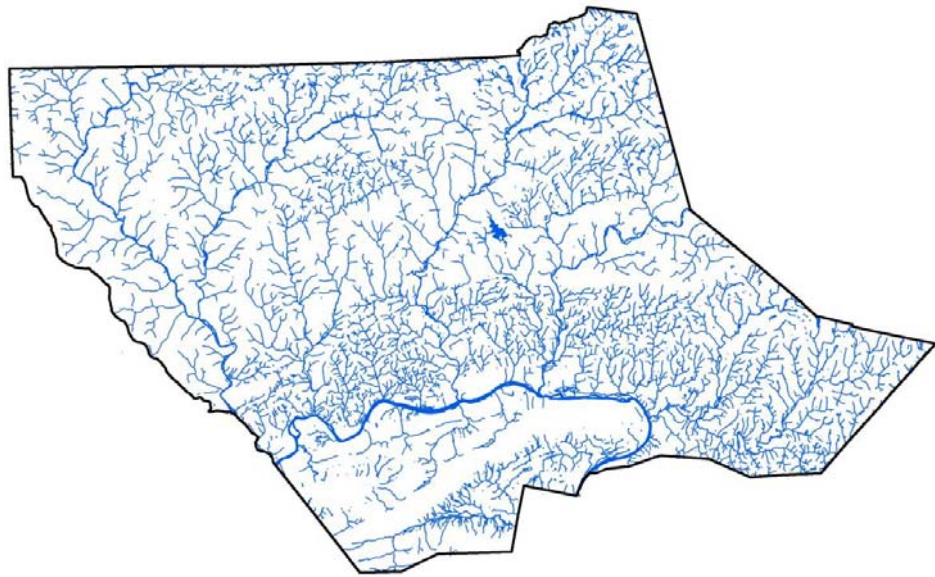


# All-Hazard Mitigation Plan County of Lycoming September 2004



“Want of foresight, unwillingness to act when action would be simple and effective, lack of clear thinking, confusion of counsel until the emergency comes, until self-preservation strikes its jarring gong-these are the features which constitute the endless repetition of history.”  
-Sir Winston Leonard Spencer Churchill,  
speech, House of Commons, May 2, 1935

COMMISSIONERS  
COUNTY OF LYCOMING

Rebecca A. Burke, Chairperson  
Richard T. Nassberg, Vice-Chairperson  
Ernest P. Larson, Secretary

Prepared by

***County of Lycoming***  
***Department of Economic Development & Planning Services***

Jerry S. Walls, Director  
Kurt Hausammann, Jr., Deputy Director

Mary Ellen Rodgers, Community Development/Hazard Reduction Planner  
Mark Murawski, Transportation Planner  
Kevin L. McJunkin, Environmental Planner  
William R. Kelly, Economic Development Specialist  
Allen Kaplan, Geographic Information Systems Planner  
Clifford A. Kanz, Development Services Supervisor  
Joshua Billings, Subdivision and Land Use Administrator  
Fred Pfeiffer, Zoning Administrator

With assistance from the  
County of Lycoming Project Impact Vulnerability and Mitigation Planning Work Group

Initial draft compiled by  
Delta Development Group

Adopted by County of Lycoming  
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## *List of Acronyms*

|        |   |
|--------|---|
| ARC    | American Red Cross  |
| BFE    | Base Flood Elevation  |
| BMP    | Best Management Practice  |
| BOCA   | Building Officials and Code Administrators International, Inc.  |
| CRS    | Community Rating System   |
| CSO    | Combined Sewer Overflow   |
| CTC    | Cooperating Technical Communities                               |
| CTP    | Cooperating Technical Partner                                   |
| DARE   | Drug Abuse Resistance Education                                 |
| DCED   | Department of Community and Economic Development (Pennsylvania) |
| DEM    | Digital Elevation Model   |
| DEP    | Department of Environmental Protection (Pennsylvania)           |
| DFIRM  | Digital Flood Insurance Rate Map                                |
| DMA    | Disaster Mitigation Act   |
| DPS    | Department of Public Safety (Lycoming County)                   |
| DUI    | Driving Under the Influence                                     |
| EAP    | Emergency Action Plan   |
| EAS    | Emergency Alert System  |
| EBS    | Emergency Broadcast System                                      |
| EDPS   | Economic Development and Planning Services                      |
| EMA    | Emergency Management Agency                                     |
| EMAP   | Emergency Management Accreditation Program                      |
| EMPG   | Emergency Management Performance Grant                          |
| EMS    | Emergency Medical Service                                       |
| EMSOF  | Emergency Medical Services Operating Fund                       |
| EOC    | Emergency Operations Center                                     |
| EOP    | Emergency Operations Plan                                       |
| EPA    | Environmental Protection Agency                                 |
| EPCRA  | Emergency Planning and Community Right-to-Know Act              |
| EPZ    | Emergency Planning Zone   |
| ES     | Emergency Services Action                                       |
| ESF    | Emergency Support Function                                      |
| ESRI   | Environmental Systems Research Institute                        |
| FAA    | Federal Aviation Administration                                 |
| FAR    | Federal Aviation Regulations                                    |
| FCC    | Federal Communications Commission                               |
| FDR    | Flood Damage Reduction  |
| FEMA   | Federal Emergency Management Agency                             |
| FFG    | Flash Flood Guidance  |
| FHWA   | Federal Highway Administration                                  |
| FIRM   | Flood Insurance Rate Map  |
| FIS    | Flood Insurance Study   |
| GIS    | Geographic Information System                                   |
| GPS    | Global Positioning System                                       |
| HAZMAT | Hazardous Material  |
| HMEP   | Hazardous Material Emergency Preparedness                       |
| HMGP   | Hazard Mitigation Grant Program                                 |
| HMO    | Hazard Mitigation Opportunity                                   |

|                    |  |
|--------------------|--|
| HSMM               | Hayes, Seay, Mattern, & Mattern, Inc.                                  |
| HSPD               | Homeland Security Presidential Directive                               |
| HVA                | Hazard Vulnerability Analysis  |
| ICS                | Incident Command System  |
| IFLOWS             | Integrated Flood Observing and Warning System                          |
| LEPC               | Local Emergency Planning Committee                                     |
| MOU                | Memorandum of Understanding  |
| MPC                | Municipalities Planning Code   |
| NA                 | Not Applicable   |
| NCCTTF             | North Central Counter Terrorism Task Force                             |
| NEMBCAP<br>Program | National Emergency Management Baseline Capability Assurance<br>Program |
| NFIP               | National Flood Insurance Program                                       |
| NFIRS              | National Fire Incident Reporting System                                |
| NIMS               | National Incident Management System                                    |
| NOAA               | National Oceanic and Atmospheric Administration                        |
| NRC                | Nuclear Regulatory Commission  |
| NRP                | Natural Resource Protection Action                                     |
| NRP                | National Response Plan   |
| NWS                | National Weather Service   |
| PA                 | Preventative Activities Action   |
| PA DOH             | Pennsylvania Department of Health                                      |
| PDM                | Pre-Disaster Mitigation  |
| PEMA               | Pennsylvania Emergency Management Agency                               |
| PennDOT            | Pennsylvania Department of Transportation                              |
| PennFIRS           | Pennsylvania Fire Incident Reporting System                            |
| PI                 | Public Information Action  |
| PP                 | Property Protection Action   |
| PPL                | Pennsylvania Power & Light   |
| PSA                | Public Service Announcement  |
| REP                | Radiological Emergency Preparedness Program                            |
| RFP                | Regulatory Floodplain  |
| SARA               | Superfund Amendments and Reauthorization Act                           |
| SARS               | Severe Acute Respiratory Syndrome                                      |
| SEO                | Sewage Enforcement Officer   |
| SFHA               | Special Flood Hazard Area  |
| SOP                | Standard Operating Procedure   |
| SP                 | Structural Project Action  |
| SRBC               | Susquehanna River Basin Commission                                     |
| SSES               | Susquehanna Steam Electric Station                                     |
| TBD                | To be determined   |
| URA                | Uniform Relocation Act   |
| USACE              | United States Army Corps of Engineers                                  |
| USGS               | United States Geological Survey  |
| VAD                | Vulnerability Analysis Database  |
| WATS               | Williamsport Area Transportation Survey                                |
| WNV                | West Nile Virus  |
| WRA                | Williamsport Regional Airport  |
| WSA                | Williamsport Sanitary Authority  |

## *Foreword*

---

Local governments are legally responsible for protecting the public's health, safety, and welfare. When disaster strikes, elected officials should be prepared to assume a leadership role and capable of delivering the resources to assist response and recovery efforts. By the authority of the Commonwealth of Pennsylvania "Title 35", Health and Safety (Emergency Management Services Code), every municipality in the Commonwealth is directed and authorized to establish a local emergency management organization. Each local organization has responsibility for emergency management, response and recovery within the political subdivision within which it is organized. Every municipality must have an Emergency Management Coordinator. The emergency management coordinator is "recommended" by the municipal governing elected officials, forwarded to the County EMA, and then forwarded to the State for appointment by the Governor. In most cases, the municipal EMA Coordinator position is volunteer. The municipal EMA coordinator is responsible for the planning, administration and operation of the municipal organization of Emergency Management subject to the direction and control of the executive officer or governing body. Delivering the necessary resources often demands coordination with local agencies (e.g. police, fire, EMS) as well as county and state government. A major flood, for example, may exceed a municipality's ability to shelter the homeless, care for the injured, and protect threatened properties. Health service organizations from throughout the county may be required to provide mass care, police departments from neighboring municipalities may be called upon to direct home and business evacuations, and media groups may be needed to issue essential public safety announcements. When disaster strikes, local governments should be ready to act as first line resources. Among other requirements, every municipality is required to have an updated Emergency Operations Plan and have a pre-determined Emergency Operations Center. Within the field of emergency management, the Emergency Operations Plan (EOP) is a valuable tool that prepares communities for the consequences of an emergency or disaster. By definition, an Emergency Operations Plan (EOP) delegates authority to organizations and individuals responsible for carrying out specific activities during an emergency. An EOP also identifies resources - personnel, equipment, and facilities - that are readily available to assist response and recovery efforts [1]. The County of Lycoming's Emergency Management Agency has been utilizing an EOP to direct its response and recovery operations since 1988. Updated every two years, as mandated by the Pennsylvania Emergency Management Agency (PEMA), the County EOP provides the framework for coordinating personnel and resources when local resources have been exhausted. However, because EOPs establish a framework for reaction, they tend to have a short-term time horizon.

Too often, communities are so anxious to rebuild, they do not consider the economic and social consequences of their actions. Hazard mitigation planning is the key to reducing loss of life and property. Mitigation planning assumes a long-term time horizon. A mitigation plan assesses a community's vulnerability to *all* hazards and provides specific strategies for reducing disaster losses. It also acknowledges that government cannot protect us from all risk. The decisions we make as individuals can also reduce disaster losses. The Federal Emergency Management Agency defines mitigation as any

“...sustained action taken to reduce or eliminate the long-term risk to people and property from hazards and their effects” [2].

With a mitigation plan in conjunction with a local Emergency Operations Plan (EOP), elected officials are best equipped to make decisions during a crisis situation. The EOP guides the immediate emergency response and recovery and the Mitigation Plan guides the long term rebuilding in a manner that reduces future losses. Rather than rebuild for the sake of rebuilding, municipal leaders are prepared to make critical choices during the recovery process: where to rebuild, what properties to protect, and what properties to demolish. Limited resources can be directed to projects that will reduce the community’s exposure to future loss. The endless cycle of loss and rebuilding can be broken.

## ***1.0 Introduction***

---

Natural hazards exact a heavy cost on the American public. The Federal Emergency Management Agency (FEMA) estimates that it has committed over \$25.4 billion for disaster-related needs in the last ten years. However, because Presidential declarations only occur in about 10 percent of all hazard incidents, these figures do not approach the true cost of natural disasters. Millions more are spent at the state and local level to rebuild homes, families and businesses. Although not the most expensive of natural hazards, flooding is the most widespread and kills the most people. The Great Midwest Floods of 1993 covered parts of nine states, destroyed more than 22,000 homes, and killed approximately 50 people [3]. These events demonstrated the failings of structural flood control, for years considered the best line of defense against flood loss. Widespread participation in the National Flood Insurance Program may have minimized the effects of flooding, but it remained one of the most frequently declared disasters. Federal agencies realize that a unified approach is necessary to reduce the risk associated with major disasters. Increased emphasis was placed upon mitigation.

## ***1.1 Background***

---

For years, federal and state government have utilized mitigation concepts to minimize environmental degradation and to reduce loss of life and property associated with natural hazards. However, mitigation was most often applied in a post-disaster environment. In the case of flooding, structural flood protection projects (e.g. dikes, levees) were the most common mitigation alternative implemented by the US Army Corps of Engineers. During the mid-1990s, a growing body of research began to acknowledge the functional importance of watersheds within the hydrologic system. The devastation brought to the Midwest during the Great Floods of 1993 demonstrated the need for a more balanced approach toward flood hazard reduction. In an effort to increase public awareness and to reduce the costs associated with disaster preparedness, FEMA developed a National Mitigation Strategy. The National Mitigation Strategy was an outgrowth of changing perceptions of hazards and their relationship to development. Developed with broad-based input from federal agencies, state and local government, and members of the community, it represents a sustained effort to reduce hazard vulnerabilities through public outreach and partnership development.

### ***1.1.1 Sustainable Development***

The National Mitigation Strategy establishes a framework for conducting hazard vulnerability assessments and for prioritizing mitigation goals in the pre-disaster environment. Essential to this framework is the concept of “sustainable development”. Sustainable development embraces a balanced approach toward mitigation, one that considers community well-being, economic development, and environmental stewardship in equal measure when making decisions about hazard reduction and disaster recovery. Local governments are encouraged to integrate the principles of sustainable development within strategic mitigation plans that assess their individual risk to natural and technological hazards.

### ***1.1.2 The County of Lycoming Project Impact***

FEMA’s National Mitigation Strategy has two principal objectives: (1) To substantially increase public awareness of natural hazard risk, and (2) To significantly reduce the risk of loss of life, injuries, economic costs, and destruction of natural and cultural resources that result from natural hazards. Project Impact was established to achieve that end. Created in 1997, Project Impact is a federal initiative that elevates the role of mitigation in emergency management. It encourages collaborative partnerships and self-help measures to protect communities from the impact of natural disasters. This common-sense approach to damage reduction embraces three key principles:

- Preventive actions must be decided at the local level;
- Private sector participation is vital; and
- Long-term efforts and investments in prevention measures are essential.

