

THE GENERAL ASSEMBLY OF PENNSYLVANIA

HOUSE BILL

No. 1495 Session of 1997

INTRODUCED BY HUTCHINSON, MAY 14, 1997

AS RE-REPORTED FROM COMMITTEE ON APPROPRIATIONS, HOUSE OF REPRESENTATIVES, AS AMENDED, NOVEMBER 25, 1997

AN ACT

1 Authorizing and directing the Department of General Services,  
2 with the approval of the Governor, to sell and convey to  
3 James E. Hedglin and Cheryl Hedglin, husband and wife,  
4 certain surplus land situate in Sandy Creek Township, Venango  
5 County, Pennsylvania, TO CONVEY TRACTS OF LAND AND BUILDINGS, ←  
6 CONSISTING OF A PORTION OF THE FORMER LAURELTON CENTER,  
7 LOCATED IN HARTLEY TOWNSHIP, UNION COUNTY, PENNSYLVANIA, TO  
8 SELL AND CONVEY TO SMITHFIELD TOWNSHIP CERTAIN LAND SITUATE  
9 IN THE TOWNSHIP OF SMITHFIELD, HUNTINGDON COUNTY, TO SELL AND  
10 CONVEY TO PHILADELPHIA SUBURBAN WATER COMPANY CERTAIN LAND  
11 SITUATE IN NEWLIN TOWNSHIP, CHESTER COUNTY AND TO SELL AND  
12 CONVEY TO ORIX WILKINSON NESHAMINY VENTURE CERTAIN LAND  
13 SITUATE IN BENSLEM TOWNSHIP, BUCKS COUNTY; AUTHORIZING AND  
14 DIRECTING THE DEPARTMENT OF GENERAL SERVICES, WITH THE  
15 APPROVAL OF THE DEPARTMENT OF ENVIRONMENTAL PROTECTION AND  
16 THE GOVERNOR, TO SELL AND CONVEY TO MARC G. AND SUSAN K.  
17 SPRINGMAN, CERTAIN LAND SITUATE IN OLD LYCOMING TOWNSHIP,  
18 LYCOMING COUNTY, PENNSYLVANIA; AND AUTHORIZING THE BOROUGH OF  
19 CARLISLE, CUMBERLAND COUNTY, TO SELL AND CONVEY CERTAIN  
20 PROJECT 70 LANDS FREE OF PROJECT 70 RESTRICTIONS IN RETURN  
21 FOR USE OF THE SALE PROCEEDS TO ASSIST THE CENTRAL  
22 PENNSYLVANIA CONSERVANCY PURCHASE A TRACT OF LAND.

23 The General Assembly of the Commonwealth of Pennsylvania

24 hereby enacts as follows:

25 ~~Section 1.~~ The ←

26 SECTION 1. SANDY CREEK TOWNSHIP, VENANGO COUNTY. ←

27 (A) THE Department of General Services, with the approval of

1 the Governor, is hereby authorized and directed on behalf of the  
2 Commonwealth of Pennsylvania to grant, sell and convey to James  
3 E. Hedglin and Cheryl Hedglin, husband and wife, for  
4 consideration equal to the fair market value as determined by  
5 appraisal by the Department of General Services the following  
6 tract of land and buildings.

7 The property to be conveyed is the following tract of land  
8 situate in Sandy Creek Township, Venango County, Pennsylvania,  
9 bounded and described as follows:

10 All that certain parcel of land situate in Sandy Creek  
11 Township, Venango County, Pennsylvania, bounded and described in  
12 accordance with a survey and plan prepared for the Department of  
13 General Services by the Pennsylvania Game Commission, dated  
14 April 6, 1994, as follows:

15 Beginning at a rebar set in the centerline of an existing 12-  
16 foot wide earth road, the centerline of a certain 25-foot wide  
17 right-of-way, hereinafter described, said point being the  
18 northernmost corner of the herein described parcel; thence  
19 through land of the Commonwealth (now or formerly Department of  
20 Agriculture, Polk State Farm), the eight following courses and  
21 distances: south 81 degrees 9 minutes 26 seconds east for a  
22 distance of 126.96 feet, along the southeastern terminus of said  
23 right-of-way, leaving said earth road, and crossing a  
24 Pennelec/General Telephone electric/telephone line, to a  
25 concrete monument, set; south 4 degrees 8 minutes 21 seconds  
26 east for a distance of 164.28 feet, to an existing concrete  
27 fence post; south 7 degrees 42 minutes 21 seconds west for a  
28 distance of 180.06 feet, in and along a wire fence, to an  
29 existing concrete fence post; north 77 degrees 10 minutes 48  
30 seconds west for a distance of 323.09 feet, in and along a wire

1 fence, to an existing concrete fence post; north 55 degrees 55  
2 minutes 30 seconds west for a distance of 225.91 feet, in and  
3 along a wire fence, to an existing concrete fence post; north 4  
4 degrees 20 minutes 31 seconds east for a distance of 34.93 feet,  
5 to an existing concrete fence post; north 78 degrees 51 minutes  
6 40 seconds east for a distance of 355.35 feet, in and along a  
7 wire fence, and recrossing the aforesaid electric/telephone  
8 line, to an existing concrete fence post; and north 32 degrees 6  
9 minutes 58 seconds east for a distance of 70.91 feet, recrossing  
10 said electric/telephone line, and along the southwestern  
11 terminus of the aforesaid 25-foot right-of-way, to the point of  
12 beginning.

13 Containing by actual survey 2.637 acres, and comprising a  
14 portion of the William McClaren Warrant.

15 Together with the right of ingress, egress and regress in and  
16 along a 25-foot wide easement for road purposes, the centerline  
17 of which is described as follows:

18 Beginning at a rebar, set, in the center of an existing 12-  
19 foot wide earth road, the northernmost corner of the parcel  
20 hereinabove described; thence through land of the Commonwealth  
21 (now or formerly Department of Agriculture, Polk State Farm),  
22 north 6 degrees 49 minutes 39 seconds east, a distance of  
23 1352.05 feet, leaving Sandy Creek Township and entering Polk  
24 Borough, to a railroad spike set in the centerline intersection  
25 of said earth road with the centerline of State Route S.R. 3024,  
26 the northern terminus of said 25-foot wide right-of-way.

27 ~~Section 2. The conveyance~~ (B) THE CONVEYANCE AUTHORIZED BY <—  
28 THIS SECTION shall be made under and subject to all easements,  
29 servitudes and rights of others, including, but not confined to,  
30 streets, roadways and rights of any telephone, telegraph, water,

1 electric, sewer, gas or pipeline companies, as well as under the  
2 subject to any interest, estates or tenancies vested in third  
3 persons, whether or not appearing of record, for any portion of  
4 the land or improvements erected thereon.

5 ~~Section 3.~~ (C) The deed of conveyance AUTHORIZED BY THIS <—  
6 SECTION shall be approved as provided by law and shall be  
7 executed by the Secretary of General Services in the name of the  
8 Commonwealth of Pennsylvania. In the event that this conveyance  
9 is not executed within 12 months of the effective date of this  
10 act, the property shall be disposed of in accordance with  
11 Article XXIV-A of the act of April 9, 1929 (P.L.177, No.175),  
12 known as The Administrative Code of 1929.

13 ~~Section 4.~~ (D) Costs and fees incidental to ~~this conveyance~~ <—  
14 THE CONVEYANCE AUTHORIZED BY THIS SECTION shall be borne by the <—  
15 grantees.

