

THE GENERAL ASSEMBLY OF PENNSYLVANIA

HOUSE BILL
No. 2024 Session of
1974

INTRODUCED BY RYAN, COMER, WORRILOW, JONES, KESTER, ZEARFOSS,
WHITTLESEY, McCLATCHY AND McCURDY, MARCH 18, 1974

REFERRED TO COMMITTEE ON STATE GOVERNMENT, MARCH 18, 1974

AN ACT

1 Authorizing the Department of Property and Supplies, with the
2 concurrence of the Department of Environmental Resources, in
3 the name of the Commonwealth of Pennsylvania, to sell and
4 convey to Scott Paper Company three tracts of land within the
5 bed of the Delaware River in the City of Chester, Delaware
6 County, Pennsylvania, lying between the Bulkhead Line and the
7 Pierhead Line of the Delaware River, adjacent to lands
8 presently owned by the said corporation, to the north,
9 containing 12.5045 acres, more or less

10 The General Assembly of the Commonwealth of Pennsylvania
11 hereby enacts as follows:

12 Section 1. The Department of Property and Supplies, with
13 concurrence of the Department of Environmental Resources, acting
14 on behalf of the Commonwealth of Pennsylvania, for a respective
15 consideration which shall be the actual market value of each of
16 the respective tracts of property hereinafter described as
17 determined by an independent appraisal service chosen by the
18 Secretary of Property and Supplies, is hereby authorized to
19 convey in fee to Scott Paper Company, a corporation with offices
20 in the City of Chester, Delaware County, Pennsylvania, its
21 successors and assigns, Tract #1 and/or Tract #2 and/or Tract #3

1 within the bed of the Delaware River hereinafter described by
2 one or more conveyances conveying one or more of the three
3 tracts hereinafter described as may be requested by said Scott
4 Paper Company, the said three tracts lying between the Bulkhead
5 Line and the Pierhead Line as approved by the War Department on
6 September 10, 1940, adjacent to lands presently owned by the
7 corporation, to the north, the said three tracts being
8 separately bounded and described as follows:

9 Tract No. 1

10 PULP DOCK AND WASTE TREATMENT DOCK

11 All that certain parcel of land with any improvements
12 thereon, situated in the City of Chester, County of Delaware,
13 State of Pennsylvania, being described according to a plan
14 thereof dated November 1, 1973, prepared by S. E. Price, P. E.,
15 Scott Paper Company, Chester, Pennsylvania, as follows:

16 Beginning at the intersection of the westerly side of former
17 Market Street (75 feet wide - vacated) now lands of Scott Paper
18 Company, with the U.S.E.D. Bulkhead Line of the Delaware River
19 as approved by the War Department, September 10, 1940. Thence
20 from said point of beginning along the Bulkhead Line north 55
21 degrees 50 minutes 36.2 seconds east, the distance of 760.38
22 feet to a drill hole, said drill hole located on the Bulkhead
23 Line 0.79 feet easterly from the east wall of the Scott Paper
24 Company Primary Waste Treatment Plant; thence south 31 degrees
25 38 minutes 09 seconds east, the distance of 122.94 feet to a
26 point; thence south 58 degrees 26 minutes 46.2 seconds west, the
27 distance of 760.55 feet along the riverside face of the Waste
28 Treatment Plant and the Pulp Dock to the southwesterly corner of
29 the Pulp Dock; thence north 32 degrees 21 minutes 38.6 seconds
30 west, the distance of 88.32 feet to a point in the Bulkhead

1 Line; thence north 55 degrees 50 minutes 36.2 seconds east the
2 distance of 2.02 feet to the first mentioned point and place of
3 beginning.