This approach encourages communities to share resources and to incorporate knowledge of hazard vulnerabilities within their policy development process. The County of Lycoming’s Project Impact efforts are guided by a concern for public safety. Throughout the County’s history, floods have claimed more lives and have caused more damage than all other natural and technological hazards combined. By providing local-level knowledge of hazards and their risk potential, Project Impact empowers residents and local governments to make informed choices before disaster strikes. Since its establishment in 1998, the County of Lycoming Project Impact has been guided by the following goals:

- Make Lycoming County a safer place to live and work.
- Implement proactive, long-term strategies to reduce the risk of damage from natural and human-induced disasters.
- Create partnerships with business, government, industry and residents.
- Educate the public regarding Project Impact initiatives.

In order to achieve these goals, the County needed to identify risk reduction strategies that balanced public safety priorities against community development objectives. A mitigation plan would light the path to successful hazard reduction. A mitigation plan outlines the actions necessary to reduce risks associated with natural and man-made hazards. These actions are prioritized on the basis of a careful examination of impacts: economic instability, property damage, personal loss, and environmental degradation.

### ***1.1.3 The County of Lycoming’s Hazard Mitigation Plan***

Because traditional funding mechanisms have not required mitigation plans as a condition for receipt of post-disaster funding, few communities in Pennsylvania have taken the initiative to develop a mitigation strategy. The County of Lycoming became the first county in the Commonwealth to participate in Project Impact, a common-sense approach to building disaster-resistant communities. By engaging communities in a resident-driven planning process, Project Impact encourages local control and responsibility. The County of Lycoming’s Hazard Mitigation Plan was initiated voluntarily under these auspices. The plan is being updated as part of the plan requirement process put forth in the Disaster Mitigation Act of 2000 (DMA 2000). This mitigation plan takes a comprehensive look at the County’s vulnerability to natural and man made hazards and identifies mitigation alternatives that improve public awareness and strengthen community preparedness.

## ***1.2 Regional Setting***

---

Situated in northcentral Pennsylvania at the convergence of two geomorphologic provinces - the Allegheny Plateau and the Valley and Ridge province - Lycoming County boasts a scenic landscape characterized by steep slopes, deep river valleys, and abundant forestland. At 1,235 square miles, Lycoming is the largest of Pennsylvania’s 67 counties, equivalent in size to the state of Rhode Island. Lycoming is one of the most populated regions of northcentral Pennsylvania, second only to the Wilkes-Barre/Scranton metropolitan area. Despite its rural location, the County is quite accessible from urban areas throughout the Susquehanna River Valley. As **Map 1** illustrates, U.S. Route 15 provides access to points north and south while Interstate 180 and U.S. Route 220 link the County with Interstate 80, a major east-west trending highway that extends from New Jersey to the Ohio State line. The County is comprised of 52 municipalities, including 42 townships, 9 boroughs, and the City of Williamsport, the metropolitan center and county seat. Williamsport accounts for approximately one quarter of the County’s total population, which is currently estimated at 120,044 **[4]**.

The County of Lycoming lies entirely within the Susquehanna River Basin, one of four major drainage basins in Pennsylvania. Over 2,200 miles of streams traverse the county, whose fertile valleys were settled long before land use controls and floodplain regulations were in place. The County’s most populated watershed is the West Branch of the Susquehanna River, which flows throughout the county for a distance of 38 miles. Major tributaries of the West Branch include Pine Creek, Little Pine Creek, Larry’s Creek, Lycoming Creek, Loyalsock Creek, Muncy Creek, Little Muncy Creek, White Deer Hole Creek and Antes Creek. Several of these tributaries comprise watersheds that have been designated “exceptional and high quality” watersheds by the Pennsylvania Environmental Quality Board. **Map 2** depicts the County’s six (6) major watersheds, which are described as follows:

◆ ***Pine Creek Watershed***

Historically an area of low population density, Pine Creek Watershed currently accounts for one percent of the County's total population. A majority of the watershed's land acreage is designated state forest, game lands, wild or natural areas. Furthermore, the close proximity of several major transportation corridors to meandering creek beds has created a localized flood hazard. Several times a year, Pine Creek overtops its banks, forcing the closure of S.R. 414. Although private properties have rarely sustained water damage, flooding along S.R. 414 has impaired emergency service delivery on several occasions. The meandering nature of Little Pine Creek poses a threat to the village of English Center. A state-owned suspension bridge may be at risk if the Creek continues to erode its banks during high water events.

◆ ***Larry's Creek Watershed***

Larry's Creek watershed drains an 89 square mile area in western Lycoming County. The landscape is 84 percent forested and characterized by narrow valleys and steep wooded hillsides. Larry's Creek forms in Cogan House Township (population 807) and flows southwesterly to its mouth on the West Branch Susquehanna River.

◆ ***Lycoming Creek Watershed***

Next to the West Branch Susquehanna, the Lycoming Creek Watershed is the most densely populated watershed in the County. While the City of Williamsport has lost population over the last twenty years, communities throughout the basin have witnessed new development. Sanitary sewer lines are being extended north along Lycoming Creek Road and a new limited-access highway is under construction, both signs that the corridor is poised to be the next suburban growth area in the County.

◆ ***Loyalsock Creek Watershed***

Five townships comprise the bulk of population in this watershed: Upper Fairfield Township, Eldred Township, Gamble Township, Plunkett's Creek Township, and Cascade Township. Loyalsock Creek begins in the western edge of Wyoming County and flows for 60 miles until it reaches its mouth at the West Branch Susquehanna River in Montoursville Borough. It drains a region 494 square miles in area.

◆ ***Muncy Creek Watershed***

Muncy Creek is 33 miles long and drains a 216 square mile area that encompasses parts of Sullivan, Columbia, Montour, and Lycoming Counties. The upper reaches of the drainage basin are relatively rough, forested areas while the lower reaches consist of rolling topography and broad agricultural lands.

◆ ***West Branch Susquehanna Watershed***

The most heavily populated areas of the county can be found along its southern extent, trailing the West Branch of the Susquehanna River. The West Branch Susquehanna is one of six (6) major sub-basins of the Susquehanna River, the largest tributary of the Chesapeake Bay. Although not the most developed, it is the largest



sub-basin, draining an area some 6,992 square miles in extent. The predominant land use in the western half of the basin is coal mining. Agriculture and urban land uses predominate in the eastern and southern areas. The sub-basin supports a population of nearly 400,000 with major population centers in State College, Lock Haven, and Williamsport.

### ***1.3 Purpose***

---

The Stafford Act, the prime dictate for federal and state disaster preparedness, has granted states the authority to develop mitigation plans. Recent amendments to the Stafford Act (P.L. 106-390, the “Disaster Mitigation Act of 2000”), signed into law on October 30, 2000, require state and local governments to develop an approved mitigation plan as a condition for receiving federal disaster loans or grants. Local mitigation plans must include, at a minimum: (1) an action plan to mitigate hazards, risks, and vulnerabilities; and (2) a strategy to implement those actions. The purpose of this plan is to assess the community’s vulnerability to hazards and to develop a comprehensive risk management strategy that minimizes loss of life and property. Other hazards that pose a threat to Lycoming County include winter storms, drought and water supply deficiencies, tornadoes, hurricanes, windstorms, Haz Mat incidents, transportation accidents, fire incidents, and fixed nuclear accidents. After the devastating events of September 11, 2001, no community can deny the possibility of a potential terrorist attack. A summary of the County of Lycoming’s preparation for this eventuality will be included.

### ***1.4 Goals***

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A mitigation plan maximizes the benefits of Project Impact. It supports pre-disaster preparedness as compared to post-disaster response. It emphasizes long-term risk reduction over short-term gain. And it encourages planning at the local level, the first line of defense when disaster strikes. As the County embarked on this planning effort, goals were established to guide the process:

- To develop a common understanding of hazards and their impact;
- To identify technically feasible and cost-effective risk reduction measures that reinforce community priorities and support sustainable development;
- To engage property owners and municipalities in a multi-jurisdictional approach toward watershed management; and
- To advance an action plan that approaches hazard mitigation in a balanced manner.

Developing a mitigation plan that is balanced in its approach is perhaps the most important goal driving this process. Flooding is the most costly and damaging of all hazards impacting Lycoming County. However, with over 2,200 miles of stream traversing its borders, the County must prioritize needs. Densely developed communities with an abundance of repetitive loss properties may pass benefit cost standards for structural flood protection. Hard hit areas may be candidates for acquisition and demolition programs that restore the floodplain to its natural functioning and remove people and their possessions from harm’s way permanently. Areas susceptible to seepage

and densely populated boroughs may benefit from preventive activities such as utility relocation, floodproofing, and sewage backflow valves. This balanced approach toward flood mitigation should translate into all other natural and manmade hazards. No community has unlimited resources to address all hazard risks. A mitigation plan prioritizes risks and provides a plan of action that is both cost-effective and supportive of sustainable community development.

### ***1.5 Scope of Work***

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This plan assesses hazard vulnerabilities within all 52 municipalities of Lycoming County. Hazards considered include the following: (1) Flooding; (2) Winter Storms (including snow and ice storms); (3) Tropical Storms and Hurricanes; (4) Tornadoes and Windstorms; (5) Hazardous Materials Incidents; (6) Fixed Nuclear Incidents; (7) Droughts and Water Supply Deficiencies; (8) Fires; and (9) Terrorism. A section has been added to include hazards identified in the County of Lycoming Comprehensive Plan adopted 1994 and amended in 1997 and in the Commonwealth of PA Enhanced All-Hazard Mitigation Plan of January 2004. This section includes steep and severe slopes, carbonate geology, and airport hazard areas. Public health, civil disorder, and traffic hazards are recognized, however, mitigation of these hazards falls outside the realm of this plan. Transportation needs are handled in the Williamsport Area Transportation Survey (WATS), which is part of the Comprehensive Plan Update. In this process, a Technical and Coordinating Committee reviews transportation project needs, including hazards. The committee identifies and prioritizes projects for potential funding. Because flooding has been the most damaging and life threatening of hazards affecting development within the County, this plan emphasizes flood risk assessment and mitigation. Within each of the County's principle watersheds, flood problems are identified and development trends considered.

### ***1.6 Methodology***

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With the support and collaboration of the Project Impact Advisory Board, Work Groups, and Project Impact Partners, the County identified hazards that pose a serious threat to the public's health and safety. A hazard inventory provided the framework for impact analysis, a determination of the economic, social, and environmental costs associated with each hazard. The final component of the mitigation plan, an action strategy, identifies loss reduction measures that are technically feasible and cost-effective. This approach will not only educate residents on the hazards within their community, but also build support for projects that prevent future loss and protect the beneficial functions of floodplains. Throughout the course of this study, the project team employed a multi-objective approach toward hazard identification and risk assessment. To enable individual municipalities to make informed decisions about their community's vulnerability to hazards, every effort was made to compile data at the municipal level. In addition, a growing awareness about the impact of growth upon the stability of entire watersheds prompted the County to place equal emphasis upon watershed data. Where possible, data was compiled at the watershed level to demonstrate the need for

coordinated planning and risk reduction efforts. The overall methodology can be characterized as follows:

### ***1.6.1 Watershed Emphasis***

Watersheds are the foundation of our hydrological system. Watersheds play a large role in water quality, water supply, and the overall health of naturally occurring ecosystems. As a geographic area, they drain a single body of water and include the surrounding landscape and groundwater recharge areas. This plan assesses development trends and impacts on a watershed basis. State and federal natural resource agencies have long recognized the benefit of a watershed planning approach. Since the early 1990s, the Environmental Protection Agency (EPA) has utilized a watershed approach to address water quality degradation. Since 1978, the state Department of Environmental Protection has required Pennsylvania counties to address the impacts of development within designated watersheds through a locally adopted stormwater plan. Because watershed boundaries transcend political boundaries, implementation strategies will present opportunities for municipal coordination. This approach will educate residents about the beneficial function of floodplains and will help build support for projects that prevent future flood loss.

### ***1.6.2 Community Driven***

As a Project Impact community, the County of Lycoming recognizes the tremendous value of stakeholder involvement. The approach is effective because it adapts to available resources and local needs. As Project Impact partners, Advisory Board members, and Work Group participants, residents of Lycoming County have prioritized hazard vulnerabilities and achieved consensus on a number of key issues facing the community. The mitigation strategy articulated within this document is a reflection of their efforts. Coincidentally, the County Comprehensive Plan is being updated on a similar timeline. A number of Comprehensive Plan stakeholder meetings were held during the Hazard Mitigation Plan development. Input from these public and stakeholder meetings has been incorporated into this plan. A draft of the plan has been reviewed with staff from multiple functions within the County of Lycoming Economic Development and Planning Services (EDPS), i.e. the Environmental Planner, Economic Development Specialist, and the Development Services Supervisor. The plan has been developed under the guidance of the Director and Deputy Director of the Department. Three of these individuals have earned the professional planner certification. Relevant segments of the draft were reviewed with staff from the Department of Public Safety, the County Soil Conservation Service, the Director the Williamsport Water and Sewer Authority and the County Coroner. Hazard Mitigation Opportunity Questionnaires were distributed to the Boards of Supervisor, the Planning Commissions, the Emergency Management Coordinators, Managers and Permit Officers in all fifty-two municipalities. Maps showing flood hazards and the location of repetitive loss properties were included to assist local communities in identifying potential hazard mitigation opportunities. Responses have been organized by countywide priority and by watershed and incorporated into Section 7 of this plan. A draft of the plan was sent out for municipal review prior to adoption and was placed on display in the County EDPS office for an excess of 60 days. A public meeting was held near the end of the planning process and relevant suggestions were taken into consideration. The plan will become an addendum

to the revised County Comprehensive Plan and reopened for review in accordance with the PA Municipalities Planning Code process.

### ***1.6.3 Data Intensive***

In past years, the County has assisted local governments with damage assessments, a process which documents property damage in the aftermath of a flood event. During the 1996 floods, the County's action resulted in a federal disaster declaration for the County, which helped numerous communities secure post-disaster funding. In addition to such technical assistance, the County has surveyed municipalities asking each to self-report its flood vulnerabilities. This technique has met with varying degrees of success. In part, because survey responses cannot be validated with "hard data" and surveys never result in 100 percent participation. Despite the success of Project Impact, the County recognized that mitigation would have the greatest public benefit if flood risk were assessed for all 52 municipalities. With that in mind, the County set out to develop a Vulnerability Analysis Database (VAD).

In 1998, the County of Lycoming developed a Vulnerability Analysis Database (VAD) to identify flood prone structures, population and critical facilities and throughout the County. Because Flood Insurance Rate Maps (FIRMs) exist for all major tributaries of the West Branch Susquehanna, the VAD could be used to determine which facilities were located in special flood hazard areas. At risk properties could be identified and prevention measures prioritized. For other hazards, Pennsylvania's *Multi-Hazard Identification and Risk Assessment* (2000) provided informal data on the magnitude and significance of hazards. It will be utilized by the State to coordinate emergency management efforts and to minimize the losses associated with hazards.