16 SECTION 2. HARTLEY TOWNSHIP, UNION COUNTY. <—

17 (A) THE DEPARTMENT OF GENERAL SERVICES, WITH THE APPROVAL OF  
18 THE GOVERNOR, IS HEREBY AUTHORIZED AND DIRECTED, ON BEHALF OF  
19 THE COMMONWEALTH OF PENNSYLVANIA, TO GRANT AND CONVEY THE  
20 FOLLOWING DESCRIBED TRACTS OF LAND AND THE IMPROVEMENTS ERECTED  
21 THEREON:

22 ALL THOSE CERTAIN TRACTS OR PARCELS OF LAND, WITH  
23 IMPROVEMENTS THEREON ERECTED, SITUATE IN HARTLEY TOWNSHIP, UNION  
24 COUNTY, PENNSYLVANIA, MORE PARTICULARLY BOUNDED AND DESCRIBED AS  
25 FOLLOWS:

26 TRACT 1

27 BEGINNING AT AN EXISTING STEEL PIN AND STONES LOCATED ON OR  
28 NEAR THE NORTHERN RIGHT OF WAY OF S.R. 0045 AND ON THE  
29 JURISDICTIONAL DIVISION LINE BETWEEN LANDS OF THE COMMONWEALTH  
30 OF PENNSYLVANIA, BUREAU OF FORESTRY AND LANDS OF THE

1 COMMONWEALTH OF PENNSYLVANIA, DEPARTMENT OF PUBLIC WELFARE.  
2 THENCE ALONG LANDS OF THE COMMONWEALTH OF PENNSYLVANIA,  
3 BUREAU OF FORESTRY BY THE 4 FOLLOWING COURSES AND DISTANCES;  
4 1. NORTH 22 DEGREES 29 MINUTES 55 SECONDS EAST, 3685.15  
5 FEET, TO AN EXISTING WITNESSED STONE PILE;  
6 2. NORTH 74 DEGREES 47 MINUTES 54 SECONDS EAST, 831.53 FEET,  
7 TO AN EXISTING WITNESSED STONE PILE;  
8 3. SOUTH 75 DEGREES 02 MINUTES 58 SECONDS EAST, 143.22 FEET,  
9 TO A POINT EAST OF STONY RUN ROAD;  
10 4. SOUTH 25 DEGREES 32 MINUTES 58 SECONDS EAST, 1472.86  
11 FEET, TO AN EXISTING WITNESSED STONE PILE EAST OF STONY RUN  
12 ROAD;  
13 5. THENCE ALONG LANDS OF WILLIAM G. RODGERS AND LANDS OF W.  
14 JAMES BEAMESDERFER AND CRAIG A. BEAMESDERFER AND CROSSING STONY  
15 RUN ROAD SOUTH 75 DEGREES 56 MINUTES 43 SECONDS WEST, 221.73  
16 FEET, TO AN EXISTING STONE PILE;  
17 6. THENCE ALONG LANDS W. JAMES BEAMESDERFER AND CRAIG A.  
18 BEAMESDERFER AND LANDS OF EILEEN R. WIAND AND LISA L. MATTERN;  
19 SOUTH 20 DEGREES 40 MINUTES 20 SECONDS EAST, 1491.80 FEET, TO AN  
20 EXISTING WITNESSED STONE PILE;  
21 7. THENCE ALONG LANDS OF EILEEN R. WIAND AND LISA L.  
22 MATTERN, NORTH 65 DEGREES 52 MINUTES 26 SECONDS, EAST, 319.07  
23 FEET, TO A POINT IN THE CENTER OF STONY RUN ROAD;  
24 THENCE ALONG THE CENTER OF STONY RUN ROAD AND LANDS OF THE  
25 COMMONWEALTH OF PENNSYLVANIA, BUREAU OF FORESTRY, BY THE 8  
26 FOLLOWING COURSES AND DISTANCES;  
27 1. SOUTH 33 DEGREES 57 MINUTES 45 SECONDS EAST, 570.05 FEET,  
28 TO POINT IN THE CENTER OF STONY RUN ROAD;  
29 2. SOUTH 33 DEGREES 07 MINUTES 08 SECONDS EAST, 653.60 FEET,  
30 TO POINT IN THE CENTER OF STONY RUN ROAD;

1        3.    SOUTH 30 DEGREES 01 MINUTE 39 SECONDS EAST, 122.79 FEET,  
2 TO POINT IN THE CENTER OF STONY RUN ROAD;  
3        4.    SOUTH 21 DEGREES 25 MINUTES 18 SECONDS EAST, 74.09 FEET,  
4 TO POINT IN THE CENTER OF STONY RUN ROAD;  
5        5.    SOUTH 07 DEGREES 41 MINUTES 59 SECONDS EAST, 91.09 FEET,  
6 TO POINT IN THE CENTER OF STONY RUN ROAD;  
7        6.    SOUTH 04 DEGREES 55 MINUTES 47 SECONDS WEST, 109.33 FEET,  
8 TO POINT IN THE CENTER OF STONY RUN ROAD;  
9        7.    SOUTH 09 DEGREES 10 MINUTES 51 SECONDS WEST, 414.31 FEET,  
10 TO POINT IN THE CENTER OF STONY RUN ROAD;  
11       8.    SOUTH 09 DEGREES 14 MINUTES 46 SECONDS WEST, 603.60 FEET,  
12 TO POINT ON THE NORTHERN RIGHT OF WAY OF S.R. 0045  
13 THENCE ALONG THE NORTHERN RIGHT OF WAY S.R. 0045 BY THE 13  
14 FOLLOWING COURSES AND DISTANCES;  
15       1.    NORTH 70 DEGREES 20 MINUTES 12 SECONDS WEST, 263.53 FEET,  
16 TO A POINT;  
17       2.    NORTH 19 DEGREES 39 MINUTES 48 SECONDS EAST, 5.00 FEET,  
18 TO A POINT;  
19       3.    NORTH 70 DEGREES 20 MINUTES 12 SECONDS WEST, 150.00 FEET,  
20 TO A POINT;  
21       4.    SOUTH 19 DEGREES 39 MINUTES 48 SECONDS WEST, 5.0 FEET, TO  
22 A POINT;  
23       5.    NORTH 70 DEGREES 20 MINUTES 12 SECONDS WEST, 250.29 FEET,  
24 TO A POINT;  
25       6.    NORTH 71 DEGREES 27 MINUTES 12 SECONDS WEST, 359.32 FEET,  
26 TO A POINT;  
27       7.    NORTH 70 DEGREES 18 MINUTES 12 SECONDS WEST, 700.74 FEET,  
28 TO A POINT;  
29       8.    NORTH 70 DEGREES 42 MINUTES 12 SECONDS WEST, 1288.90  
30 FEET, TO A POINT;

1 9. NORTH 19 DEGREES 17 MINUTES 48 SECONDS EAST, 5.00 FEET,  
2 TO A POINT;

3 10. NORTH 70 DEGREES 42 MINUTES 12 SECONDS WEST, 1145.04  
4 FEET, TO A POINT;

5 11. BY A CURVE TO THE LEFT HAVING A RADIUS OF 3854.70 FEET  
6 AN ARC LENGTH OF 5.01 FEET AND A CENTRAL ANGLE OF 0 DEGREES 04  
7 MINUTES 28 SECONDS, AND A CHORD OF NORTH 70 DEGREES 44 MINUTES  
8 26 SECONDS WEST, 5.01 INCHES;

9 12. SOUTH 19 DEGREES 13 MINUTES 20 SECONDS WEST, 5.00 FEET,  
10 TO A POINT;

11 13. BY A CURVE TO THE RIGHT HAVING A RADIUS OF 3849.70 FEET  
12 AN ARC LENGTH OF 277.72 INCHES AND A CENTRAL ANGLE OF 4 DEGREES  
13 08 MINUTES 00 SECONDS, AND A CHORD OF NORTH 72 DEGREES 50  
14 MINUTES 40 SECONDS WEST, 277.66 FEET, TO AN EXISTING STEEL PIN  
15 AND STONES THE POINT AND PLACE OF BEGINNING;

16 TRACT 1 CONTAINING 266.428 ACRES AS ABOVE DESCRIBED.

17 TRACT 2

18 BEGINNING AT AN EXISTING STEEL PIN LOCATED APPROXIMATELY 2850  
19 FEET EAST OF THE INTERSECTION OF S.R. 0045 AND S.R. 0235 AND  
20 BEING ON OR NEAR THE SOUTHERN RIGHT OF WAY LINE OF S.R. 0045 AND  
21 ON THE DIVISION LINE BETWEEN LANDS OF THE COMMONWEALTH OF  
22 PENNSYLVANIA AND LANDS OF ARLON E. WALLACE AND CRYSTAL A.  
23 HEETER.

