsylvania, who died on April 9, 2018. All persons indebted to said Estate are required to make payment and those having claims to present the same without delay to the Executor or to J. Timothy Hinton, Jr., of Haggerty Hinton & Cosgrove LLP, 203 Franklin Avenue, Scranton, PA 18503.

ESTATE OF BEVERLY A. SHOTTO, deceased, May 13, 2018, late of Scranton, Lackawanna County, Pennsylvania. Letters Testamentary in the above-named estate having been granted to the undersigned, all persons indebted to the estate are requested to make immediate payment and those having claims are directed to present the same without delay to the undersigned or his attorney within four (4) months from the date hereof and to file with the Clerk of the Court of Common Pleas of Lackawanna County, Orphans' Court Division, a particular statement of claim, duly verified by an affidavit setting forth an address within the county where notice may be given to claimant. Jodi E. White, Executrix, 107 Gentilly Drive, Clarks Summit, PA 18411. John J. McGee, Esq., Suite 302, 400 Spruce Street, Scranton, PA 18503.

RE: **ESTATE OF ANNA STROK**, late of Old Forge, Lackawanna County, Pennsylvania (died May 13, 2018). Notice is hereby given that Letters Testamentary for the Estate of Anna Strok have been issued to Helena Lehmkuhl, William Lehmkuhl and Tamara Souter, Co-Executors of the Estate. All those having claims or demands against the Estate or indebtedness owed to the Estate shall present claims or remit payment without delay to the Co-Executors, or to John J. McGovern, Jr., Attorney for the Estate, 321 Spruce Street – Suite 201, Scranton, PA 18503.

ESTATE OF GERALD E. TRENTLY, DECEASED, late of 244 Main Street, Archbald, Pennsylvania 18403 (died on March 16, 2018). Mark Trently, Executor, c/o Lawrence J. Moran, Sr., Esquire, The Moran Law Group, 17 Old Mill Road, Jermyn, PA 18433.

ESTATE OF JOHN MICHAEL VITVITSKY, DECEASED, late of 613 JOHNSON AVENUE, Dickson City PA 18519, (Died April 24, 2018) LINDA SHALKOWSKI, Executrix; Mark G. Rudalavage, 171 Scranton-Carbonale Highway, Eynon, Pennsylvania 18403- 1027, Attorney.

ARTICLES OF INCORPORATION

Articles of Incorporation have been filed with the Pennsylvania Department of State for the entity known as **Abington Power Equipment, Inc.**, with the principal place of business at 3 Abington Executive Park, Suite 8, Clarks Summit, Pennsylvania 18411, pursuant to the Pennsylvania Business Corporation Law of 1988 as amended.

T1-6/22

LACKAWANNA JURIST

ARTICLES OF DISSOLUTION

Notice is hereby given that pursuant to the provisions of 15 Pa.C.S. Section 1975(b), Articles of Dissolution have been filed with the Department of State of the Commonwealth of Pennsylvania at Harrisburg, PA. The name of the company is: **A-J's Inn-Ovation, Inc.**

John J. Lawler, Jr., Esquire
T1-6/22

CERTIFICATE OF ORGANIZATION

Certificate of Organization has been filed with the Pennsylvania Department of State for the entity known as **Perry Landscaping, LLC**, with a principal place of business at 141 Franklin Street, Dunmore, Pennsylvania 18512, pursuant to the Pennsylvania Business Corporation Law of 1988 as amended.

CIPRIANI & WERNER, P.C.
T1-6/22

NOTICE

IN THE COURT OF COMMON PLEAS
OF LACKAWANNA COUNTY
CIVIL ACTION - LAW

NOTICE OF ACTION TO QUIET TITLE

KON S. HAHN and ANN HAHN
vs.
RONALD SCHACK
NO. 17-CV-6736

TO: RONALD SCHACK, whose last known address is 223 Carbondale Road, Clarks Summit, PA 18411-9217.

You are hereby notified that Plaintiffs, Kon S. Hahn and Ann Hahn, have filed an Action to Quiet Title against you in the Court of Common Pleas of Lackawanna County, Pennsylvania docketed to No. 17-CV-6736, wherein Plaintiffs seeks a corrective deed from defendant, Ronald Schack.

NOTICE

You have been sued in Court. If you wish to defend against the claims set forth in the following pages, you must take action within twenty (20) days after this Complaint and Notice are served by entering a written appearance personally or by attorney and filing in writing with the Court your defenses or objections to the claims set forth against you. You are warned that if you fail to do so the case may proceed without you and a judgment may be entered against you by the Court without further notice for any money claimed in the Complaint of for any other claim or relief requested by the plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ABOUT AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

Northern Pennsylvania Legal Services
33N. Main Street, Suite 200
Pittston, PA 18640
Phone (570) 299-4100
Toll Free (855) 236-6405
Fax (570) 824-0001

Lawyer Referral Service
Lackawanna Bar Association
233 Penn Avenue
Scranton, PA 18503
Phone (570) 969-9161
Fax (570) 969-9170

David K. Brown, Esquire
KREDER BROOKS HAILSTONE LLP
220 Penn Avenue, Suite 200
Scranton, PA 18503
(570) 346-7922
T1-6/11

LACKAWANNA JURIST

NOTICE

NOTICE OF ACTION IN MORTGAGE FORECLOSURE

IN THE COURT OF COMMON PLEAS OF LACKAWANNA COUNTY, PA
CIVIL ACTION - LAW

PENNSYLVANIA HOUSING FINANCE AGENCY,
PLAINTIFF

VS.