The County's Geographic Information System (GIS), historical information, documented flood damage, Flood Insurance Rate Maps (FIRM), and Flood Insurance Studies (FIS) contributed to the preparation of this planning document. Due to major flooding within the Lower Lycoming Creek in 1996 and the update of the Federal Emergency Management Agency (FEMA) Flood Insurance Rate Maps to a digital format (DFIRM), the County partnered with the Federal Emergency Management Agency (FEMA) and the U.S. Geological Survey (USGS), to update detailed flood insurance studies to delineate the floodplain boundaries and to determine base flood elevations for FEMA's FIRMs. These restudies were conducted on Lycoming, Loyalsock, Muncy and Pine Creeks. Additionally, many of the approximate floodplains on the FIRMs were updated using digital methods by Watershed Concepts, a division of HSMM Engineering. The Project Impact VAD was updated based on the revised floodplain studies and population data from the 2000 US Census.

## ***1.7 Planning Process***

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As a Project Impact community, the County of Lycoming has actively engaged the public in the planning process. In the fall of 1998, the County sent invitations to units of local government, local utility providers, chambers of commerce, civic and non-profit groups, school districts and private industries to enlist their participation as Project Impact Partners. The program was officially launched on November 24, 1998 with a full

meeting of the Project Impact Partnership. Representatives of federal, state, and local government communicated the benefits of mitigation planning and described the benefits of Project Impact. This initial group of 71 individuals developed a Mission Statement:

*“To identify risks and take actions which eliminate life threats and reduce financial losses by being proactive, measuring success, creating incentives for local communities, educating the public to help themselves, providing and implementing long-term solutions, maintaining the initiative and providing leadership.”* (Project Impact Advisory Board)

Guided by this mission statement, the Advisory Board organized into several work groups, each responsible for evaluating hazard mitigation strategies and recommending preliminary action steps. Work groups are comprised of representatives from local, county, and state government. They also include local business leaders, residents, and emergency management personnel. This planning process is consistent with the Community Rating System (CRS) approach documented in 44 CFR §510, “Floodplain Management Planning of the Community Rating System” and satisfies FEMA’s regulations for flood mitigation plan development as articulated in 44 CFR §78.5. Federal regulations specify that mitigation plans should include, at a minimum, the following:

- Description of the planning process and public involvement;
- Description of the existing flood hazard and identification of the flood risk;
- Description of the floodplain management goals for the area covered by the plan;
- Identification and evaluation of cost-effective and technically feasible mitigation actions;
- Presentation of the strategy for reducing flood risks and continued compliance with the National Flood Insurance Program (NFIP), and procedures for ensuring implementation, reviewing progress, and recommending revisions to the plan;
- Documentation of formal plan adoption by the legal entity submitting the plan.

## ***2.0 Hazard Identification***

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Residents and businesses throughout the County are affected by natural, man-made and technological hazards. Significant flooding of record has occurred 51 times between 1950 and 2000. In the same time period, nineteen tornadoes have touched down in the County, uprooting trees and damaging power lines. Within the last ten years, the County has sustained multiple arson fires. Natural and technological hazards can occur unpredictably; they can be localized or widespread. Because of the random pattern often associated with hazards and the risk they pose to human health and property, the imperative is upon us, to prepare for their eventuality. Hazard identification educates individuals and organizations about the hazards affecting their community. By examining the severity and geographic extent of hazards, it also establishes a foundation for risk assessment, a process for evaluating hazards and their associated impacts. According to FEMA, hazard identification and risk assessment are the “cornerstones of mitigation” [5]. By communicating the risk potential of natural and technological

hazards, a mitigation plan broadens a community's capability to prepare for any eventuality. Lives can be saved and property loss minimized.

## ***2.1 Flooding***

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Flooding remains one of the most prevalent, costly, and damaging of all hazards facing the American public: "This century alone floods have caused a greater loss of life and property, and disrupted more families and communities than all other natural hazards combined" [2]. Most communities in the United States are subject to periodic flooding, whether as a result of dam failure, excessive precipitation, or inadequate drainage. Pennsylvania has more stream miles than any other state and many of its communities are located in floodplains. For waterfront communities, the level of risk constantly changes in response to unpredictable weather patterns and seasonal influences. During the winter of 1996, unseasonably high temperatures began to melt an immense snow pack that had accumulated during the "Blizzard of 1996." Accompanying heavy rainfall and high winds carried large volumes of runoff, overwhelming small and large watersheds. Before the week was over, all 67 of Pennsylvania's counties had been declared federal disaster areas. The Susquehanna River Basin was hit particularly hard. Ice jams on the Susquehanna River contributed to rapid water rises, the highest recorded in Harrisburg since 1890. Flood levels in the Lycoming Creek Basin reached 22.6 feet, two feet higher than flood stages recorded during tropical storm Agnes in 1972 [6]. Throughout Lycoming County, damage sustained from storms and floods exceeded \$100 million. Six lives were lost in the Lycoming Creek Valley. Over 2,200 miles of stream traverse Lycoming County, more than any other county in the State of Pennsylvania. Major flood-prone areas are communities located in low-lying valleys of major streams and tributaries. Unless protected by a dike or levee, most population concentrations along the Susquehanna River have a high possibility of flooding. (See **Appendix J: Parts of a Floodplain**)



### **◆ *Background Information***

Flooding is the most costly and damaging of all hazards impacting Lycoming County. With nine (9) major watersheds and over 2,200 miles of streams, the fertile floodplains of Lycoming County have been subjected to repetitive flooding since the early 1800s. Despite the flood damage reduction measures implemented throughout the years, most Lycoming County communities are susceptible to flood damage. Due to heavy development along with "flashiness" of the Creek, communities throughout the Lycoming Creek watershed are particularly at risk. Throughout the years, stream improvement projects have been undertaken to reduce erosion and the threat to habitable structures along the creek. Dozens of repetitively flooded properties have been acquired and cleared in Old Lycoming, Hepburn, Lewis, Lycoming, Loyalsock, and McIntyre Townships.

◆ ***Contributing Factors***

Carved through glacial deposits and steep terrain, the Lycoming County tributaries of the Susquehanna River are characterized by high gradients and significant bedload movement. The steep slopes characteristic of the county's northern landscape contribute to increased storm water runoff, particularly during wet weather events. The potential for flooding constantly changes in response to a stream's sediment load, discharge rates, and water levels. Development shapes these factors by changing the characteristics of the drainage basin. Despite the fact that all of Lycoming County's 52 municipalities participate in the NFIP, some illegal floodplain development continues. Significant residential growth in the outlying rural townships can increase opportunities for flash flooding if floodplain development and stormwater management are not properly regulated. Numerous times since the January 1996 floods, localized rainstorms that went undetected by the National Weather Service created surface flooding, which forced evacuations in several floodplain communities. The County Flood Warning System has been activated more than 50 times since Tropical Storm Agnes and more extensive flooding could have occurred if potential weather conditions had materialized.

## ***2.2 Winter Storms***

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Winter storms occur on the average of five times a year in Pennsylvania. Every county in the Commonwealth is subject to severe winter storms although the northern tier, western counties, and mountainous regions tend to experience these storms more frequently and with greater severity. Winter storms can adversely affect roadways, utilities, and business activities, while a rapid thaw often causes flooding. Combined with heavy rains and freezing conditions, winter storms can contribute to widespread power outages. The Blizzard of 1996 dumped as much as 40 inches of snow in some parts of Pennsylvania. Many communities could not maintain emergency corridors necessary to sustain operations at critical health and safety facilities. President Clinton included the State in a list of federally declared disaster areas to receive funding for emergency snow removal.



◆ ***Background Information***

Over the past 20 years, Lycoming County has experienced many major winter storms. In January 1978 and February 1992, emergencies were declared statewide because of heavy snow. In February 1978, March 1989, and March 1993 emergencies were declared due to blizzard conditions - high winds with snow. During the winter of 1994, there were several major storms with a total snowfall accumulation of approximately 80 inches. In January of 1996, several severe snowstorms prompted Governor Ridge to issue an Emergency Declaration for the entire state. Lycoming County documented its greatest snowfall in history - 87.7 inches.

◆ ***Contributing Factors***

Some rural areas of the County are susceptible to isolation due to the loss of telephone communications and road closings. Power failure and interruption of water supplies are common from ice storms, heavy snow, and blizzard conditions. The severity and frequency of major winter storms is expected to remain fairly constant. However, due to increased dependence on various modes of transportation and use of public utilities for light, heat and power, the disruption from these storms is more significant today than in the past.

### ***2.3 Tropical Storms and Hurricanes***

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Although the January 1996 floods resulted from an anomaly in seasonal weather patterns, the floods of 1999 are more characteristic of flood hazards in Pennsylvania. Hurricane season peaks in August and September within the warm waters of the Atlantic Ocean and Gulf of Mexico. Often beginning as a cluster of thunderstorms, a tropical storm can intensify in a matter of days, creating high winds, storm surges, and torrential rains. When winds reach a constant speed of 74 miles per hour (mph), a tropical storm is classified as a hurricane.

Many hurricanes dissipate over open water, never reaching land. However, those that reach the eastern seaboard create tremendous destruction. Flying debris can break windows, exposing buildings to water and wind damage. Rains can spawn flash floods and landslides. And storm surges can create widespread flooding. In the fall of 1999, Hurricane Floyd hit southeastern Pennsylvania, damaging homes and government facilities. In all, eight counties received federal disaster assistance for post-disaster recovery. That same year, Tropical Storm Dennis made landfall in North Carolina. Although wind speeds never reached the 74 mph to qualify as a full-blown hurricane, Tropical Storm Dennis wreaked havoc on this coastal community. The gale force winds, heavy rains, and storm surges flooded low-lying roads, destroyed buildings and created power outages in nine counties. Because hurricanes dissipate as they travel inland and away from their energy source, coastal communities tend to be hardest hit. Nonetheless, Pennsylvania must often deal with the damaging effects of tropical storms. Heavy rainfall can cause flash flooding, killing people, destroying homes, tearing out trees, and damaging critical transportation corridors.

◆ ***Background Information***

Tropical Storm Dennis hit Pennsylvania after a period of extended drought. Torrential rains caused intense, localized flooding and hillside runoff, both of which took a tremendous toll on the people and economy of central Pennsylvania. Nearly 300 homes and 28 businesses in Lycoming, Northumberland, Snyder and Union counties were damaged, even though they were not all located in a designated floodplain. Costs associated with damage, response, and recovery quickly exceeded state resources, forcing Governor Ridge to request a Presidential declaration of disaster. Within Lycoming County, Dennis caused flood damage in excess of \$6,000,000 to properties in Clinton Township, Duboistown Borough, Eldred Township, Loyalsock Township, Montgomery Borough, South Williamsport Borough, Montoursville Borough and the City of Williamsport.



◆ **Contributing Factors**

In Lycoming County, low-lying areas are particularly susceptible to tropical storms. Although several established communities are repetitively flood damaged, the high growth communities of Lycoming Creek Valley are particularly vulnerable to flooding. During the floods of January 1996, six people were killed when the Lycoming Creek overtopped its banks. With the exception of McIntyre Township, population has increased throughout the watershed in the last 20 years. The completion of a new limited-access highway and extension of sanitary sewer lines will accommodate additional growth, which is planned for the area. The experience in the Lycoming Creek Valley suggests the need for continued growth management to identify future growth areas and to institute development controls that minimize flood impacts throughout the watershed.

## ***2.4 Tornadoes and Windstorms***

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According to the Federal Emergency Management Agency (FEMA), the United States experiences the most intense and devastating tornadoes in the world. These violently rotating columns of air can approach wind speeds of 300 mph, destroying everything in their path. Tornadoes have occurred in every state, but frequent areas of the Midwest, Southeast and Southwest. Although tornado season runs from March through August, tornadoes can occur any time, often accompanying tropical storms and hurricanes as they move onto land. The National Weather Service estimates that about 42 people are killed because of tornadoes each year. Areas in the Commonwealth most prone to tornadoes and windstorms are the southeast, southwest and northwest sectors. “A series of tornadoes in May 1985 caused the President to declare 13 northwestern and central Pennsylvania counties major disaster areas. Damages were estimated at \$282 million” [7]. According to the Pennsylvania Emergency Management Agency, the State is particularly vulnerable to tornadoes during the summer months of June and July.



◆ **Background Information**

Tornadoes and windstorms are common occurrences in Lycoming County, especially in the afternoons and evenings during late spring and early summer. Between 1950 and 2000, there have been 19 tornadoes. According to NOAA, there were two deaths and twenty injuries in Lycoming County resulting from a tornado on May 31, 1985. Additionally, associated winds have damaged power lines, uprooting trees, structures, motor vehicles, and crops. In the past thirty years, several tornadoes have swept through Lycoming County: Susquehanna Township (1976); Washington Township (1985); Shrewsbury Township (1985); Hughesville Borough (1994); Village of Loyalsockville (1996). In May 1998, a tornado swept through Lycoming County, touching down in Mifflin Township, Wolf Township, the Williamsport Regional

Airport and Jackson Township, where it tore the roof off of a lumberyard, downed power lines and destroyed trees in the Village of Buttonwood. The following June, there were two confirmed tornadoes in the forested area near the Borough of Picture Rocks. On July 1, 1999 a tornado touched down in Kellyburg and on June 16, 2000 another tornado did some minor damage to homes and uprooted several trees in the Village of Farragut.

Windstorms are common in Lycoming County, but their effects are usually localized. Power failure, loss of communication and agricultural crop losses have been reported. The level of damage over the past five years has not been sufficient to warrant a state or county declaration of emergency. Should population increases and development continue in Lycoming County, then the number of persons and properties vulnerable to the effects of tornadoes, windstorms and hurricanes is expected to increase.

◆ ***Contributing Factors***

Tornadoes develop quickly and with little warning. Although they rarely stay on the ground for more than 20 minutes, they can touch down often as they move across the landscape.. Because wind speeds can approach 300 miles per hour, mobile homes are particularly susceptible to damage. Many building codes do not include provisions for wind resistant design and many residents, assuming they live out of harm's way, do not prepare for the eventuality of a tornado.

## ***2.5 Hazardous Materials Incidents***

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As defined by the U.S. Fire Administration, a hazardous material is "...any substance (gas, liquid, or solid) capable of causing harm to people, property, or the environment" [8]. According to the Commonwealth of Pennsylvania's Emergency Operations Plan (EOP), "the constant increase in the production, transportation, storage and use of hazardous materials within and without the state poses one of the greatest threats to the health and safety of Pennsylvanians" [8]. Haz Mat transport is particularly troubling on a number of fronts. Although the U.S. Department of Transportation issues rules and regulations to govern the safe transportation of hazardous materials, not all shipped cargo is placarded as a hazardous material. According to the U.S. Fire Administration, some trucks may transport hazardous material in violation of DOT regulations or may not be placarded because the amount of material being transported does not require a DOT placard [8]. First responders must take great caution when managing hazardous material incidents because the quantity and exact nature of the material may be unknown. This can particularly be the case with rail transport where several railcars may carry different materials. The potential for a chemical interaction poses a great risk to personal injury and property damage.