24 1. THENCE ALONG LANDS OF ARLON E. WALLACE AND CRYSTAL A.  
25 HEETER AND LANDS OF BRADLEY F. WALTER AND ANGELIA WALTER SOUTH  
26 08 DEGREES 15 MINUTES 05 SECONDS WEST, 1253.61 FEET, TO AN  
27 EXISTING TWIN OAK TREE;

28 2. THENCE ALONG LANDS OF RAYMOND HOOVER AND WILMA HOOVER,  
29 NORTH 79 DEGREES 40 MINUTES 38 SECONDS WEST, 859.47 FEET, TO AN  
30 EXISTING STEEL PIN;

1 3. THENCE ALONG LANDS OF RICHARD J. HARVEY AND JANET L.  
2 HARVEY AND LANDS OF MONTANA L. SCHLEGEL AND JANICE M. SCHLEGEL  
3 NORTH 18 DEGREES 33 MINUTES 56 SECONDS WEST, 840.74 FEET, TO AN  
4 EXISTING STEEL PIN;

5 4. THENCE ALONG LANDS OF MONTANA L. SCHLEGEL AND JANICE M.  
6 SCHLEGEL SOUTH 72 DEGREES 46 MINUTES 49 SECONDS WEST, 762.09  
7 FEET, TO A POINT ON THE EASTERN RIGHT OF WAY OF S.R. 0235.

8 THENCE ALONG THE EASTERN RIGHT OF WAY OF S.R. 0235 BY THE FOUR  
9 FOLLOWING COURSES AND DISTANCES;

10 1. NORTH 26 DEGREES 19 MINUTES 18 SECONDS WEST, 731.70 FEET,  
11 TO A POINT;

12 2. BY A CURVE TO THE RIGHT HAVING A RADIUS OF 2844.79 FEET,  
13 AN ARC LENGTH OF 354.94 FEET, AND A CENTRAL ANGLE OF 7 DEGREES  
14 08 MINUTES 55 SECONDS, AND A CHORD OF NORTH 22 DEGREES 44  
15 MINUTES 50 SECONDS WEST, 354.71 FEET TO A POINT;

16 3. NORTH 19 DEGREES 10 MINUTES 23 SECONDS WEST, 478.05 FEET  
17 TO A POINT;

18 4. BY A CURVE TO THE RIGHT HAVING A RADIUS OF 35 FEET, AN  
19 ARC LENGTH OF 78.70 FEET, AND A CENTRAL ANGLE OF 128 DEGREES 50  
20 MINUTES 11 SECONDS, AND A CHORD OF NORTH 45 DEGREES 14 MINUTES  
21 43 SECONDS EAST, 63.14 FEET TO A POINT ON THE SOUTHERN RIGHT OF  
22 WAY OF S.R. 0045;

23 THENCE ALONG THE SOUTHERN RIGHT OF WAY OF S.R. 0045 BY THE THREE  
24 FOLLOWING COURSES AND DISTANCES;

25 1. SOUTH 70 DEGREES 20 MINUTES 12 SECONDS EAST, 1020.05  
26 FEET, TO A POINT;

27 2. SOUTH 69 DEGREES 40 MINUTES 12 SECONDS EAST, 1556.28  
28 FEET, TO A POINT;

29 3. BY A CURVE TO THE RIGHT HAVING A RADIUS OF 1318.45 FEET,  
30 AN ARC LENGTH OF 192.46 FEET, AND A CENTRAL ANGLE OF 8 DEGREES

1 21 MINUTES 49 SECONDS, AND A CHORD OF SOUTH 65 DEGREES 29  
2 MINUTES 18 SECONDS EAST, 192.28 FEET TO AN EXISTING STEEL PIN,  
3 THE POINT AND PLACE OF BEGINNING.

4 TRACT 2 CONTAINING 64.428 ACRES AS ABOVE DESCRIBED.

5 TRACT 3

6 BEGINNING AT AN EXISTING STEEL PIN LOCATED APPROXIMATELY 1180  
7 FEET WEST OF THE INTERSECTION OF S.R. 0045 AND S.R. 0235 AND  
8 BEING ON OR NEAR THE SOUTHERN RIGHT OF WAY OF S.R. 0045 AND ON  
9 THE JURISDICTIONAL DIVISION LINE BETWEEN LANDS OF THE  
10 COMMONWEALTH OF PENNSYLVANIA, DEPARTMENT OF CONSERVATION AND  
11 NATURAL RESOURCES AND LANDS OF THE COMMONWEALTH OF PENNSYLVANIA,  
12 DEPARTMENT OF PUBLIC WELFARE.

13 THENCE ALONG LANDS OF THE COMMONWEALTH OF PENNSYLVANIA,  
14 DEPARTMENT OF CONSERVATION AND NATURAL RESOURCES BY THE 12  
15 COURSES AND DISTANCES;

16 1. SOUTH 19 DEGREES 12 MINUTES 21 SECONDS WEST, 198.88 FEET  
17 TO AN EXISTING STEEL PIN;

18 2. SOUTH 67 DEGREES 09 MINUTES 50 SECONDS EAST, 127.12 FEET  
19 TO A POINT;

20 3. SOUTH 28 DEGREES 08 MINUTES 01 SECOND EAST, 256.88 FEET  
21 TO A POINT;

22 4. SOUTH 115 DEGREES 52 MINUTES 30 SECONDS WEST, 191.06 FEET  
23 TO AN EXISTING STEEL PIN;

24 5. SOUTH 40 DEGREES 31 MINUTES 46 SECONDS EAST, 230.04 FEET  
25 TO AN EXISTING STEEL PIN;

26 6. SOUTH 71 DEGREES 04 MINUTES 15 SECONDS WEST, 186.38 FEET  
27 TO AN EXISTING STEEL PIN;

28 7. SOUTH 84 DEGREES 43 MINUTES 54 SECONDS WEST, 300.50 FEET  
29 TO AN EXISTING STEEL PIN;