4 Containing 1.8458 acres of land.

5 Tract No. 2

6 FORMER SUN SHIP LAUNCHING AREA

7 All that certain parcel of river bottom land between the low
8 water line and the U.S.E.D. Pierhead Line of the Delaware River
9 as approved by the War Department, September 10, 1940, situated
10 in the City of Chester, County of Delaware, State of
11 Pennsylvania, being described according to a plan thereof dated
12 November 1, 1973, prepared by S. E. Price, P. E., Scott Paper
13 Company, Chester, Pennsylvania, as follows:

14 Beginning at a point on the Pierhead Line, which said point
15 is measured the two following courses and distances from the
16 intersection of the westerly side of former Market Street (75
17 feet wide - vacated) with the U.S.E.D. Bulkhead Line: (one)
18 north 55 degrees 50 minutes 36.2 seconds east along the Bulkhead
19 Line, the distance of 1654.34 feet to an existing monument in
20 line of lands of Sun Shipbuilding and Dry Dock Company; and
21 (two) south 38 degrees 19 minutes 28.8 seconds east along the
22 line of lands of Sun Shipbuilding and Dry Dock Company, the
23 distance of 253.52 feet to the point of beginning on the
24 Pierhead Line; thence from said point of beginning along the
25 Pierhead Line south 51 degrees 36 minutes 32.4 seconds west, the
26 distance of 186.01 feet to point "H" of Harbor Lines; thence
27 still along same south 53 degrees 36 minutes 37.3 seconds west,
28 the distance of 740.46 feet to a point; thence north 31 degrees
29 38 minutes 09 seconds west, the distance of approximately 248
30 feet to the Low Water Line surveyed October 25, 1963; thence

1 easterly along the Low Water Line to a point on the line of
2 lands of Sun Shipbuilding and Dry Dock Company; thence south 38
3 degrees 19 minutes 28.8 seconds east, the distance of
4 approximately 14 feet to the first mentioned point and place of
5 beginning.

6 Containing 2.1847 acres of land under water, more or less.

7 Tract No. 3

8 LANDS UNDER WATER TO PIERHEAD LINE

9 All that certain parcel of river bottom land lying between
10 the U.S.E.D. Bulkhead and Pierhead Lines of the Delaware River
11 as approved by the War Department, September 10, 1940, situated
12 in the City of Chester, County of Delaware, State of
13 Pennsylvania, being described according to a plan thereof dated
14 November 1, 1973, prepared by S. E. Price, P. E., Scott Paper
15 Company, Chester, Pennsylvania, as follows:

16 Beginning at a point on the Bulkhead Line, which said point
17 is measured south 55 degrees 50 minutes 36.2 seconds west, the
18 distance of 2.02 feet from the intersection of the westerly side
19 of former Market Street (75 feet wide - vacated) with the
20 Bulkhead Line; thence from said point of beginning along the
21 west face of the Pulp Dock south 32 degrees 21 minutes 38.6
22 seconds east, the distance of 88.32 feet to a point; thence
23 north 58 degrees 26 minutes 46.2 seconds east along the
24 southerly face of the Pulp Dock the distance of 760.55 feet to a
25 point; thence south 31 degrees 38 minutes 09 seconds east, the
26 distance of 172.79 feet to a point in the Pierhead Line; thence
27 south 53 degrees 36 minutes 37.3 seconds west, the distance of
28 1421.87 feet to a point of intersection of the said Pierhead
29 Line with the extension of the westerly boundary of the lands of
30 Scott Paper Company abutting Edgmont Avenue; thence from said

1 point north 23 degrees 34 minutes 14.6 seconds west, the
2 distance of 356.91 feet to a point in the Bulkhead line; thence
3 north 55 degrees 50 minutes 36.2 seconds east, the distance of
4 605.74 feet to the first mentioned point and place of beginning.

5 Containing 8.4740 acres of land under water.

6 Section 2. The deed or deeds of conveyance hereby
7 contemplated shall be executed by the Department of Property and
8 Supplies in the name of the Commonwealth of Pennsylvania after
9 approval by the Department of Justice with the concurrence of
10 the Department of Environmental Resources.

11 Section 3. This act shall take effect immediately.