◆ ***Background Information***

In Pennsylvania, all 67 counties are designated Local Emergency Planning Committees (LEPCs), each responsible for developing offsite emergency response plans for SARA Title III hazardous materials sites within their jurisdiction. Off-site

emergency response plans are developed as an addendum to a county's general Emergency Operations Plan (EOP) and must be updated each year. In addition to off-site response plans and EOPs, each county must also complete a Hazard Vulnerability Analysis, a document that assesses the community's risk to natural and human-induced hazards and identifies ongoing programs that protect human health and property. According to the County's *Hazard Vulnerability Analysis*, hazardous materials pose a risk to all residents, particularly those that live within the vicinity of the County's major transportation corridors.

The U.S. Department of Transportation regulates hazardous materials that are transported over local roadways on a daily basis. Transportation incidents involving leaking paint, paint thinner, anhydrous ammonia, dimethylaniline, nitrocellulose and gasoline have all been documented in recent years. The Local Emergency Planning Committee (LEPC) continues to educate the public about the risk of hazardous materials. Lycoming County is located as a hub of many major transportation routes. Rtes 15, 220, 180 and 118 are major trucking routes through the County. The Norfolk Southern and Lycoming Valley Railways, major transport systems, pass near or through many of the most populous areas of the County following the West Branch of the Susquehanna through the Jersey Shore, Duboistown South Williamsport, Williamsport, Loyalsock, Montoursville, Muncy and Montgomery areas.

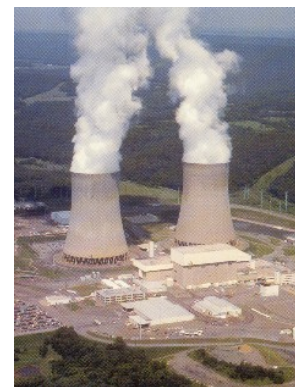
◆ ***Contributing Factors***

Many of the County's SARA Title III Sites are located on local farms, which frequently use anhydrous ammonia as a fertilizer and pesticide. Although the number of fixed sites is expected to remain stable, new synthetic chemicals are placed on the market each year. FEMA estimates that as many as 5,000 products can be considered harmful to people or the environment and this number increases yearly as new synthetic chemicals are placed on the market.

## ***2.6 Fixed Nuclear Incidents***

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In addition to the hazardous materials transported over the county's transportation network, fixed facilities pose a threat to the public's health and safety. The Federal Emergency Management Agency (FEMA) and the Nuclear Regulatory Commission (NRC) have developed regulations and guidelines pertaining to nuclear power plants. The NRC and FEMA have defined the "risk" area around a nuclear power plant as that area within an approximate ten-mile radius of the plant, otherwise referred to as the plume exposure pathway emergency planning zone (EPZ). The Pennsylvania Emergency Management Agency (PEMA) in conjunction with the counties involved, has identified the specific EPZ around each of the five nuclear power plants in Pennsylvania.



◆ ***Background Information***

The County of Lycoming is a "support" county for one of the five major generating facilities in Pennsylvania, the Susquehanna Steam Electric Station (SSES) operated

by the Pennsylvania Power and Light company which is located on a 1,522 acre site in Salem Township, Luzerne County. As a support county, the County of Lycoming is expected to be prepared to receive approximately 2,600 evacuees requiring mass care assistance. In 1997, the County of Lycoming adopted a Radiological Emergency Response Plan to define its role as a support county.

◆ ***Contributing Factors***

A circle of 50 miles in radius around a nuclear power plant is called the "ingestion exposure pathway." Should an accident occur at a nuclear power plant, the area within this 50-mile radius of the plant may receive some radioactive contaminant in very small amounts. While such small amounts are of little concern in terms of external exposure, protection of the food chain, particularly milk, is a primary concern. In milk, there is a magnification effect, but harmful amounts could only be ingested over a period of time. If an accident should occur, state agencies would sample milk, livestock feed and forage, crops, farm water and public water supplies within the ingestion exposure pathway. Given all of the precautions and safety regulation now in effect, the possibility of a radiation release constituting a threat to the health and safety of the public is remote.

It is a remote possibility that Lycoming County could suffer the effects of radiological contamination as a result of being located within the 50-mile ingestion exposure pathway. PEMA, other state agencies, and the County are responsible for instituting and maintaining protective measures and sampling procedures for the county.

## ***2.7 Droughts and Water Supply Deficiencies***

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For layman's purposes, a drought is defined as a prolonged period of deficient precipitation. However, drought conditions are qualified in different ways, depending upon the group impacted. A soil moisture deficit that inhibits crop production is typically referred to as an "agricultural drought." Whereas agricultural droughts may result from a rapid depletion of soil moisture, hydrological droughts often take months to fully materialize as groundwater levels slowly decline and water storage decreases. Clearly, operational definitions are necessary to develop a common understanding of drought and its impacts. Operational definitions help hydrologists determine the onset, severity, and impact of droughts, which vary with the *type* of moisture deficit. Although climate is a primary contributor to hydrological drought, the construction of dams, deforestation, and land degradation all affect the hydrological system [9]. Extended periods of drought can lead to lowered stream levels, altering the delicate balance of riverine ecosystems. Certain tree species are susceptible to fungal infections during prolonged periods of soil moisture deficit.

Fall droughts pose a particular threat because groundwater levels are typically at their lowest following the height of the summer growing season. Pennsylvania's most devastating drought in recent history began in the winter of 1999 and continued through the spring, summer, and fall months. What began as an agricultural drought advanced to a "hydrologic drought," a more severe drought due to the period of time and water uses

impacted. Throughout the summer of 1999, most of the Mid-Atlantic Region was experiencing drought conditions. It was the worst to hit Pennsylvania in ten years. A winter season of little snowfall, followed by a dry spring and summer left stream and groundwater levels at an all-time low. Many of the state's groundwater observation wells were at emergency levels. The situation was so severe that Governor Ridge declared a drought emergency in 55 Pennsylvania counties, allowing mandatory water use restrictions to be enforced and public water suppliers to implement local water rationing plans. Although residential users were affected by the drought, Pennsylvania farmers suffered the greatest financial loss. A sustained period of low soil moisture stunted the growth of many cash grains throughout Pennsylvania. By September, Governor Ridge had amended his drought emergency declaration to include all 67 counties and had introduced \$5.3 million in interim assistance for Pennsylvania farmers. The U.S. Department of Agriculture followed suit, declaring Pennsylvania an agricultural disaster area and offering emergency loans through county Farm Service Agencies.

◆ ***Background Information***

The Governor of Pennsylvania has declared eight drought emergencies in the past 25 years. According to the U.S. Department of Agriculture, drought is the number one reason crops have failed in Pennsylvania. Lycoming County has been most vulnerable to hydrological droughts, which generally entail a reduction of stream flows, lake/reservoir storage levels, and the lowering of ground water tables. According to the Pennsylvania Agricultural Statistics Service, there are 145,500 acres of land under active farm use in Lycoming County [10]. This represents a net decrease of 7,971 acres since 1990. Despite the conversion of agricultural land to residential and other uses, agriculture remains a major industry in the County. Farm production losses were more keenly felt in East Coast communities during the Drought of 1999. However, Lycoming County farmers still felt the impact. Although few public water companies in Pennsylvania instituted water rationing plans, many communities were faced with mandatory nonessential water use restrictions. The Drought of 1999 had widespread impact, not only in Lycoming County, but also throughout Pennsylvania. It demonstrated that drought is as much a social phenomena as a climatic one. For instance, communities under a drought warning that do not comply with voluntary conservation measures (e.g. taking shorter showers, refraining from washing cars or watering lawns) may worsen drought conditions and force state officials to impose mandatory water use restrictions. Water management plays a critical role in the drought equation.

◆ ***Contributing Factors***

Within the last 10 years, there has been an increase in households served by drilled water wells in Lycoming County. As of 1990, 35.2 percent of all households depended upon individually drilled or dug wells [11]. Bacterial contamination has been identified in many private wells and is widespread in Lycoming County. This contamination may be attributable to a variety of factors, including intensive agricultural operations, malfunctioning on-lot septic systems, poor well construction, and unprotected spring sources [11]. Poor soil characteristics and lack of routine septic tank maintenance only worsen the threat to groundwater contamination.

As a growing number of residents begin to depend upon wells as their primary water supply, groundwater availability may become the trigger for hydrological droughts. Once depleted, groundwater is slowly replenished over a period of years through precipitation and aquifer recharge areas. According to the Susquehanna River Basin Commission's *Drought Coordination Plan*, groundwater and reservoir levels are critical indicators of drought. Within both, water storage levels are the last to recover, "...due to the added time required to fill the storage available in the aquifers and reservoirs" [12]. An increase in impervious surface coverage, often brought about by land development, increases runoff and inhibits groundwater recharge. As communities along the urban fringe continue to develop, the use of private wells and rising water demand will place additional strain upon groundwater supplies, already threatened by pollution and overuse. Water supply deficiencies are likely to increase in severity as residential and industrial development continues.

## 2.8 Fires

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A countywide assessment of fire risk is hindered by the sporadic nature of fire incident reporting. The wildfires that swept through the Midwest and Western United States during the summer of 2000 destroyed thousands of forested acres and homes. Wildfires can spread quickly, leaving fire crews little opportunity to react. FEMA encourages property owners living in wildland areas to undertake self-help measures that will reduce the threat to family and property. However, many property owners are unaware of the danger wildfires pose in their community and fail to take proactive steps to reduce their risk.



### ◆ *Background Information*

Despite the fact that 77 percent of its land area is forested, Lycoming County is considered a low-incident wildfire area. A lack of development pressure in the County's northern reaches has minimized the potential for fires within the wildland/urban interface. However, the current trend for recreational use of the County's northern reaches increases the potential for humans creating fire risk.

Development pressure is greatest in the townships located on the outskirts of the Williamsport metropolitan area – communities with easy access to major transportation corridors and job centers. Most fires in Lycoming County are worsened, if not directly caused, by human carelessness. Outdated electrical wiring, unattended cigarettes, outdoor burning of refuse, and inoperable smoke detectors still contribute to a majority of reported fires in the County.

### ◆ *Contributing Factors*

Fire can be triggered by other disaster events such as floods, storms, drought, high winds, transportation accidents and hazardous material incidents. During the drought of 1999, a lack of precipitation and above-normal temperatures worsened the drought, creating a high fire-threat in several communities along the Atlantic and Pacific

seaboards. Thus, fire as a secondary event may result in a very complex situation. Over the years 1978 to 1982, the number of fire deaths declined to less than 300 per year in the state, but the number of fire incidents is believed to be increasing. Although most incidences of fires are well below disaster proportions, the accumulative impact of all these incidents resulted in significant property damage, a large portion of which could have resulted in disaster had the emergency response not been timely and effective. When fire damages terrain to the extent that all live plant growth is destroyed, there can be a resultant increase in run-off, and thusly erosion and landslides.

## ***2.9 Terrorism***

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Terrorism is defined in the Code of Federal Regulations as "the unlawful use of force and violence against persons or property to intimidate or coerce a government, the civilian population, or any segment thereof, in furtherance of political or social objectives." FEMA's role in managing terrorism includes both **antiterrorism** and **counterterrorism** activities. Antiterrorism refers to defensive measures used to reduce the vulnerability of people and property to terrorist acts, while counterterrorism includes offensive measures taken to prevent, deter, and respond to terrorism. Within the emergency management arena, antiterrorism is a hazard mitigation activity and counterterrorism falls within the scope of preparedness, response and recovery. This plan will address antiterrorism activities while counterterrorism plans and preparation for response and recovery are within the realm of the Terrorism Addendum of the EOP.

### ◆ ***Background Information***

After 9/11/01, it has become apparent that no community is free from the threat of terrorism. Despite the lack of reported incidents of terrorism locally, national and international incidents of terrorism can occur in any location. Preparedness is essential for all communities in the modern world.

### ◆ ***Contributing Factors***

Terrorists look for visible targets where they can avoid detection before or after an attack such as international airports, large cities, major international events, resorts, and high-profile landmarks. Because terrorism can be perpetrated through many means, it is difficult to prepare for. The community needs to be aware of bomb threats and explosions, fire, chemical and biological agents, nuclear blasts and radiation.



## ***2.10 Other Hazards***

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### ***2.10.1 Development of Steep and Severe Slopes***

Unregulated development of steep and severe slope areas can lead not only to landslides but can increase run-off leading to increased flooding, downstream pollution, decreased groundwater infiltration and loss of scenic areas. Serious erosion and sedimentation problems may occur if severe slope areas are disturbed without proper attention to mitigate potential disasters in disturbance areas.

Geological and geotechnical aspects of landslides in Pennsylvania are well understood, and most landslide problems result from failure to apply existing knowledge. Funding for correction of landslide problems is often insignificant or nonexistent, particularly for individual homeowners.[22] Property owners may incur expensive engineering design costs to install development on steep and severe slopes. This approach may lead to later problems with maintaining and monitoring the structure. Public roads may become impassable because of uncontrolled runoff, or landslide from private property in steep and severe slope developments.

### ***2.10.2 Development in Areas of Carbonate Geology***

Areas of karst geology in Pennsylvania are found in large and small northeast-trending valleys. These rolling to flat areas are more desirable than the adjacent ridges as sites for homes, farms, industry, and transportation routes. The residual soil in these valleys is excellent for agriculture, and, in many places, the carbonate rock is a valuable mineral resource and is a host rock for some metallic ore deposits. Subsidence in carbonate terrains is a natural process that is often disrupted by the activities of man. A number of man-induced factors can account for the majority of sinkhole occurrences. Examples vary from leaking water pipelines (Berry, 1986) to groundwater withdrawal from quarries (Foose, 1953). Many sinkholes can be related to storm-water runoff and the facilities used to either convey, drain, or hold the water of land development disturbances in storage (Kochanov, 1995) [22].

A primary cause for subsidence problems is the failure to be cognizant of karst processes and their impact, prior to land development. Most guidelines for construction are determined by the municipal governments. [22] Because of cavities within carbonate formations, these formations may make large supplies of water available for potential development. Conversely, the very same porous nature of carbonate rocks may also permit the direct influx of unfiltered sewage and surface wastes. It is important to be particularly careful in planning sewage and waste disposal in limestone-dolomite areas so that contamination of the valuable groundwater resources will not occur. Besides occurring naturally, sinkholes can occur in areas of new construction where the drainage patterns of surface and groundwater are changed. Areas prone to sinkhole development exhibit a high potential for groundwater pollution and are generally not suitable for development without extreme expense of construction.