30 8. NORTH 68 DEGREES 29 MINUTES 54 SECONDS WEST, 173.17 FEET

1 TO AN EXISTING STEEL PIN;

2 9. NORTH 04 DEGREES 18 MINUTES 51 SECONDS EAST, 692.26 FEET

3 TO AN EXISTING STEEL PIN;

4 10. NORTH 30 DEGREES 23 MINUTES 16 SECONDS WEST, 123.70 FEET

5 TO AN EXISTING STEEL PIN;

6 11. NORTH 13 DEGREES 21 MINUTES 43 SECONDS WEST, 206.87 FEET

7 TO AN EXISTING STEEL PIN;

8 12. SOUTH 70 DEGREES 42 MINUTES 12 SECONDS EAST, 94.27 FEET

9 TO AN EXISTING STEEL PIN;

10 13. THENCE ALONG THE SOUTHERN RIGHT OF WAY OF S.R. 0045,

11 SOUTH 70 DEGREES 18 MINUTES 12 SECONDS EAST, 356.77 FEET TO AN

12 EXISTING STEEL PIN, THE POINT AND PLACE OF BEGINNING.

13 TRACT 3 CONTAINING 9.832 ACRES AS ABOVE DESCRIBED.

14 (B) THE THREE TRACTS UNDER SECTION 1(B) OR PARTS THEREOF MAY

15 BE OFFERED TOGETHER OR SEPARATELY.

16 (C) NOTWITHSTANDING THE SURPLUS PROPERTY DISPOSITION ACT 71

17 PS. 2401-A ET SEQ., AS AMENDED BY ACT 1981-48, THE DEPARTMENT OF

18 GENERAL SERVICES SHALL, THROUGH SEALED BIDS, AUCTION OR REQUEST

19 FOR PROPOSAL SELECT THE PURCHASER OF THE TRACTS AND SELL THE

20 PROPERTY UNDER SECTION 1(B). ACCEPTANCE OF AN OFFER SHALL BE

21 SUBJECT TO A MINIMUM PRICE REQUIREMENT AS ESTABLISHED BY THE

22 DEPARTMENT WHICH SHALL BE WITHIN A RANGE OF FAIR MARKET VALUE AS

23 ESTABLISHED THROUGH INDEPENDENT APPRAISAL. PROPOSALS SUBMITTED

24 IN RESPONSE TO A REQUEST FOR PROPOSAL MUST DEMONSTRATE A VALUE

25 TO THE COMMONWEALTH EQUIVALENT TO THE FAIR MARKET VALUE RANGE AS

26 ESTABLISHED BY THE DEPARTMENT THROUGH INDEPENDENT APPRAISAL. IN

27 ESTABLISHING THE VALUE EQUIVALENT THE DEPARTMENT SHALL CONSIDER

28 THE FOLLOWING FACTORS: ACTUAL MONETARY CONSIDERATION, CREATION

29 OF CONSTRUCTION JOBS, CREATION OF PERMANENT JOBS, EXPANSION OF

30 LOCAL TAX BASE, ECONOMIC GROWTH, COMMUNITY DEVELOPMENT, HIGHEST

1 AND BEST USE, AND PUBLIC PURPOSE.

2 (D) THE CONVEYANCE AUTHORIZED BY THIS SECTION SHALL BE MADE  
3 UNDER AND SUBJECT TO ALL EASEMENTS, SERVITUDES AND RIGHTS OF  
4 OTHERS, INCLUDING, BUT NOT CONFINED TO, STREETS, ROADWAYS AND  
5 RIGHTS OF ANY TELEPHONE, TELEGRAPH, WATER, ELECTRIC, SEWER, GAS  
6 OR PIPELINE COMPANIES, AS WELL AS UNDER THE SUBJECT TO ANY  
7 INTEREST, ESTATES OR TENANCIES VESTED IN THIRD PERSONS, WHETHER  
8 OR NOT APPEARING OF RECORD, FOR ANY PORTION OF THE LAND OR  
9 IMPROVEMENTS ERECTED THEREON.

10 (E) THE PROCEEDS OF THE SALE AUTHORIZED BY THIS SECTION  
11 SHALL BE PAID INTO THE STATE TREASURY AND DEPOSITED IN THE  
12 GENERAL FUND.

13 (F) THE DEED OF CONVEYANCE AUTHORIZED BY THIS SECTION SHALL  
14 BE APPROVED AS PROVIDED BY LAW AND SHALL BE EXECUTED BY THE  
15 SECRETARY OF GENERAL SERVICES IN THE NAME OF THE COMMONWEALTH OF  
16 PENNSYLVANIA.

17 (G) THE COST AND FEES INCURRED BY THE DEPARTMENT OF GENERAL  
18 SERVICES FOR PREPARING THE PROPERTY UNDER THIS SECTION FOR SALE,  
19 INCLUDING, BUT NOT LIMITED TO, ENVIRONMENTAL ASSESSMENTS,  
20 MARKETING SERVICES, TITLE SEARCHES, ADVERTISING, APPRAISALS,  
21 AUCTIONEER FEES AND SURVEYS, AND BY THE DEPARTMENT OF PUBLIC  
22 WELFARE FOR PROTECTING AND SECURING THE PROPERTY SHALL BE  
23 DEDUCTED FROM THE PURCHASE PRICE AND THAT AMOUNT SHALL BE AN  
24 EXECUTIVELY AUTHORIZED AUGMENTATION TO THE APPROPRIATION FROM  
25 WHICH THE COSTS AND FEES WERE PAID BY THE DEPARTMENTS, WITH  
26 PRIORITY REIMBURSEMENTS BEING MADE TO GENERAL SERVICES AND THEN  
27 PUBLIC WELFARE.

28 SECTION 3. SMITHFIELD TOWNSHIP, HUNTINGDON COUNTY.

29 (A) THE DEPARTMENT OF GENERAL SERVICES, WITH THE APPROVAL OF  
30 THE GOVERNOR IS HEREBY AUTHORIZED AND DIRECTED ON BEHALF OF THE

1 COMMONWEALTH OF PENNSYLVANIA TO GRANT, SELL AND CONVEY TO  
2 SMITHFIELD TOWNSHIP FOR FAIR CONSIDERATION THREE TRACTS OF LAND  
3 DESCRIBED IN SUBSECTION (B).

4 (B) THE PROPERTY TO BE CONVEYED PURSUANT TO SUBSECTION (A)  
5 IS COMPRISED OF THE FOLLOWING TRACTS OF LAND SITUATE IN  
6 SMITHFIELD TOWNSHIP, HUNTINGDON COUNTY, BOUNDED AND DESCRIBED AS  
7 FOLLOWS:

8 TRACT NO.1

9 BEGINNING AT THE INTERSECTION OF THE SOUTHERN RIGHT-OF-WAY OF  
10 NEW ROUTE 22 AND THE NORTHWEST RIGHT-OF-WAY OF ROUTE 26; THENCE  
11 ALONG THE NORTHWEST RIGHT-OF-WAY OF ROUTE 26, S 69 DEGREES 06  
12 MINUTES W, 840 FEET TO A POINT; CONTINUING ALONG SAID RIGHT-OF-  
13 WAY, S 57 DEGREES 27 MINUTES W, 480 FEET TO A POINT ON SAID  
14 RIGHT-OF-WAY. THENCE N 70 DEGREES W, 1920 FEET TO A POINT;  
15 THENCE N 21 DEGREES E, 1233 FEET TO A POINT IN THE SOUTHERN  
16 RIGHT-OF-WAY OF OLD STATE HIGHWAY (ROUTE 22); THENCE ALONG SAID  
17 RIGHT-OF-WAY S 79 DEGREES 39 MINUTES E, 614 FEET TO A POINT  
18 INTERSECTING THE SOUTH RIGHT-OF-WAY OF EXISTING NEW ROUTE 22,  
19 THENCE ALONG SAID RIGHT-OF-WAY, S 59 DEGREES 23 MINUTES E, 2335  
20 FEET TO A POINT IN THE NORTHWEST RIGHT-OF-WAY OF ROUTE 26, SAID  
21 POINT OF BEGINNING.