KAREN SAYLOCK AND DAVID BLACK IN THEIR CAPACITY AS KNOWN HEIRS OF HAROLD F. BLACK, JR., DECEASED AND THE UNKNOWN SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHTS UNDER THE HAROLD F. BLACK, JR. REVOCABLE LIVING TRUST, AND THE UNKNOWN HEIRS OF HAROLD F. BLACK, JR., DECEASED,
DEFENDANTS

MORTGAGE FORECLOSURE
NO. 2018-CV-1938

TO: THE UNKNOWN HEIRS OF HAROLD F. BLACK, JR. AND UNKNOWN SUCCESSORS, ASSIGNS AND ALL PERSONS, FIRMS OR ASSOCIATIONS CLAIMING RIGHT, TITLE OR INTEREST FROM AND UNDER THE HAROLD F. BLACK, JR. REVOCABLE LIVING TRUST:

You are hereby notified that on March 26, 2018, Plaintiff, PENNSYLVANIA HOUSING FINANCE AGENCY, filed a Mortgage Foreclosure Complaint endorsed with a Notice to Defend against you in the Court of Common Pleas of Lackawanna County, Pennsylvania, docketed to No. 2018-CV-1938 wherein Plaintiff seeks to foreclose its mortgage securing your property located at 333 Rushbrook Street, Jermyn, PA 18433, whereupon your property would be sold by the Sheriff of Lackawanna County.

You are hereby notified to plead to the above referenced Complaint on or before 20 DAYS from the date of this publication or a Judgment will be entered against you.

NOTICE

You have been sued in Court. If you wish to defend, you must enter a written appearance personally or by an attorney, and file your defenses or objections in writing with the Court. You are warned that if you fail to do so, the case may proceed without you and a Judgment may be entered against you without further notice for the relief requested by the Plaintiff. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS NOTICE TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, TELEPHONE THE OFFICE BELOW TO FIND OUT WHERE YOU CAN GET LEGAL HELP.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ON AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

North Penn Legal Services
33 N. Main Street, Suite 200
Pittston, PA 18640
(570)299-4100

Lackawanna Bar Association Referral Service
233 Penn Avenue
Scranton, PA 18503
(570)969-9600

Leon P. Haller, Esquire
Attorney ID #15700
1719 North Front Street
Harrisburg, Pa. 17102
717-234-4178.

t1-6/22

LACKAWANNA JURIST

NOTICE

IN THE COURT OF COMMON PLEAS OF LACKAWANNA COUNTY
CIVIL ACTION – QUIET TITLE
NO:2018-CIV-3109

CHIEFLY GROUP LLC
vs.
SLM FINANCIAL CORPORATION

ACTION TO QUIET TITLE

TO: SLM FINANCIAL CORPORATION

You are notified that Chiefly Group LLC has commenced an Action to Quiet Title in the Court of Common Pleas of Lackawanna County, Pennsylvania filed to No. 18CV3109 which you are required to defend, setting forth that the mortgage issued by SLM Financial dated December 14, 2001 for the purchase of 738-740 Harrison Avenue, Scranton Lackawanna County, Pennsylvania, has been paid in full. The Complaint seeks that the Court and/or Recorder of Deeds of Lackawanna County mark the mortgage recorded to Instrument No. 2001-029813 "Satisfied".

NOTICE TO DEFEND

TO: SLM FINANCIAL CORPORATION

If you wish to defend you must enter a written appearance personally or by attorney and filing in writing with the court your defenses or objections in writing with the Court within twenty (20) days herefrom. You are warned that is you fail to do so the case may proceed without you and a judgement may be entered against you by the Court without further notice for any money claimed in the complaint or for any other claim or relief requested by the Plaintiffs. You may lose money or property or other rights important to you.

YOU SHOULD TAKE THIS PAPER TO YOUR LAWYER AT ONCE. IF YOU DO NOT HAVE A LAWYER, GO TO OR TELEPHONE THE OFFICE SET FORTH BELOW. THIS OFFICE CAN PROVIDE YOU WITH INFORMATION ABOUT HIRING A LAWYER.

IF YOU CANNOT AFFORD TO HIRE A LAWYER, THIS OFFICE MAY BE ABLE TO PROVIDE YOU WITH INFORMATION ON AGENCIES THAT MAY OFFER LEGAL SERVICES TO ELIGIBLE PERSONS AT A REDUCED FEE OR NO FEE.

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PA Lawyer Referral Service
P.O. Box 1086
100 South Street
Harrisburg, PA 17108
PA Residents 1-800-692-7375
Out-of-State 717-238-6715

Mey & Sulla, LLP
Justin J. Sulla, Esq.
1144 E Drinker Street
Dunmore, PA 18512
570-961-1929
Council for Plaintiff
T1-6/22