### ***2.10.3 Radon***

The distribution of high radon values is, at best, only partly understood and probably involves multiple factors. The wide observed range of variability between nearby homes presumably results at least partly from geologic factors, but these are generally location specific. Radon concentrations and transport in fractured bedrock are deserving of study, as is the correlation of radon with the multitude of soil, geologic, and geomorphic factors. [22]

### ***2.10.4 Public Health Threats***

Public health threats are recognized in Pennsylvania ranging from emerging infections, such as West Nile Virus, monkey pox, and Severe Acute Respiratory Syndrome (SARS), to potential biological or chemical threats, such as anthrax, smallpox or cyanide. Implications for use of public health threats for terrorist attack add impetus to the need for continued vigilance on this front.

### ***2.10.5 Airport Hazard Areas***

Obstructions have the potential for endangering the lives and property of users of airports, and property or occupants of land in its vicinity. They may affect existing and future instrument approach minimums of airports or reduce the size of areas available for the landing, takeoff, and maneuverings of aircraft, thus tending to destroy or impair the utility of airports and public investment.

## ***3.0 Risk Assessment & Vulnerability Analysis***

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Hazard identification establishes a unified language for discussing hazards – their physical characteristics, causative factors, and impacted areas. Hazard identification enables local residents, government officials, first responders, and emergency management personnel to share a common understanding and to work cooperatively toward a safer community. Identification provides a baseline for discussing hazards. Risk assessment, on the other hand, evaluates each hazard to determine its potential full impact. The frequency and magnitude of hazard events are considered alongside the financial and human costs. This section assesses the risks associated with the hazards documented within Lycoming County. Wherever possible, historical records and quantitative data are utilized to document associated losses. From this risk assessment, a community can determine its acceptable level of risk and prioritize mitigation strategies accordingly.

### **Floods**

#### ***3.1 Historic Perspective***

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The County's early settlements located near its waterways, which provided a valuable energy source and means of transportation for the growing lumber industry. By the mid-1800s, lumber was flowing freely down the Susquehanna River to markets in the northeast and the county's population had soared to record levels. Although flood events have been documented as early as 1814, it was not until the Great Flood of 1889 that the

community's relationship with the mighty Susquehanna was forever altered. In spring of that year, a night of heavy rain caused the South Fork Dam to fail. Over 20 million tons of water and debris rushed through a valley into the City of Johnstown, leaving over 2,200 people dead and many more homeless. In the aftermath of this historic flood disaster, Williamsport experienced its worst flood



CITY OF CANALS is how Williamsport looks in this photo taken on June 1, 1881, of the corner of Pine and High Street. The river flowed to the right of High Street in that part of the city. The view across the water does not look much different today. The house of the present is near the photographic studio of Ted Davis before it was hit with incision track and is still-embodied.

event. Prolonged periods of rain caused the Susquehanna to overtop its banks. Rising as much as one to two feet an hour, the river quickly inundated the City, damaging more than 3,400 residential buildings and killing 25 people. The City lost electricity and many lumber mills went out of business. A growing concern for the City's susceptibility to flooding inspired some community leaders to lobby for a flood protection system. However, not until the Great Depression were any serious steps taken to address the problem. In an effort to restart the economy and create jobs for the multitude of unemployed, the Federal Works Progress Administration undertook the construction of dike projects in communities along the Susquehanna River. Although a devastating flood in 1936 swept down the West Branch of the Susquehanna River, voters did not approve the project until 1940. Completed in 1955 at a cost of \$15 million dollars, Williamsport's dike system protected the city from the more devastating impacts of tropical storm Agnes.

### 3.1.1 Current Development Patterns

There are over 1,000 buildings located in the floodway throughout Lycoming County. Although a floodway location is not a direct indicator of past flood damage, the sheer concentration of structures within designated floodways – areas where floodwaters often reach the greatest depths and highest velocities – poses a great risk to the County's economy and overall quality of life. As **Map Series 3** indicates, building density is highest along the West Branch Susquehanna, a watershed that is receiving discharge from several tributary streams throughout the County. The general topography of the region, which is characterized by narrow valleys and steep hillsides, helps to channel water toward the West Branch and increase the opportunity for flooding in neighboring areas. As such, we see the greatest concentration of at-risk structures along the outskirts of Williamsport in Boroughs of the West Branch of the Susquehanna River (Jersey Shore, Muncy and Montgomery) and the Lycoming Creek valley municipalities of Old Lycoming, Loyalsock, Lewis and Lycoming Townships.

When we broaden the analysis to include buildings within the regulatory floodplain, over 5,000 buildings are at risk. Many of these high-risk municipalities also have high population densities living in flood-prone areas. **Table 2** identifies those municipalities with the highest concentration of people living within the Regulatory Floodplain – those areas encompassing the delineated floodway and 100-year floodplain. Of the 11,417 people residing in the Regulatory Floodplain, fifty-eight percent reside in the eight municipalities identified in **Table 1**. The US Census Bureau 2000 census placed

Lycoming County’s current population at 120,044 persons. Of that figure, approximately 2,382 people reside in a floodway and an additional 9,035 people live in the floodway fringe or the general floodplain. With over 11,000 people currently residing in flood-prone areas and over \$278 million in real estate located in delineated floodplains, Lycoming County’s vulnerability to flood loss is very real.

**Table 1: Structures in the Regulatory Floodplain by Watershed**

| Structures in RFP |                                    |                     |                           |                          |                       |
|-------------------|------------------------------------|---------------------|---------------------------|--------------------------|-----------------------|
| Rank              | Watershed                          | Total RFP Buildings | % of County RFP Buildings | Total RFP Building Value | % of County RFP Value |
| 1                 | West Branch Susquehanna Boros/City | 1,491               | 30%                       | \$107,729,102            | 39%                   |
| 2                 | Lycoming Creek                     | 1,285               | 26%                       | \$53,043,928             | 19%                   |
| 3                 | West Branch Susquehanna Townships  | 876                 | 17%                       | \$53,253,025             | 19%                   |
| 4                 | Pine Creek                         | 596                 | 12%                       | \$24,030,104             | 9%                    |
| 5                 | Loyalsock Creek                    | 270                 | 5%                        | \$13,976,106             | 5%                    |
| 6                 | Larrys Creek                       | 263                 | 5%                        | \$10,102,530             | 4%                    |
| 7                 | Muncy Creek                        | 256                 | 5%                        | \$14,904,833             | 5%                    |
| 8                 | Fishing Creek                      | 1                   | 0%                        | \$40,596                 | 0%                    |
| <b>RFP Totals</b> |                                    | <b>5,038</b>        | <b>100%</b>               | <b>\$277,080,224</b>     | <b>100%</b>           |

**Table 2. Population Living in Regulatory Flood Zones<sup>1</sup> (Most concentrated)**

| Rank         | Municipality          | Population                |                  |                                     |
|--------------|-----------------------|---------------------------|------------------|-------------------------------------|
|              |                       | Total within municipality | Total within RFP | Percent of Each Municipal Total (%) |
| 1            | Jersey Shore Borough  | 4,434                     | 2,142            | 48.3                                |
| 2            | Muncy Borough         | 2,663                     | 1,047            | 39.3                                |
| 3            | Old Lycoming Township | 5,504                     | 828              | 15.0                                |
| 4            | Lycoming Township     | 1,591                     | 589              | 37.0                                |
| 5            | Muncy Creek Township  | 3,487                     | 558              | 16.0                                |
| 6            | Loyal sock Township   | 10,876                    | 527              | 4.8                                 |
| 7            | Montgomery Borough    | 1,695                     | 482              | 28.4                                |
| 8            | Lewis Township        | 1,154                     | 437              | 37.9                                |
| <b>TOTAL</b> |                       | <b>31,404</b>             | <b>6,610</b>     | <b>28.3</b>                         |

### 3.2 Economic & Social Impacts

Flooding is the most costly and damaging of all hazards impacting the County. Although the County has implemented several flood damage reduction measures, including a model

<sup>1</sup> The Regulatory Floodplain (RFP) encompasses the delineated Floodway and 100-year Floodplain. Floodplain boundaries were derived from Federal Emergency Management Agency (FEMA) Flood Insurance Rate Maps (FIRMs) effective March 16, 2004.

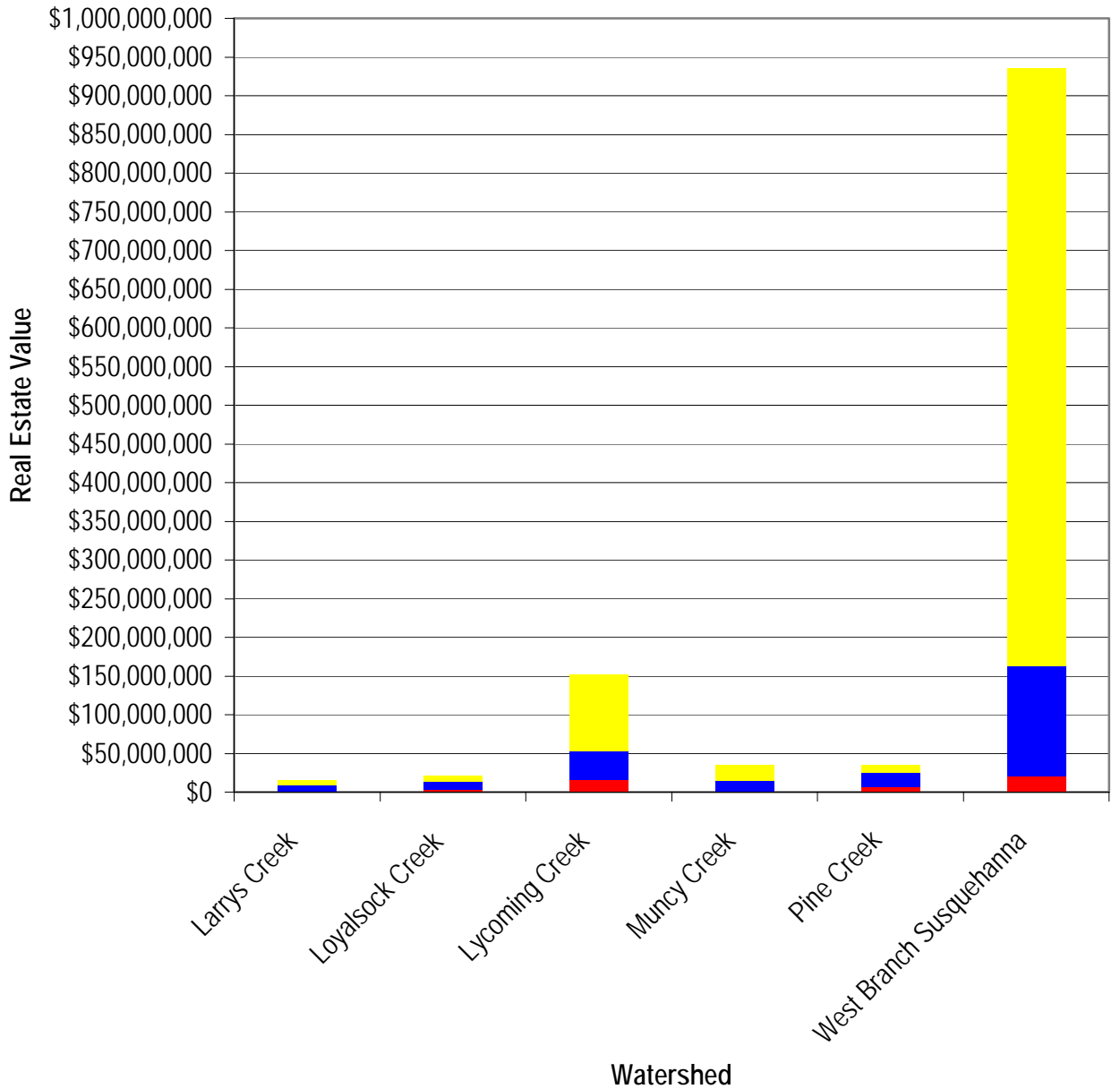
flood warning system to alert communities of impending floodwaters, the potential for disaster still exists. The buildup of deposits in the stream channels has increased the likelihood of flash flooding, even during localized wet weather events. A major flood event in 1996 resulted in more than \$100 million in total damages, disrupting business activities and placing hundreds of jobs at risk. The Flood of 1996 demonstrated quite clearly that structural flood protection could only minimize a community's vulnerability. Changes in stream channel conveyance and weather can create untold damage, disrupting lives and creating economic instability.

Nearly 5,000 buildings in Lycoming County are located within the 100-year floodplain (**Appendix A**). This translates into an estimated \$278 million in real estate, 33 percent of which is commercial or industrial property. If these vulnerable properties cannot be relocated, it is recommended that they be elevated above the Base Flood Elevation (BFE) or dry floodproofed to reduce the opportunity for flood damage. As **Tables 3 through 5** demonstrate, the West Branch Susquehanna has the most real estate in flood risk areas, with over \$152 million invested in commercial and residential properties. Damage to industrial and commercial structures may cause chemical contamination of floodwaters increasing risks to the environment and to personal safety.

The age of a community's building stock can have a substantial influence on its flood damage potential. The City of Williamsport, for instance, was largely constructed prior to 1940. Nearly 80 percent of the City's housing stock was built prior to 1977, the year the City's Flood Insurance Rate Map (FIRM) became effective. All structures built or substantially improved *prior* to that time are classified as pre-FIRM. Because pre-FIRM structures were built before the enactment of floodplain management ordinances, which required new structures to be built to damage resistant standards, they are particularly susceptible to flood damage. Recognizing that many property owners were simply not purchasing flood insurance, the federal government introduced mandatory purchase requirements through the enactment of the Flood Disaster Protection Act of 1973. The mandatory purchase requirement applies to all forms of federal or federally related financial assistance for buildings in a Special Flood Hazard Area (SFHA) as delineated on the FEMA FIRMs.

While the NFIP has been an incentive for communities to reduce their flood risk, many communities remain vulnerable. Because NFIP participation is voluntary, municipalities have opted to join the program at various times. Although all 52 municipalities in the County participate in the National Flood Insurance Program (NFIP), the majority joined the program in the 1980s (see **Appendix D**). This suggests that municipalities throughout Lycoming County have a significant number of pre-FIRM structures that do not comply with modern floodplain development regulations. These communities are at risk for substantial flood damage.

Table 3: Real Estate in Floodways (Red)  
 Table 4: Real Estate in 100-year Floodplain (Blue)  
 Table 5: Real Estate in 500-year Floodplain (Yellow)



Several communities in the County have never conducted a Flood Insurance Study. A Flood Insurance Study relies upon hydrologic analysis to delineate Special Flood Hazard Areas (SFHA) and to determine Base Flood Elevations (BFE) for a community's FIRM. In the absence of a Flood Insurance Study, flood maps can only approximate the location of floodplain boundaries. FIRMs are used by floodplain managers to enforce development controls and are the principle mechanism for determining flood insurance premiums. In the absence of consistent mapping, policy formulation, and enforcement, floodplain management occurs on an ad-hoc basis. Communities get caught up in a "repair and rebuild" cycle, a costly cycle that only increases the potential for future flood loss. Communities that adopt a "development at all costs" attitude not only expose themselves to greater risk, but also degrade conditions throughout the watershed. The County's long history of flooding necessitates a closer look at watershed vulnerabilities.