22 CONTAINING APPROXIMATELY 67.1 ACRES.

23 TRACT NO.2

24 BEGINNING AT A POINT ON THE SOUTHEAST RIGHT-OF-WAY OF ROUTE  
25 26; SAID POINT BEING S 69 DEGREES 06 MINUTES W, 950 FEET FROM  
26 THE SOUTHERN RIGHT-OF-WAY OF ROUTE 22; THENCE S 32 DEGREES 33  
27 MINUTES E, 1033 FEET TO A POINT, THENCE S 57 DEGREES 27 MINUTES  
28 W, 1550 FEET TO A POINT, THENCE N 58 DEGREES 17 MINUTES W, 1130  
29 SECONDS TO A POINT IN THE SOUTHEAST RIGHT-OF-WAY OF ROUTE 26;  
30 THENCE ALONG SAID RIGHT-OF-WAY N 57 DEGREES 27 MINUTES E, 2040

1 FEET TO SAID POINT OF BEGINNING.  
2 CONTAINING APPROXIMATELY 42.6 ACRES.

3 TRACT NO.3

4 BEGINNING AT A POINT OF THE SOUTHERN RIGHT-OF-WAY OF NEW  
5 ROUTE 22; SAID POINT BEING S 59 DEGREES 23 MINUTES E 450 FEET  
6 FROM THE SOUTHEAST RIGHT-OF-WAY OF ROUTE 26; THENCE ALONG SAID  
7 RIGHT-OF-WAY S 59 DEGREES 23 MINUTES E, 700 FEET TO A POINT,  
8 THENCE S 30 DEGREES 37 MINUTES W, 580 FEET TO A POINT, THENCE N  
9 38 DEGREES W, 740 FEET TO A POINT, THENCE N 30 DEGREES 37  
10 MINUTES E, 370 FEET TO A POINT IN THE SOUTHERN RIGHT-OF-WAY OF  
11 NEW ROUTE 22, SAID POINT OF BEGINNING.

12 CONTAINING APPROXIMATELY 7.6 ACRES.

13 THE DESCRIPTIONS OF THE THREE TRACTS ABOVE ARE APPROXIMATE  
14 AND THE DESCRIPTION IN THE DEED OF CONVEYANCE MAY BE ADJUSTED  
15 SLIGHTLY TO REFLECT THE RESULTS OF A SURVEY WHICH SHALL BE  
16 PERFORMED.

17 (C) THE CONVEYANCE AUTHORIZED BY THIS SECTION SHALL BE MADE  
18 UNDER AND SUBJECT TO ALL EASEMENTS, SERVITUDES AND RIGHTS OF  
19 OTHERS, INCLUDING, BUT NOT CONFINED TO, STREETS, ROADWAYS AND  
20 RIGHTS OF ANY TELEPHONE, TELEGRAPH, WATER, ELECTRIC, SEWER, GAS  
21 OR PIPELINE COMPANIES, AS WELL AS UNDER AND SUBJECT TO ANY  
22 INTEREST, ESTATES OR TENANCIES, VESTED IN THIRD PERSONS, WHETHER  
23 OR NOT APPEARING OF RECORD, FOR ANY PORTION OF THE LAND OR  
24 IMPROVEMENTS ERECTED THEREON.

25 (D) THE PROCEEDS OF THIS SALE SHALL BE PAID INTO THE STATE  
26 TREASURY AND DEPOSITED IN THE GENERAL FUND.

27 (E) THE DEED OF CONVEYANCE AUTHORIZED BY THIS SECTION SHALL  
28 BE APPROVED AS PROVIDED BY LAW AND SHALL BE EXECUTED BY THE  
29 SECRETARY OF GENERAL SERVICES IN THE NAME OF THE COMMONWEALTH OF  
30 PENNSYLVANIA.

1 (F) COSTS AND FEES INCIDENTAL TO THE CONVEYANCE AUTHORIZED  
2 BY THIS SECTION SHALL BE BORNE BY THE GRANTEE.

3 (G) THE CONVEYANCE AUTHORIZED BY THIS SECTION SHALL BE  
4 CONDITIONED ON THE GRANTEE'S MEETING AND INSURING THAT THE  
5 REQUIREMENTS OF THE COMMONWEALTH ARE MET AS DESCRIBED IN THE  
6 PURCHASE AGREEMENT WHICH SHALL INCLUDE, BUT SHALL NOT BE LIMITED  
7 TO THE FOLLOWING:

8 (1) APPROPRIATE BUFFER ZONES, AS DETERMINED IN THE  
9 COMMONWEALTH'S SOLE DISCRETION, SHALL BE MAINTAINED BETWEEN  
10 THE DEPARTMENT OF CORRECTIONS' FACILITIES AND ALL SURROUNDING  
11 AREAS.

12 (2) THE GRANTEE AND ITS SUCCESSORS SHALL TAKE THE  
13 NECESSARY STEPS TO PRESERVE THE PRESENT WATER SOURCES  
14 UTILIZED BY THE DEPARTMENT OF CORRECTIONS' FACILITIES KEEPING  
15 IN MIND THAT DEVELOPMENT CANNOT TAKE PRECEDENCE OVER THE  
16 UTILITY NEEDS OF THESE FACILITIES. TO THAT END, GRANTEE SHALL  
17 TAKE THE APPROPRIATE STEPS AND INSURE THAT NO CONTAMINATION  
18 OF THESE WATER RESOURCES SHALL OCCUR AND IF, DESPITE THE  
19 GRANTEE'S EFFORTS, THE WATER SOURCES BECOME CONTAMINATED, THE  
20 GRANTEE SHALL TAKE THE NECESSARY STEPS TO DECONTAMINATE THE  
21 WATER SOURCES AND SHALL BE RESPONSIBLE FOR ALL INCIDENTAL AND  
22 CONSEQUENTIAL COSTS THAT THE COMMONWEALTH MAY INCUR AS A  
23 RESULT OF THE CONTAMINATION.

24 SECTION 4. NEWLIN TOWNSHIP, CHESTER COUNTY.

25 (A) THE DEPARTMENT OF GENERAL SERVICES, WITH THE APPROVAL OF  
26 THE GOVERNOR, IS HEREBY AUTHORIZED AND DIRECTED ON BEHALF OF THE  
27 COMMONWEALTH OF PENNSYLVANIA TO GRANT AND CONVEY TO THE  
28 PHILADELPHIA SUBURBAN WATER COMPANY THE EMBREEVILLE WATER SYSTEM  
29 FACILITIES, LAND AND BUILDINGS DESCRIBED, FOR FAIR  
30 CONSIDERATION, AT LEAST EQUAL TO THE FAIR MARKET VALUE, AS

1 DETERMINED BY AN INDEPENDENT APPRAISAL.

2 THE PROPERTY TO BE CONVEYED CONSISTS OF THE EMBREEVILLE WATER  
3 SYSTEM FACILITIES DESCRIBED IN EXHIBIT 1 TO THE LEASE AGREEMENT  
4 WITH OPTION TO PURCHASE DATED APRIL 9, 1991, BETWEEN THE  
5 COMMONWEALTH OF PENNSYLVANIA AND PHILADELPHIA SUBURBAN WATER  
6 COMPANY'S AFFILIATED COMPANY, SPRING RUN WATER COMPANY. THE  
7 FOLLOWING TRACT OF LAND IS SITUATED IN NEWLIN TOWNSHIP, CHESTER  
8 COUNTY BOUNDED AND DESCRIBED AS FOLLOWS:

9 BEGINNING AT A POINT ON THE TITLE LINE IN EMBREEVILLE ROAD,  
10 L.R. 273, PA. ROUTE 162, (40 FEET WIDE), AT A P.K. NAIL FOUND  
11 AND ALSO A COMMON CORNER OF LAND BETWEEN THE COUNTY OF CHESTER  
12 AND SAID GRANTOR, SAID POINT BEING LOCATED ALONG SAID LINE ALONG  
13 AN ARC OF A CIRCLE CURVING TO THE LEFT HAVING A RADIUS OF 2,200  
14 FEET, THE ARC DISTANCE OF 177.53 FEET AND A CHORD OF SOUTH 88  
15 DEGREES 47 MINUTES 50 SECONDS EAST, 177.48 FEET FROM A POINT  
16 BEING A COMMON CORNER OF LAND AND N/F RICHARD H. MANGANARD, THE  
17 COUNTY OF CHESTER AND SAID GRANTOR;

18 THENCE FROM SAID POINT OF BEGINNING AND CONTINUING ALONG THE  
19 SAID TITLE LINE THE 3 FOLLOWING COURSES AND DISTANCES:

20 1. ALONG AN ARC OF A CIRCLE CURVING TO THE LEFT HAVING A  
21 RADIUS OF 2,200 FEET, THE ARC DISTANCE OF 4.48 FEET AND A CHORD  
22 OF SOUTH 86 DEGREES 29 MINUTES 07 SECONDS EAST, 4.48 FEET TO A  
23 POINT OF COMPOUND CURVE;

24 2. THENCE CONTINUING ALONG SAID CURVE, HAVING A RADIUS OF 200  
25 FEET, THE ARC DISTANCE OF 126.71 FEET AND A CHORD OF NORTH 75  
26 DEGREES 28 MINUTES 45 SECONDS EAST 124.60 FEET TO A POINT OF  
27 TANGENT;

28 3. THENCE NORTH 57 DEGREES 19 MINUTES 46 SECONDS EAST, 45.03  
29 FEET TO A POINT AT A P.K. NAIL FOUND AND BEING ANOTHER COMMON  
30 CORNER OF LAND BETWEEN THE SAID COUNTY OF CHESTER AND SAID

1 GRANTOR;

2 THENCE LEAVING SAID TITLE LINE, PARTIALLY CROSSING THROUGH  
3 THE BED OF SAID EMBREEVILLE ROAD AND ALONG A LINE COMMON TO THE  
4 LANDS OF SAID COUNTY OF CHESTER AND SAID GRANTOR THE 3 FOLLOWING  
5 COURSES AND DISTANCES:

6 1. SOUTH 36 DEGREES 57 MINUTES 30 SECONDS EAST, 129.54 FEET  
7 TO A POINT, AN IRON PIN FOUND;

8 2. THENCE SOUTH 52 DEGREES 38 MINUTES 58 SECONDS WEST,  
9 186.55 FEET TO A POINT, BEING LOCATED IN THE WEST BRANCH OF THE  
10 BRANDYWINE CREEK;

11 3. THENCE NORTH 29 DEGREES 50 MINUTES 21 SECONDS WEST,  
12 186.09 FEET AND PARTIALLY CROSSING THROUGH THE BED OF SAID  
13 EMBREEVILLE ROAD TO THE SAID POINT AND PLACE OF BEGINNING,  
14 CONTAINING: 25,946.2601 SQUARE FEET OF LAND MORE OR LESS.

15 (B) THE CONVEYANCE AUTHORIZED BY THIS SECTION SHALL BE MADE  
16 UNDER AND SUBJECT TO ALL EASEMENTS, AND RIGHTS OF OTHERS,  
17 INCLUDING, BUT NOT CONFINED TO, STREETS, ROADWAYS AND RIGHTS OF  
18 ANY TELEPHONE, TELEGRAPH, WATER, ELECTRIC, SEWER, GAS OR  
19 PIPELINE COMPANIES, AS WELL UNDER AND SUBJECT TO ANY INTEREST,  
20 ESTATES OR TENANCIES VESTED IN THIRD PERSONS, WHETHER OR NOT  
21 APPEARING OF RECORD, FOR ANY PORTION OF THE LAND OR IMPROVEMENTS  
22 ERECTED THEREON.

23 (C) THE DEED OF CONVEYANCE AUTHORIZED BY THIS SECTION SHALL  
24 BE APPROVED AS PROVIDED BY LAW AND SHALL BE EXECUTED BY THE  
25 SECRETARY OF GENERAL SERVICES IN THE NAME OF THE COMMONWEALTH OF  
26 PENNSYLVANIA.

27 (D) COSTS AND FEES INCIDENTAL TO THIS CONVEYANCE AUTHORIZED  
28 BY THIS SECTION SHALL BE BORNE BY THE GRANTEE.  
29 SECTION 5. BENSLEM TOWNSHIP, BUCKS COUNTY.

30 (A) THE DEPARTMENT OF GENERAL SERVICES, WITH THE APPROVAL OF

1 THE GOVERNOR, IS HEREBY AUTHORIZED AND DIRECTED ON BEHALF OF THE  
2 COMMONWEALTH OF PENNSYLVANIA TO GRANT AND CONVEY TO ORIX  
3 WILKINSON NESHAMINY VENTURE THE TRACT OF LAND DESCRIBED IN  
4 SUBSECTION (B), FOR FAIR CONSIDERATION EQUAL TO THE FAIR MARKET  
5 VALUE AS DETERMINED BY AN APPRAISAL.

6 (B) THE PROPERTY TO BE CONVEYED PURSUANT TO SUBSECTION (A)  
7 IS THE FOLLOWING TRACT OF LAND SITUATE IN THE BENSLEM TOWNSHIP,  
8 BUCKS COUNTY, BOUNDED AND DESCRIBED AS FOLLOWS:

9 STARTING POINT IS A RAILROAD SPIKE PLACED IN THE RIGHT-OF-WAY  
10 FOR ROADWAY OF BENSLEM BOULEVARD (FORMERLY TREVOSE ROAD T329)  
11 THEN N 53 DEGREES 29 MINUTES 12 SECONDS W, A DISTANCE OF 771.21  
12 FEET ALONG NEW ROAD TO A POINT IN CENTER OF NEW ROAD; THEN 36  
13 DEGREES 30 MINUTES 48 SECONDS E, A DISTANCE OF 16.50 FEET TO  
14 RAILROAD SPIKE THEN N 53 DEGREES 20 MINUTES 12 SECONDS W, A  
15 DISTANCE OF 261.54 FEET TO A POINT IN THE RIGHT-OF-WAY US ROUTE  
16 1 (L.R. 281 PAR), THEN ALONG THE RIGHT-OF-WAY FOR US ROUTE 1  
17 ALONG THE ARC OF A CIRCLE CURVING TO THE RIGHT HAVING A RADIUS  
18 OF 34,297.48 FEET FOR AN ARC DISTANCE OF 493.68 FEET, A CHORD  
19 DISTANCE OF 114.09 FEET BEARING S 36 DEGREES 06 MINUTES 03  
20 SECONDS E TO A POINT, THEN S 53 DEGREES 29 MINUTES 12 SECONDS E,  
21 A DISTANCE OF 1094.05 FEET TO POINT IN THE RIGHT-OF-WAY FOR  
22 BENSLEM BOULEVARD (FORMERLY TREVOSE ROAD, T329), THEN S 61  
23 DEGREES 08 MINUTES 00 SECONDS W, A DISTANCE OF 143.63 FEET ALONG  
24 THE RIGHT-OF-WAY FOR BENSLEM BOULEVARD TO THE POINT OF  
25 BEGINNING.

26 CONTAINING 3.0888 ACRES OF LAND.

27 BEING A PORTION OF THAT TRACT, WHICH WAS GRANTED TO THE  
28 DEPARTMENT OF GENERAL SERVICES, BY DEED DATED SEPTEMBER 30,  
29 1985, RECORDED IN DEED BOOK 1364, PAGE 604.