### ***3.3 Multi-Hazard Risk Assessment***

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As a Project Impact partner and state coordinator for emergency preparedness and response, the Pennsylvania Emergency Management Agency (PEMA) administers several federal grant programs targeted at mitigation and post-disaster recovery. In an effort to determine the full extent of hazards in the Commonwealth and to improve the public's awareness of hazards and their impacts, PEMA recently conducted a Hazard Vulnerability Analysis (HVA). The HVA was prepared by distributing questionnaires to all 2,570 municipalities in the State. Each questionnaire asked respondents to identify natural and technological hazards that posed the greatest threat to their community. Based upon past experience, respondents considered the frequency of occurrence, damage potential, and recovery time associated with nineteen (19) natural, man-made and technological hazards. Although the HVA questionnaire did not validate responses by comparing this qualitative data to historical records, it nonetheless helped the Agency to assess the Commonwealth's relative vulnerability to hazards. A majority of municipalities (76%) throughout Pennsylvania completed the HVA questionnaire distributed in the fall of 1998. However, inconsistent response rates within counties often inhibited the Agency's ability to create a realistic snapshot of hazard vulnerabilities within any one locality. Of 67 counties in the State, Lycoming County was one of 26 that recorded a 100% municipal response rate. **Table 6** summarizes the County's responses to the HVA questionnaire. Of the fifty-two (52) municipalities in the County, an overwhelming majority (92 percent) considered winter storms a significant threat to local jurisdictions. Following a close second was flooding, which captured 83 percent of municipalities. Winter storms and floods were also ranked highly as the County's #1 priority hazard.

Among the technological hazards, Lycoming County communities identified hazardous materials (Haz Mat) as a threat. However, while 73 percent of municipalities identified Haz Mat transportation incidents as a "significant threat" to their jurisdiction, only 27 percent identified fixed facility incidents as a significant threat. Increased emphasis upon response planning has reduced (but not eliminated) the threat posed by fixed facilities. A greater threat to all Pennsylvanians lies in the transportation of hazardous materials. According to PEMA, approximately 3,000 carriers are registered to transport hazardous

materials in the Commonwealth. The state has 119,000 miles of highway and approximately 14,000 miles of railroad track over which hazardous materials are carried daily. “Given all the potential risk points, every community in the state is at risk from the release of hazardous substances from mobile sources” [7].

**Table 6**

**State Hazard Vulnerability Assessment (HVA)  
Lycoming County Responses**

|  | Could this hazard affect jurisdiction? | Is hazard a significant threat? | Is there potential to mitigate in the future? | Ranked as #1 priority |
|--|--|---------------------------------|---|-----------------------|
| <b>NATURAL HAZARDS</b>                 | <b>Yes (%)</b>                         | <b>Yes (%)</b>                  | <b>Yes (%)</b>                                |                       |
| Winter Storm (Severe)                  | 52 (100)                               | 48 (92)                         | 18 (35)                                       | 18                    |
| Drought                                | 47 (90)                                | 33 (63)                         | 12 (23)                                       | 3                     |
| Earthquake                             | 29 (56)                                | 0 (0)                           | 0 (0)   | 0                     |
| Landslide                              | 33 (63)                                | 5 (10)                          | 1 (2)   | 0                     |
| Subsidence                             | 18 (35)                                | 1 (2)                           | 0 (0)   | 0                     |
| Flood                                  | 51 (98)                                | 43 (83)                         | 30 (58)                                       | 21                    |
| Tornado/Windstorm                      | 48 (92)                                | 33 (63)                         | 9 (17)  | 1                     |
| Tropical Storm                         | 36 (69)                                | 22 (42)                         | 12 (23)                                       | 2                     |
| Wildfire                               | 43 (83)                                | 25 (48)                         | 10 (19)                                       | 1                     |
| <b>TECH./MANMADE HAZARDS</b>           | <b>Yes (%)</b>                         | <b>Yes (%)</b>                  | <b>Yes (%)</b>                                |                       |
| Dam Failure                            | 24 (46)                                | 10 (19)                         | 5 (10)  | 1                     |
| HAZ MAT Incident – Fixed Facility      | 31 (60)                                | 14 (27)                         | 8 (15)  | 1                     |
| HAZ MAT Incident – Transportation      | 52 (98)                                | 38 (73)                         | 7 (13)  | 0                     |
| Civil Disorder                         | 16 (31)                                | 0 (0)                           | 0 (0)   | 0                     |
| Terrorism                              | 25 (48)                                | 3 (6)                           | 0 (0)   | 0                     |
| Radiological Incident – Fixed Facility | 18 (35)                                | 0 (0)                           | 0 (0)   | 0                     |
| Radiological Incident – Transportation | 42 (81)                                | 8 (15)                          | 1 (2)   | 0                     |
| Transportation                         | 35 (67)                                | 16 (31)                         | 5 (10)  | 2                     |
| Power Failure                          | 48 (92)                                | 24 (46)                         | 3 (6)   | 0                     |
| Urban Fire                             | 31 (60)                                | 13 (25)                         | 5 (10)  | 1                     |
| Other Hazard                           | 0 (0)                                  | 0 (0)                           | 0 (0)   | 0                     |

Source: Commonwealth of Pennsylvania Multi-Hazard identification and Risk Assessment (July 2000)

### 3.4 Hazard Mitigation Opportunities Questionnaire

Local municipalities were asked to identify the hazards that affect their municipality and to prioritize them according to severity. In some case more than one response was received from a municipality, in others there was no response to the question or to the questionnaire. The responses are recorded in **Tables 7 and 8**. Although not a scientific study, the results indicate that, as a whole, local municipal officials recognize and are concerned about the natural hazards of floods; thunderstorms, high winds and tornadoes; and winter storms. The manmade hazard that was ranked as the most severe was hazardous materials, whether transportable or at a fixed location.

Table 7: Municipal Ranks of Risk: Natural Hazards

| Rank indicated | Flood | Winter Storms | Thunder storm/<br>Tornado/<br>Wind | Land slides | Forest/<br>Brush<br>Fires | Droughts | Ice Jams | Hurricanes | Stream Bank Erosion | Power Failure | Insect Infestation | Mine Subsid-ence |
|----------------|-------|---------------|------------------------------------|-------------|---------------------------|----------|----------|------------|---------------------|---------------|--------------------|------------------|
| 1              | 20    | 5             | 13                                 |             | 1                         |          |          |            |                     |               |                    |                  |
| 2              | 8     | 10            | 8                                  |             | 2                         |          | 2        | 1          | 1                   |               |                    |                  |
| 3              | 4     | 10            | 9                                  |             | 1                         | 1        | 1        |            |                     |               |                    |                  |
| 4              | 2     |               |                                    | 2           | 1                         | 1        |          |            |                     |               |                    |                  |
| 5              |       |               | 1                                  |             | 1                         |          | 1        |            |                     |               | 1                  |                  |
| 6              |       |               |                                    |             |                           |          |          |            |                     | 1             |                    | 1                |
| 7              |       |               |                                    |             |                           | 1        |          |            |                     |               |                    |                  |

Table 8: Municipal Ranks of Risk: Man-made Hazards

| Rank indicated | Haz Mat | Dam Failure | Facility w/<br>Haz. Chem. | Forest/Brush<br>Fires | Gas Lines | Highway Traffic | Illegal Dumping | Terrorism | Roads | Erosion due to building |
|----------------|---------|-------------|---------------------------|-----------------------|-----------|-----------------|-----------------|-----------|-------|-------------------------|
| 1              | 21      | 2           | 3                         | 1                     |           | 1               |                 |           | 1     | 1                       |
| 2              | 3       | 4           | 3                         | 1                     | 1         | 4               | 1               |           |       |                         |
| 3              |         |             | 3                         | 1                     | 1         | 1               |                 | 1         |       |                         |
| 4              |         |             | 1                         |                       | 1         |                 |                 |           | 1     |                         |
| 5              |         |             |                           |                       |           |                 |                 | 1         |       |                         |
| 6              |         | 1           |                           |                       |           |                 |                 |           |       |                         |
| 7              |         |             |                           | 1                     |           |                 |                 |           |       |                         |

### 3.5 Flood Hazard Vulnerabilities

The Susquehanna River Basin has experienced large-scale flooding since Native American times. The basin's expanse – it drains over 27,000 square miles throughout New York, Maryland, and Pennsylvania – contributes to its unpredictable nature. In the basin's upper reaches, steep topography and narrow river valleys restrict water flow. In these areas, winter ice accumulation can create a temporary damming effect. During



spring thaw, large volumes of melting ice can overwhelm stream channels and lead to downstream flooding. Similar problems can occur in wide river valleys that are suddenly inundated with heavy rainfall. During the Floods of 1996, heavy rains and ice jams along the Susquehanna River contributed to a rapid rises in water levels. Although an effective Flood Forecasting and Warning System provided advance notice to affected communities, property damage was still widespread. All Pennsylvania counties were declared disaster areas and damages exceeded \$600 million throughout the basin. There is a high incidence of flash flooding along the tributaries of the West Branch Susquehanna, particularly the Lower Lycoming Creek. Major flood inundation has been recorded as far back as 1972 and as recently as 1996, when the Creek killed six of the fourteen people that perished during the 1996 floods. Low lying areas within the Lycoming Creek drainage basin are particularly susceptible to flooding because the Creek's mouth lies in close proximity to Williamsport's levee pumping and discharge system. The proximity of U.S. Route 15, a major arterial highway, is a stimulus for development activity within the drainage basin, which further exacerbates flood potential.

The Countywide Vulnerability Analysis Database (VAD) includes a range of feature and image data, including public utilities, transportation lifelines, police stations, fire stations, emergency shelters, schools, nursing homes, and hospitals. In addition to these critical facilities and services, the VAD includes damage assessment information for repetitive loss properties, those properties that have claimed damages in excess of \$1,000 at least twice within the last ten years. These repetitive loss properties were geocoded to County tax parcel maps and linked to available elevation certificates. The VAD is regularly updated and capable of providing site-specific land use, damage value and hazard related information to County permit officials. As part of a Project Impact pilot project, several townships were selected to implement utilize the VAD as a land management tool in the Lower Lycoming Creek area. The County envisions that all municipalities will eventually utilize the VAD to monitor flood impacts and promote sound land management practices within their respective watersheds. In the sections to follow, we take a close look at vulnerable areas within Lycoming County.

Used in conjunction with updated Flood Insurance Rate Maps (FIRMs), the Vulnerability Analysis Database (VAD) identifies facilities and populations at risk of flood damage. These findings provide the foundation for municipalities to conduct their own vulnerability assessments. Depending upon its proximity to designated flood zones and past flood damage, different communities may have a higher tolerance for flood risk. This study provides a baseline for municipalities wishing to establish a level of flood risk that is acceptable to their residents.

### ***3.5.1 Commercial & Residential Buildings***

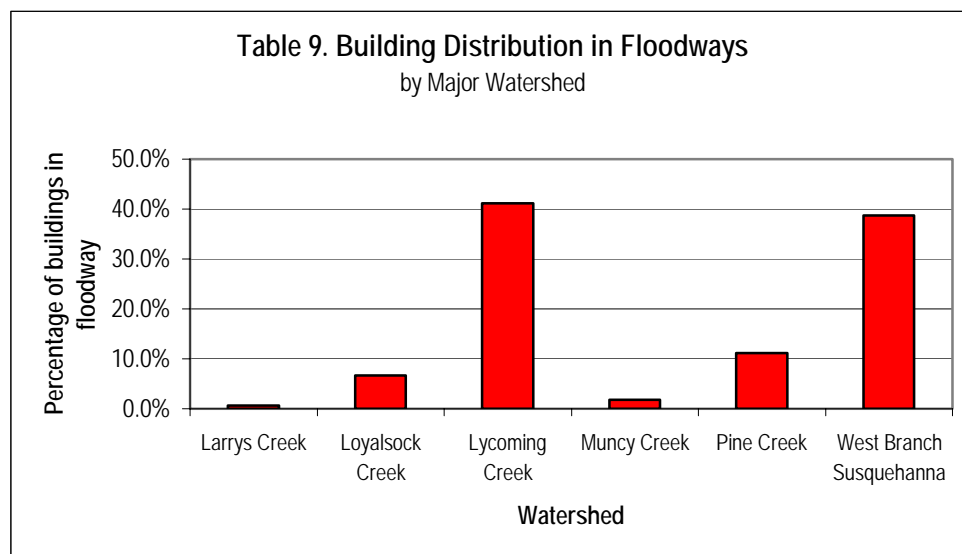
Over \$46 million in improved real estate is located in delineated floodways throughout Lycoming County. Floodways are particularly dangerous places to locate buildings. They represent that portion of a stream channel where discharge rates are highest and floodwaters are deepest. Development within the



floodway can hinder streamflow, contributing to higher flood levels and eventual flood damage. Although many residents and business owners located in these high risk areas may take steps to mitigate flood loss – through building elevation and floodproofing – these structures are still hindering streamflow. Of the \$46M in real estate located in floodways, nearly 24 percent is classified as non-residential (i.e. commercial and industrial). The majority of these structures are concentrated in a limited number of municipalities: Armstrong Township (7), Jersey Shore Borough (15), Lewis Township (6), Muncy Borough (7), Muncy Creek Township (20), and Old Lycoming Township (11). As **Table 9** demonstrates, the West Branch Susquehanna and the Lycoming Creek watersheds contain the highest percentage of buildings in delineated floodways.

Of the County’s six major watersheds, only the Lycoming Creek rivals the West Branch in number of buildings and real estate located in Special Flood Hazard Areas (SFHA). Although the Lycoming Creek drainage basin covers less than 300 square miles versus the West Branch’s 6,000+ square miles, the Lycoming Creek drainage basin actually has a larger number of buildings located in floodways.

Throughout history, the Lycoming Creek has been subject to costly annual flooding. As early as 1983, the County Planning Commission had undertaken a special study to mitigate flood loss in the watershed. The study encouraged the development of a flood warning system and public awareness programs to reduce future flood damage. Due to development pressures and historic flooding patterns within this watershed, the Army Corps of Engineers (US ACE) has conducted a preliminary analysis of the Lower Lycoming Creek to determine the cost/benefit of structural control measures. A preliminary economic analysis for the Heshbon to Hepburnville area estimates that annual damages would exceed \$600,000 for the 261 structures within the study area. The US ACE further estimates that a \$7,000,000 to \$8,000,000 structural flood control project would be necessary to protect this neighborhood from future flood loss.