30 (C) THE CONVEYANCE AUTHORIZED BY THIS SECTION SHALL BE MADE

1 UNDER AND SUBJECT TO ALL EASEMENTS, AND RIGHTS OF OTHERS,  
2 INCLUDING, BUT NOT CONFINED TO, STREETS, ROADWAYS AND RIGHTS OF  
3 ANY TELEPHONE, TELEGRAPH, WATER, ELECTRIC, SEWER, GAS OR  
4 PIPELINE COMPANIES, AS WELL UNDER AND SUBJECT TO ANY INTEREST,  
5 ESTATES OR TENANCIES VESTED IN THIRD PERSONS, WHETHER OR NOT  
6 APPEARING OF RECORD, FOR ANY PORTION OF THE LAND OR IMPROVEMENTS  
7 ERECTED THEREON.

8 (D) THE DEED OF CONVEYANCE AUTHORIZED BY THIS SECTION SHALL  
9 BE APPROVED AS PROVIDED BY LAW AND SHALL BE EXECUTED BY THE  
10 SECRETARY OF GENERAL SERVICES IN THE NAME OF THE COMMONWEALTH OF  
11 PENNSYLVANIA. IN THE EVENT THIS PROPERTY IS NOT CONVEYED TO ORIX  
12 WILKINSON NESHAMINY VENTURE WITHIN TWELVE (12) MONTHS OF THE  
13 EFFECTIVE DATE OF THIS ACT, AT THE DISCRETION OF THE SECRETARY  
14 OF GENERAL SERVICES, THE PROPERTY SHALL BE OFFERED FOR SALE  
15 THROUGH AUCTION, SEALED BID OR REQUEST FOR PROPOSAL UNDER TERMS  
16 AND CONDITIONS IN SECTION 2405-A OF THE ACT OF APRIL 9, 1929  
17 (P.L.177, NO.175), KNOWN AS THE ADMINISTRATIVE CODE OF 1929, AND  
18 THIS ACT AUTHORIZING THE SALE OF THE HEREIN NOTED PROPERTY TO  
19 ORIX WILKINSON NESHAMINY VENTURE SHALL AUTOMATICALLY CEASE.

20 (E) COSTS AND FEES INCIDENTAL TO THE CONVEYANCE AUTHORIZED  
21 BY THIS SECTION SHALL BE BORNE BY THE GRANTEE.

22 SECTION 6. OLD LYCOMING TOWNSHIP, LYCOMING COUNTY.

23 (A) THE DEPARTMENT OF GENERAL SERVICES, WITH THE APPROVAL OF  
24 THE DEPARTMENT OF ENVIRONMENTAL PROTECTION AND THE GOVERNOR, IS  
25 HEREBY AUTHORIZED AND DIRECTED ON BEHALF OF THE COMMONWEALTH OF  
26 PENNSYLVANIA TO GRANT, SELL AND CONVEY TO MARC G. AND SUSAN K.  
27 SPRINGMAN FOR CONSIDERATION IN THE AMOUNT OF \$375 THE TRACT OF  
28 LAND DESCRIBED IN SUBSECTION (B).

29 (B) THE PROPERTY TO BE CONVEYED IS THE FOLLOWING TRACT OF  
30 LAND SITUATE IN OLD LYCOMING TOWNSHIP, LYCOMING COUNTY,

1 PENNSYLVANIA, BOUNDED AND DESCRIBED AS FOLLOWS:

2 BEGINNING AT AN EXISTING IRON PIN, AT THE INTERSECTION OF THE  
3 SOUTHERN RIGHT-OF-LINE OF CHATHAM LANE (ALSO KNOWN AS TOWNSHIP  
4 ROAD, NO. 430) AND THE NORTHEASTERN CORNER OF LAND OF LYCOMING  
5 CREEK REALTY COMPANY, INC., SAID BEGINNING POINT BEING N 84  
6 DEGREES 54 MINUTES 40 SECONDS E 262 FEET FROM A POINT, AT THE  
7 INTERSECTION OF THE SOUTHERN RIGHT-OF-WAY LINE OF SAID CHATHAM  
8 LANE, PROJECTED (ALSO KNOWN AS TOWNSHIP ROAD, NO. 430) AND THE  
9 CENTER OF PENNSYLVANIA STATE HIGHWAY, STATE ROUTE NO. 0015 (ALSO  
10 KNOWN AS LYCOMING CREEK ROAD).

11 THENCE FROM THE SAID PLACE OF BEGINNING AND CONTINUING ALONG  
12 THE SOUTHERN RIGHT-OF-WAY LINE OF SAID CHATHAM LANE (ALSO KNOWN  
13 AS TOWNSHIP ROAD, NO. 430) N 84 DEGREES 54 MINUTES 40 SECONDS E  
14 31.87 FEET TO AN IRON PIN, AT THE INTERSECTION OF THE SOUTHERN  
15 RIGHT-OF-WAY LINE OF SAID CHATHAM LANE (ALSO KNOWN AS TOWNSHIP  
16 ROAD, NO. 430) AND THE NORTHWESTERN CORNER OF LAND OF THE  
17 COMMONWEALTH OF PENNSYLVANIA, FLOOD CONTROL BUREAU, DISTRICT NO.  
18 13, PARCEL NO. 13OL-528. THENCE ALONG THE WESTERN LINE OF LAND  
19 OF THE COMMONWEALTH OF PENNSYLVANIA, FLOOD CONTROL BUREAU,  
20 DISTRICT NO. 13, PARCEL NO. 13OL-528, S 5 DEGREES 39 MINUTES 40  
21 SECONDS E 13.37 FEET TO AN IRON PIN, AT THE INTERSECTION OF THE  
22 SOUTHEASTERN CORNER OF LAND OF THE COMMONWEALTH OF PENNSYLVANIA,  
23 FLOOD CONTROL BUREAU, DISTRICT NO. 13, PARCEL NO. 13OL-528, AND  
24 THE NORTHERN LINE OF LAND OF MARC G. AND SUSAN K. SPRINGMAN.  
25 THENCE ALONG THE NORTHERN LINE OF LAND OF SAID MARC G. AND SUSAN  
26 K. SPRINGMAN, N 85 DEGREES 10 SECONDS W 33.98 FEET TO AN  
27 EXISTING IRON PIN, AT THE INTERSECTION OF THE NORTHWESTERN  
28 CORNER OF LAND OF SAID MARC G. AND SUSAN K. SPRINGMAN AND THE  
29 EASTERN LINE OF LAND OF THE AFORESAID LYCOMING CREEK REALTY  
30 COMPANY, INC. THENCE ALONG THE EASTERN LINE OF LAND OF SAID

1 LYCOMING CREEK REALTY COMPANY, INC., N 5 DEGREES 58 MINUTES 20  
2 SECONDS E 7.56 FEET TO THE PLACE OF BEGINNING.

3 CONTAINING 341 SQUARE FEET.

4 (C) THE CONVEYANCE AUTHORIZED BY THIS SECTION SHALL BE MADE  
5 UNDER AND SUBJECT TO ALL EASEMENTS, SERVITUDES AND RIGHTS OF  
6 OTHERS, INCLUDING, BUT NOT CONFINED TO, STREETS, ROADWAYS AND  
7 RIGHTS OF ANY TELEPHONE, TELEGRAPH, WATER, ELECTRIC, SEWER, GAS  
8 OR PIPELINE COMPANIES, AS WELL AS UNDER THE SUBJECT TO ANY  
9 INTEREST, ESTATES OR TENANCIES VESTED IN THIRD PERSONS, WHETHER  
10 OR NOT APPEARING OF RECORD, FOR ANY PORTION OF THE LAND OR  
11 IMPROVEMENTS ERECTED THEREON.