Cost clearly dictates that traditional flood control measures are not suitable (or financially viable) for all flood-prone areas. However, structural flood control is a last-resort option when flood warning, property protection, and public awareness fail to remove the public from harm's way. As **Table 10** demonstrates, Old Lycoming Township, Lewis Township, and Lycoming Township have the largest number of floodway properties in the County. As for all municipalities in Lycoming County, these municipalities would benefit by discouraging development within these areas.

**Table 10**  
**Buildings Located in a Floodway<sup>2</sup>**  
**Top 20 Municipalities**

| Rank | Municipality             | Total Buildings | Floodway     | Percent of Total |
|------|--------------------------|-----------------|--------------|------------------|
| 1    | Lewis Township           | 620             | 168          | 27.10            |
| 2    | Old Lycoming Township    | 2314            | 148          | 6.40             |
| 3    | Lycoming Township        | 685             | 91           | 13.28            |
| 4    | Muncy Creek Township     | 1634            | 88           | 5.39             |
| 5    | Muncy Borough            | 1123            | 63           | 5.61             |
| 6    | Susquehanna Township     | 455             | 57           | 12.53            |
| 7    | Jersey Shore Borough     | 1657            | 55           | 3.32             |
| 8    | Pine Township            | 434             | 55           | 12.67            |
| 9    | Loyalsock Township       | 4429            | 51           | 1.15             |
| 10   | Piatt Township           | 552             | 48           | 8.70             |
| 11   | Plunketts Creek Township | 597             | 33           | 5.53             |
| 12   | Armstrong Township       | 395             | 32           | 8.10             |
| 13   | Watson Township          | 317             | 32           | 10.09            |
| 14   | Montgomery Borough       | 606             | 30           | 4.95             |
| 15   | Hepburn Township         | 1170            | 27           | 2.31             |
| 16   | Clinton Township         | 1095            | 25           | 2.28             |
| 17   | McHenry Township         | 543             | 25           | 4.60             |
| 18   | Woodward Township        | 1082            | 24           | 2.22             |
| 19   | Upper Fairfield Township | 776             | 22           | 2.84             |
| 20   | Nippenose Township       | 314             | 18           | 5.73             |
|      | <b>TOTALS</b>            | <b>20,798</b>   | <b>1,092</b> | <b>7.24</b>      |

**Represents 37%**  
**of all structures located in a**  
**Floodway in Lycoming**  
**County**

|   |            |                              |
|---|------------|------------------------------|
| } | <b>168</b> | <b>Lewis Township</b>        |
|   | <b>148</b> | <b>Old Lycoming Township</b> |
|   | <b>91</b>  | <b>Lycoming Township</b>     |
|   | <b>407</b> | <b>Buildings</b>             |

<sup>2</sup> Refer to **Appendix C** for a categorical breakdown of buildings by flood zone. Data is as of March 16, 2004.

### 3.5.2 Repetitive Loss Structures

On June 30, 2004, President George W. Bush signed into law the Bunning-Bereuter-Blumenauer Flood Insurance Reform Act of 2004. The reforms covered by the Act include measures to address repetitive losses. The main focus of the Act is to augment the existing Flood Mitigation Assistance Program in three ways. Additional funding and mechanisms will focus mitigation efforts on “severe” repetitive loss structures that result in a disproportionate amount of claims to the National Flood Insurance Fund. Importantly, the funds are all derived from the NFIP which clearly recognizes that the NFIP and policyholders, rather than taxpayers as a whole, are the primary beneficiaries of the added mitigation elements [25]. Repetitive loss properties are geo-coded on GIS. Maps of the specific locations of these properties were included with the HMO questionnaires sent to community officials to help them in developing their localized plans. This GIS layer is included in the HMO addendum to this plan. These structures are represented in **Map Series 3**. Of the 93 Repetitive Loss Properties in Lycoming County, 74 are located on Lycoming Creek in McIntyre, Lewis, Hepburn, Old Lycoming, and Loyalsock Townships. This represents 80% of Lycoming County’s Repetitive Loss Properties.

| Municipality    | # Repetitive Loss Properties |
|-----------------|------------------------------|
| Old Lycoming    | 20                           |
| Hepburn         | 17                           |
| Loyalsock       | 15                           |
| Lycoming        | 9                            |
| Lewis           | 8                            |
| Muncy Boro.     | 7                            |
| McIntyre        | 5                            |
| Cummings        | 3                            |
| Muncy Creek     | 3                            |
| Fairfield       | 1                            |
| Hughesville     | 1                            |
| Jersey Shore    | 1                            |
| McHenry         | 1                            |
| Montoursville   | 1                            |
| Upper Fairfield | 1                            |
| <b>Totals</b>   | <b>93</b>                    |

### 3.5.3 Critical Facilities & Services

The County of Lycoming has utilized the VAD to develop vulnerability maps for all 52 of its municipalities. Using the County’s Geographical Information System (GIS), EDPS staff prepared coverages that depicted general topography, drainage basins, and floodplain boundaries. Various VAD coverages were overlaid on these base maps to identify critical facilities that were susceptible to flood loss. Critical facilities included transportation lifelines, emergency shelters, health services, public utilities, and public schools, to name a few. The final maps were distributed to each municipality in an effort to raise awareness of flood risk and to increase interest in mitigating these risks. While the vulnerability analysis maps remain a valuable education tool serving to communicate the importance of risk assessment and mitigation to a wide audience, the maps serve an even greater function. For the purposes of this study they helped to identify potential problem areas – those areas of the County at risk of flooding or its associated impacts. The vulnerability analysis focused upon the following critical facilities and services:

- Emergency Shelters
- Water Systems
- Wastewater Systems
- Other Public Utilities (e.g. telephone & electric service)
- Emergency Services (e.g. police, fire, and medical Services)
- Public School Systems

- Hazardous Materials (SARA Title III Sites)
- Municipal & Government Operations

### ***3.5.3a Emergency Shelters***

When a major disaster or severe weather strikes, the American Red Cross (ARC) provides free shelter and food to displaced families. Assistance is provided by a network of emergency shelters that are typically staffed by ARC chapter organizations. Many of Pennsylvania's Red Cross shelters were called into action during the Flood of 1996 to accommodate evacuees whose homes were inundated by floodwaters. Shelters must satisfy certain ARC guidelines to prevent overcrowding, however, the principle concern when selecting a shelter involves sheltering space, kitchen facilities, and bathroom facilities. Public schools and churches provide ideal locations for sheltering because they typically have spacious kitchens and can easily accommodate large numbers of people at any given time.

The Lycoming County Chapter of the American Red Cross currently manages 165 shelters, many of which are public schools<sup>3</sup> and churches. Throughout the Chapter's history, no disaster event has ever caused shelter populations to reach capacity levels. Because Lycoming County is primarily a rural community, the Chapter has found that residents will often look to one another for support during a disaster event. Particularly in the northern reaches of the County, which are sparsely populated, residents without electricity or running water will often make do or stay with family and friends until utility companies have restored service.

#### ***Planning Implications***

- ◆ The Lycoming Chapter of the American Red Cross stands ready to assist families in the aftermath of a major flood event. It manages a well-distributed network of shelters and feels confident that it can accommodate future demand. Although there are 13 emergency shelters located in a floodway or 100-year floodplain in Lycoming County, the Chapter is confident that alternate sites can accommodate any anticipated shelter population. The Lycoming Chapter of the American Red Cross is available to develop additional shelters should the need for them be identified.

### ***3.5.3b Water Systems***

Whether a community is served entirely by public water and sewer systems, or a combination of private wells and on-lot sewage disposal facilities, a flood event poses a real threat to human health. Floodwaters can carry a range of contaminants, from gasoline and fertilizers, to sediment and bacteria from local streams. Wells inundated by floodwaters can render household water supplies unfit for human consumption. If soil and bedrock conditions are favorable, water quality conditions can deteriorate even outside the flooded area as contaminated waters migrate to neighboring wells. The Safe Drinking Water Act of 1996 requires States to develop a Source Water Assessment and Protection Program to assess the drinking water sources that serve the public water

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<sup>3</sup> Pennsylvania Law requires that all public schools voluntarily designate their facilities as emergency shelters.

systems for their susceptibility to pollution and to use this information as a basis for eventually building voluntary, community based barriers to drinking water contamination.

***Planning Implications***

- ◆ As more households in Lycoming County construct private wells, the potential for contamination and its associated health impacts will increase. Public water supplies are also at risk. If a water treatment plant is not floodproofed (and otherwise protected) or if operational controls are not elevated, rising floodwaters can render a public system inoperable. Residents would be forced to use bottled water until service was restored. The integrity of the Youngman Dam affects the Water Filtration Plant at Mosquito Valley.

***3.5.3c Public Wastewater Systems***

Several communities in Lycoming County are served by publicly owned sanitary sewer systems. Through a series of laterals, interceptors and main trunk lines, residential, industrial and commercial wastewater is transported to the wastewater treatment plant. These sanitary sewer systems use gravity-driven sewer mains whenever local topography allows. These systems also employ force mains or lift stations when the slope of the pipe is inadequate to support a gravity main. Lift stations “lift” the sewage to an elevation that allows the sewage to again flow under gravity. Force mains require the use of small stations that “pump” raw sewage under pressure to a central treatment facility or to the next gravity sewer. For proper operation of the sanitary sewer system, it is essential that these lift or pump facilities remain in working order. Should a pump station malfunction, raw sewage can back-up in people’s basements or overflow to local waterways. The numerous pathogens carried by raw sewage create an immediate public health risk. In addition to any applicable state and federal regulations, the Pennsylvania Department of Environmental Protection (DEP) has issued guidance documents that the agency utilizes to review permit applications for domestic treatment facilities. These guidance documents establish minimum standards or controls that should be incorporated within project design in order to receive permit approval. The DEP’s general flood guidance for wastewater pump stations is as follows:

- All structures, including electrical and mechanical equipment must be protected from physical damage by a 100-year flood;
- Pump stations should remain fully operational and accessible during the 25-year flood;
- Maintenance vehicles should be able to gain access to pump stations under all wet weather conditions; and
- Pump stations should be equipped with alarm systems and emergency power generation to prevent backup of wastewater into basements. Alarm systems should be activated during power failures, pump failure, unauthorized access, high water, or other malfunction.

At a minimum, pump and/or lift stations should be protected from a 100-year flood. Electrical controls and emergency generators at these stations should be protected or elevated above the 100-year flood level so that raw sewage can continue to be delivered

to a central treatment plant. In the absence of flood protection, electricity can short-circuit the pumps thus forcing raw sewage to spill over onto local waterways or back up into the basements of affected neighborhoods. Either of these situations poses a danger to human health and the environment.

#### ***Planning Implications***

- ◆ Publicly owned sanitary sewer systems can be stressed during extreme wet weather events, such as severe storms, localized or major floods. This is particularly true for communities that have combined sewer systems or from municipalities that experience high rates of Inflow and Infiltration (I & I) – a widespread problem within many of the sewer systems in Lycoming County. Rehabilitation of the sanitary sewer pipes would 1) help reduce stormwater from entering a sanitary sewer collection system, 2) keep the capacity of the pump stations from being exceeded, and 3) reduce the opportunity for hydraulic overload at the applicable wastewater treatment plant.
- ◆ Although new wastewater collection facilities separate sewage collection and stormwater conveyance, many communities in the United States were originally constructed as combined systems – systems that carry both stormwater and wastewater in the same pipe. The City of Williamsport has a combined sewer system. During periods of high rainfall or localized flooding, these systems may not be able to accommodate the rate of sewage flow. Moreover, these older systems often have leaky pipes that allow ground water to infiltrate the system. The result can be a sewer overflow that is not treated before being released into the environment.
- ◆ The Williamsport Sanitary Authority (WSA) collection system is permitted as a combined sewer system. Despite efforts to separate sections of the system and to removed catch basins and downspouts from the sanitary sewer system, sewer overflows do occur in the WSA system. However, the WSA system complies with EPA’s 85% presumptive capture and treatment requirement. Basement flooding may be possible from extremely high intensity, low frequency storms in some Williamsport neighborhoods.

#### ***3.5.3d Private Wastewater Systems***

Septic system malfunction occurs when water cannot percolate through the soil, or if the tank is damaged or at capacity. Poor soil drainage can result from a variety of factors, including high clay content that prevents water from infiltrating to highly fractured bedrock that allows water to flow rapidly through the subsurface. Neither condition supports good soil drainage. During a flood, soils often become saturated, causing groundwater levels to rise. As the water table rises and soils become highly saturated, drain fields can no longer filter sewage effluent. The shear force of floodwaters can damage septic lines, further hindering the function of the system. With nowhere to go, sewage will “back-up” within the septic tank. Households that have failed to install protective devices, such as backflow valves on toilets, can be faced with growing pools of raw sewage throughout their homes.

### ***Planning Implications***

- ◆ The Pennsylvania Department of Environmental Protection (DEP) Act 537 regulates public sewage disposal systems, such as those owned and operated by a municipal authority. Permit standards have been established to ensure that public facilities meet federally mandated water quality standards. Under Act 537, Sewage Enforcement Officers (SEO) must administer a community's on-lot sewage program. SEOs must pass a State certification exam and complete continuing education coursework in order to administer on-lot permitting programs. When an individual requests a permit to install an on-lot system, the SEO examines the soil profile and conducts percolation tests to determine which on-lot system is appropriate for the property. Although the SEO cannot design the on-lot system, he is responsible for reviewing applications and issuing compliance permits.
- ◆ Uniform permit requirements help ensure that on-lot septic systems meet State and Federal standards. Upon installation, property owners are responsible for keeping their septic systems in good working order. Despite the increased use of on-lot septic systems, a surprising number of homeowners do not appreciate the importance of maintenance. Reasons for system malfunction may be varied - poor soil conditions, improper installation, and age of the system may all contribute to this public health threat. There are many known areas of the County with malfunctioning septic systems. Enhanced inspections and enforcement are important, but difficult to administer within rural areas. However, some communities require back-up septic systems in areas of marginal soils and periodic pumping of tanks.
- ◆ Homeowners that do not maintain their septic systems are particularly vulnerable during a flood event. Drainfields can become saturated, forcing raw sewage into homes. In response, some residents will pump their septic tank, hoping to gain a few days service out of the system. However, this temporary fix can permanently damage an on-lot system; pumping can cause the tank to float out of the ground, causing irreversible damage to inlet and outlet pipes.
- ◆ Because SEOs can only regulate systems under their agency's jurisdiction, best management practices can fall short unless other municipalities in the watershed coordinate efforts. In order to protect water supplies and prevent soil contamination, water resource management should be coordinated on a watershed basis.