12 (D) THE PROCEEDS OF THIS SALE SHALL BE PAID INTO THE STATE  
13 TREASURY AND DEPOSITED IN THE GENERAL FUND.

14 (E) THE DEED OF CONVEYANCE AUTHORIZED BY THIS SECTION SHALL  
15 BE APPROVED AS PROVIDED BY LAW AND SHALL BE EXECUTED BY THE  
16 SECRETARY OF GENERAL SERVICES IN THE NAME OF THE COMMONWEALTH OF  
17 PENNSYLVANIA.

18 (F) COSTS AND FEES INCIDENTAL TO THE CONVEYANCE AUTHORIZED  
19 BY THIS SECTION SHALL BE BORNE BY THE GRANTEE.  
20 SECTION 7. BOROUGH OF CARLISLE, CUMBERLAND COUNTY.

21 (A) UNDER THE REQUIREMENTS OF SECTION 20(B) OF THE ACT OF  
22 JUNE 22, 1964 (SP.SESS., P.L.131, NO.8), KNOWN AS THE PROJECT 70  
23 LAND ACQUISITION AND BORROWING ACT, THE GENERAL ASSEMBLY HEREBY  
24 AUTHORIZES THE RELEASE OF PROJECT 70 RESTRICTIONS FROM THE TWO  
25 TRACTS OF LAND DESCRIBED IN SUBSECTION (B) AND OWNED BY THE  
26 BOROUGH OF CARLISLE, CUMBERLAND COUNTY, IN EXCHANGE FOR USE OF  
27 THE SALE PROCEEDS TO ASSIST THE CENTRAL PENNSYLVANIA CONSERVANCY  
28 PURCHASE 15.03 ACRES OF LAND KNOWN AS THE SEVEN GABLES TRACT  
29 LOCATED IN CARLISLE BOROUGH AND SOUTH MIDDLETON TOWNSHIP.

30 (B) THE LANDS TO BE RELEASED FROM PROJECT 70 RESTRICTIONS IN

1 ACCORDANCE WITH THIS SECTION SHALL BE AS FOLLOWS:

2 TRACT NO. 1

3 ALL THAT CERTAIN TRACT OF LAND SITUATE IN NORTH MIDDLETON  
4 TOWNSHIP, CUMBERLAND COUNTY, PENNSYLVANIA, BEING LOT NO. 2 OF  
5 THE PRELIMINARY/FINAL SUBDIVISION PLAN FOR THE BOROUGH OF  
6 CARLISLE, DATED SEPTEMBER 2, 1997, AND RECORDED IN THE OFFICE OF  
7 THE RECORDER OF DEEDS FOR CUMBERLAND COUNTY ON SEPTEMBER 16,  
8 1997, IN PLAN BOOK 75, PAGE 75, TO WIT:

9 BEGINNING AT A POINT IN THE ROAD BED OF CAVALRY ROAD  
10 (S.R.1001) AT LANDS NOW OR FORMERLY OF THE CAVALRY ROAD CHURCH  
11 OF GOD; THENCE FROM SAID POINT OF BEGINNING IN AND THROUGH SAID  
12 ROAD BED THE FOLLOWING TWO COURSES AND DISTANCES:

13 1. SOUTH 49 DEGREES 39 MINUTES 50 SECONDS EAST 390.13 FEET  
14 TO A POINT;

15 2. SOUTH 30 DEGREES 05 MINUTES 10 SECONDS EAST 360.28 FEET  
16 TO A POINT AT LANDS NOW OR FORMERLY OF THE PENNSYLVANIA TURNPIKE  
17 COMMISSION; THENCE LEAVING SAID ROAD BED AND ALONG SAID LANDS OF  
18 THE PENNSYLVANIA TURNPIKE COMMISSION, SOUTH 72 DEGREES 13  
19 MINUTES 28 SECONDS WEST 776.58 FEET TO AN IRON PIN SET AT THE  
20 CORNER OF LOT NO. 1 OF THE AFOREMENTIONED PRELIMINARY/FINAL  
21 SUBDIVISION PLAN FOR THE BOROUGH OF CARLISLE: THENCE ALONG SAID  
22 LOT NO. 1 THE FOLLOWING FIVE COURSES AND DISTANCES:

23 1. NORTH 26 DEGREES 44 MINUTES 00 SECONDS WEST 99.24 FEET TO  
24 AN IRON PIN SET;

25 2. NORTH 34 DEGREES 19 MINUTES 11 SECONDS WEST 157.96 FEET  
26 TO AN IRON PIN SET;

27 3. NORTH 54 DEGREES 02 MINUTES 43 SECONDS WEST 245.78 FEET  
28 TO AN IRON PIN SET;

29 4. SOUTH 88 DEGREES 55 MINUTES 26 SECONDS WEST 132.65 FEET  
30 TO AN IRON PIN SET;



1 AFOREMENTIONED PRELIMINARY/FINAL SUBDIVISION PLAN FOR THE  
2 BOROUGH OF CARLISLE; THENCE ALONG SAID LOT NO. 1 THE FOLLOWING  
3 FOUR COURSES AND DISTANCES:

4 1. SOUTH 73 DEGREES 59 MINUTES 30 SECONDS WEST 261.48 FEET  
5 TO AN IRON PIN SET;

6 2. SOUTH 67 DEGREES 41 MINUTES 46 SECONDS WEST 214.68 FEET  
7 TO AN IRON PIN SET;

8 3. SOUTH 09 DEGREES 46 MINUTES 46 SECONDS EAST 114.43 FEET  
9 TO AN IRON PIN SET;

10 4. SOUTH 40 DEGREES 56 MINUTES 32 SECONDS WEST 158.98 FEET  
11 TO AN IRON PIN SET; THENCE BY THE SAME IN PART AND ALONG LANDS  
12 NOW OR FORMERLY OF IRVIN E. BIDELSPACH NORTH 22 DEGREES 00  
13 MINUTES 00 SECONDS WEST 277.22 FEET TO A POINT AT THE PLACE OF  
14 BEGINNING.

15 CONTAINING 1.9477 ACRES.

16 (C) THE NET PROCEEDS, SELLING PRICE LESS EXPENSES, FROM THE  
17 SALE OF THE LAND DESCRIBED IN SUBSECTION (B) SHALL BE USED BY  
18 THE BOROUGH OF CARLISLE TO ASSIST THE CENTRAL PENNSYLVANIA  
19 CONSERVANCY WITH PURCHASE OF THE SEVEN GABLES TRACT. ANY OF THE  
20 NET PROCEEDS WHICH ARE NOT PROVIDED TO THE CENTRAL PENNSYLVANIA  
21 CONSERVANCY FOR THE PURCHASE OF THE SEVEN GABLES TRACT SHALL BE  
22 DEPOSITED INTO A SPECIAL ACCOUNT ESTABLISHED BY THE BOROUGH OF  
23 CARLISLE FOR ACQUISITION OR DEVELOPMENT OF OTHER PARK LANDS.

24 (D) THE CENTRAL PENNSYLVANIA CONSERVANCY DEED TO THE SEVEN  
25 GABLES TRACT AUTHORIZED BY THIS SECTION SHALL INCLUDE THE  
26 FOLLOWING CLAUSE:

27 "THIS LAND WAS ACQUIRED FOR RECREATION, CONSERVATION AND  
28 HISTORICAL PURPOSES AS SAID PURPOSES ARE DEFINED IN THE  
29 ACT OF JUNE 22, 1964 (SP.SESS., P.L.131, NO.8), KNOWN AS  
30 THE PROJECT 70 LAND ACQUISITION AND BORROWING ACT."

1 Section 5 8. This act shall take effect immediately.

←