### ***3.5.3e Electric Service***

Electric companies deliver power to business and residential customers 24-hours a day, 7 days a week. In order to provide customers with a continuous and reliable energy supply, companies must maintain the functionality of their electrical grid. High voltage electricity is delivered to substations over a network of transmission lines and converted to higher or lower voltage levels by a transformer. Transformers are used to “step up” voltage levels and advance electricity through the grid and to “step down” voltage levels in order to deliver electricity to end-users. As a kind of “way station” for electric power generation, substations are critical to a community's overall power supply. Unless a



power outage is widespread, utility companies can route around a downed substation and restore service quickly to customers. Even damaged substations can maintain a certain level of service, as long as transformers remain operable. Nonetheless, because substations provide electricity to thousands of residential, business, and commercial users, power outages can have a significant impact upon public safety and the local economy. Businesses may be faced with temporary closures, which translates into lost revenue and personal income; emergency 911 systems may be rendered inoperable, placing the elderly and sick particularly at risk; sewage treatment plants and pump stations may not operate at full capacity, forcing raw sewage into basements or local waterways, and residences may be without hot water or electricity for extended periods of time.

Larger urban areas, such as New York City and San Francisco, have been brought to near standstills by power outages. In 1998, a substation power failure in the San Francisco Bay Area left over one million people without power, shutting down air traffic control at the San Francisco airport, and stranding hundreds of transit passengers. The same year, severe winter storms in New York City left thousands without electricity. In 2001, cascading failure of the power grid left millions without electricity in New York, Cleveland, Ohio, Detroit, Michigan, and Toronto and Ottawa, Canada. Fortunately for Pennsylvania residents, widespread power failures are not a common occurrence. When severe weather persists, utility companies make a concerted effort to restore service within a reasonable timeframe. Customer service and public safety rely upon it.

Pennsylvania Power and Light (PPL) is the primary electricity provider in Lycoming County. Within its service area, the majority of substations are classified as “distribution transformers,” transformers that step down transmission voltage in order to supply residential customers with a reliable energy source. Although it is rare that a heavy transmission line would be damaged by natural hazards, distribution lines are more vulnerable to hazard impacts. Ice storms and freezing rain can weigh heavily upon these lines, forcing them temporarily out of service. Tornadoes and high winds can down electric utility poles, cutting off service to nearby residences and creating a potential fire hazard. Although these instances are rare, the potential impact is great.

#### ***Planning Implications***

- ◆ Public utility providers are responsible for assessing and repairing damage to their electrical grid. Providing quality service to utility customers relies in large measure upon network maintenance. Work crews that can quickly gain access to substation facilities and downed lines are able to restore power at minimal cost to the company and to its customers. This ensures the company’s continued profitability. But more importantly, it ensures public safety.
- ◆ Electricity is essential to the provision of many other critical services such as emergency 911, hospital care, and sewage treatment. Communities working in conjunction with utility companies to identify system vulnerabilities can help reduce future line damages and power outages. Municipalities can assist this effort by ensuring access to substation facilities: for instance, plowing access roads after a winter snowfall. Residents can assist this effort by promptly

reporting damaged lines and helping to enforce PPL regulations that prohibit signs on utility poles. These postings make it difficult for linemen to gain quick and easy access to overhead lines when conducting repair work.

- ◆ As a Project Impact partner, PPL assisted County EDPS staff in the development of a critical facilities database. This database includes all substations within the Lycoming County service area. Locations were approximated by the project team and have not been verified in the horizontal or vertical direction. A preliminary review of the critical facilities database identified four (4) substations that may be at-risk of flood damage: Montoursville Borough, Muncy Creek Township, Clinton Township, and the City of Williamsport. Appropriate retrofitting techniques can only be applied with a full understanding of system vulnerabilities. Further study is needed to determine the precise location and elevation of these PPL sub-stations.

### ***3.5.3f Telephone Service***

Similar to a substation operated by an electricity provider, a remote terminal generates service for a multitude of customers. Years ago, when communities were smaller in size, telephone companies used copper wires to connect each house to a central terminal. In today's age, digital technology is used to transmit conversation over fiber optic cable. The terminal acts like a remote switch, transforming conversation into a digital signal and transmitting that signal over the network. One remote terminal delivers dial tone to hundreds of customers. Typically, remote terminals are encased in metal and raised on a concrete slab. They are often hidden in newer neighborhoods by decorative shrubs, to allow easy access for repair crews. Should a remote terminal be inundated by water, service can be affected for a large number of residents. In addition to losing 911 services, residents may have no way to contact close family and friends. In the aftermath of a disaster, this disconnect can lead to community-wide panic, as residents frantically try to locate missing family members.

### ***Planning Implications***

- ◆ Verizon is the largest telecommunications provider in Lycoming County. As a Project Impact partner, the company provided critical facility data that identifies the location of all remote terminals in Lycoming County. A comparison between the Flood Insurance Rate Maps (FIRMs) and the Verizon data indicate that four (4) remote terminals may be located within the 100-year floodplain. However, because field personnel install remote terminals without reference to FIRMs, it is impossible to know if these terminals are vulnerable to water damage without further elevation data.
- ◆ During an emergency event, Verizon sets up temporary phone banks at local community centers (for example, fire halls) to provide residents access to phone service. However, the company's entire network would be enhanced if elevation values were established for remote terminals. Determining elevation values, particularly for the four (4) terminals identified through the vulnerability analysis, would help the company make educated decisions about retrofitting or relocation.

- ◆ Cell phones can expand access to phone service during an emergency. However, they can also lull cell phone users into a false sense of security. Despite the presence of multiple cell phone towers, areas of spotty service remain.

### ***3.5.3g Emergency Services***

Emergency medical services are critical to community recovery in the aftermath of a disaster. A hazardous materials spill, such as liquid oxygen, requires a specially trained and equipped emergency response team. Fire departments, police departments, and emergency medical service (EMS) personnel will be needed to help contain the leak, evacuate residents, and treat victims of chemical exposure. Hospitals may be required to provide mass care for the critically injured and the American Red Cross may be called upon to provide temporary housing for nearby residents. A major Haz Mat incident points to the level of coordination and resources that are necessary to assist the public during a hazard event. Medical facilities are a critical part of the recovery process. Hospitals, for instance, provide critical care to the injured and sick.

### ***Planning Implications***

- ◆ Vulnerability analysis has shown that three of the four hospitals in Lycoming County are located outside the 100-year floodplain. Only Muncy Valley Hospital is located partially within the 100-year and partially within the 500-year floodplain. Muncy Valley is the only hospital in the County that is licensed to provide long-term care<sup>4</sup>, so it is critical to its residents that the facility be protected from hazards.
- ◆ Although flood damage can wreak the greatest havoc on buildings, floods can affect hospitals even if they are located outside flooded areas. A hospital may provide first-rate critical care, but if access is impeded by flooded roadways or downed trees, the hospital will be incapable of serving community needs. As the County builds its VAD, it should record the elevation of major evacuation routes and access roads that are critical to the operation of local hospitals and emergency providers.
- ◆ It is unlikely that a hospital would lose all power. Most (if not all) hospitals have redundant power supplies – two electrical lines that allow service to be automatically thrown over in case of power failure. Generators are a second source of back-up power that all hospitals maintain in case of emergency. Nevertheless, the incomplete database regarding substation locations creates concern about the vulnerability of the County's hospitals, particularly because two (2) at-risk substations are located in Muncy Creek Township and the City of Williamsport (the City is home to both Divine Providence Hospital and Williamsport Hospital & Medical Center). Further investigation is needed to assess the vulnerabilities of these critical facilities with regards to redundant power supply and road access.

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<sup>4</sup> The VAD only included adult care facilities owned and operated by area hospitals. Privately owned and operated nursing homes are not accounted for in this study.

### 3.5.3h Public School System

Schools not only serve as emergency shelters, but centers of community. During a major disaster, they often serve as emergency shelters for the homeless and injured. Many schools are centers of community year-round. They may provide a forum for public meetings, be a venue for local entertainment, or provide opportunities for public recreation. Because schools play such an integral role in our community and represent significant investment of tax dollars, it is vital that these structures be protected from hazards. There are eight (8) public school districts and nearly forty (40) public schools in Lycoming County. None are located in a floodway or 100-year floodplain. Vulnerability analysis does suggest, however, that some pre-schools are at-risk. Utilizing the County of Lycoming GIS, Flood Insurance Rate Maps (FIRMs) were overlaid with a map depicting the distribution of area pre-schools. When examined in coincidence with one another, the map layers show that three (3) pre-schools are located within the 100-year floodplain.

#### *Planning Implications*

- ◆ Even if a school is not physically located in a flood hazard area, localized flooding can still prevent access to these community facilities. During heavy rainstorms, roadways that lack proper drainage can be inundated, blocking access to and from local schools. These schools, particularly in rural areas, may serve as the primary ARC shelter. Should accessibility be hindered by floodwaters, fallen trees or road washout, these public facilities could be compromised. The vulnerability assessment has shown that no public schools are located in Special Flood Hazard Areas (SFHA). However, a similar assessment has not been conducted for primary access roads leading to school district facilities.

### 3.5.3i Flood Warning Times

During the economic analysis for the County's Automated Flood Warning system, a US ACE hydrologist developed estimated flood warning times for Lycoming County's major waterways. Flood warning has three components: the hydrologic component, threat recognition, and warning dissemination. The hydrologic component involves rain fall to peak water height, threat recognition involves monitoring, assessment and threat recognition and dissemination involves getting the word out to local EMCs, residents and businesses. Even given the great improvement of warning times due to the installation of the new flood warning system, evacuation times are limited, particularly on Lycoming and Larry's Creeks.

**Table 12. Flood Warning Times**

| Waterway                      | Existing Warning Times (hours) | Increase due to Automated Flood Warning System | Predicted Warning Times after installation |
|-------------------------------|--------------------------------|--|--|
| Pine Creek                    | 2.5                            | 2.8  | 5.3  |
| Larry's Creek                 | 0                              | 1.8  | 1.8  |
| Lycoming Creek                | 0                              | 1.5  | 1.5  |
| Loyalsock Creek               | 1.8                            | 3.2  | 5  |
| Muncy Creek                   | 1.4                            | 3  | 4.4  |
| West Branch Susquehanna River | 5.8                            | 3.6  | 9.4  |

### ***3.5.3j Hazardous Materials***

A wide variety of manufactured and common household substances are considered hazardous materials. Gasoline and home heating fuels are two hazardous substances that could cause illness, injury, or death if not properly stored or transported. In addition to these everyday hazardous materials, as of June 2004, Lycoming County is home to 90 fixed Haz Mat sites, areas of the County that store material in such quantity as to require off-site response plans for directing risk management and evacuation procedures in the event of a leak or spill. Of these 90 Haz Mat sites currently regulated by the County, fifteen (15) are located in a floodway. Another twenty-nine (29) Haz Mat sites are located within the 100-year floodplain. These Haz Mat sites are of great concern because of the potential for surface and groundwater contamination. Should containment fail, a hazardous substance can affect large geographic areas and large numbers of people. And, because many hazardous substances are colorless and odorless, people can absorb these materials through their skin or ingest the substance without any knowledge of their exposure risk.

#### ***Planning Implications***

- ◆ The County's Emergency Operations Plan includes Standard Operating Procedures (SOPs) for managing public notification and clean up of hazardous materials incidents.

### ***3.5.3k Government Operations***

When disaster strikes, residents look toward their municipal officials for direction and assistance. To maintain a sense of order, particularly during the recovery process, it is essential that basic government operations can be performed. Floodwaters may not only short-circuit computer lines and render utilities useless. They may also create a public health hazard. When mixed with chemicals, oil, raw sewage, and animal waste, floodwaters can spread bacteria and disease. The young and elderly of a community are particularly susceptible during the post-disaster recovery process. The combined public health and safety threat necessitates that municipal buildings be safeguarded from future damage and ready to assist the public through response and recovery efforts.

#### ***Planning Implications***

- ◆ In many instances, it is simply too costly for a municipality to re-establish operations at a new facility. Yet there are steps municipalities can take, such as utility retrofitting and records relocation, to protect key government facilities during times of crisis. Jersey Shore Borough, for instance has evaluated its municipal buildings to determine flood damage reduction action. Electrical and plumbing fixtures, such as the furnace, breaker panel, water heater, and sewer pipe have been retrofitted or relocated and government records have been moved upstairs to reduce the likelihood of hazard damage. These action steps cost little, but yield great benefits for a community.

### **3.5.3l Flood Prone Campgrounds**

Flood prone campgrounds pose a significant hazard to their residents as well as to downstream residents. Recent opening of the Pine Creek Rail Trail has greatly enhanced the desirability of privately owned land for development. The tourist trade is flourishing in the Pine Creek Valley, including a high demand for private campgrounds in flood prone areas. Although highlighted in the Pine Creek Valley, this problem is not isolated to it. Multiple campgrounds exist in the regulatory floodplain throughout Lycoming County. In 1972 and 1996, unanchored mobile homes used as campers were reported to have been picked up



and carried by the force of current and floated downstream to collide with permanent structures or to block bridge openings causing increase in flood heights upstream of the blockage. Given the relative short evacuation times for the tributary Creeks of the West Branch, the problem is magnified in these areas. This problem was clearly demonstrated in September of 2004 when these campgrounds were inundated to beyond the limits of the 500 year floodplain in a relatively small storm event. The NFIP has specific ordinance requirements for mobile homes left in position more than 180 days. However these are difficult to enforce when a “campground” is the land use. Many of the County’s flood prone campgrounds pre-date the NFIP adding further challenges to mitigating this existing condition.

#### ***Planning Implications***

- ◆ The NFIP specifically calls out temporary mobile structures as warranting special attention. DCED’s publication, *Suggested Provisions for Meeting the Minimum Requirements of Section 60.3 (d) of the National Flood Insurance Program and the Pennsylvania Floodplain Management Act (1978-166)* makes the following recommendations for structures left in place more than 180 days: “Where permitted within any floodplain area, all manufactured homes, and any improvements are required to be placed on a permanent foundation, elevated so that the lowest floor of the manufactured home is one and one half (1 ½) feet or more above the elevation of the one hundred (100) year flood, anchored to resist flotation, collapse, or lateral movement.” It is critical that systems be developed to protect downstream residents from the potential damage due to unanchored mobile homes and recreational vehicles in the floodplain. It is also important that ordinances be enforced to assure that structures left in place in excess of 180 days be compliant with the NFIP.

### **3.5.3m Terrorism**

Rural and suburban communities generally do not consider themselves to be at high risk for terrorist attack. However no community is without risk since terrorists choose their targets based on their own criteria. A sole terrorist may strike local or county government. Specific businesses or industry types may be targeted. Cultural or economic symbols are not risk free. National or international events may gain the terrorist’s attention. Critical infrastructure, wherever its location, may be targeted. An attack on any

northeast US city could send people fleeing to north central Pennsylvania-back to families, friends or vacation homes.

***Planning Implications***

- ◆ While local government may not be able to prevent an attack, it is may be possible to lessen the likelihood and/or the potential effects of an incident by implementing antiterrorism measures. The process of mitigating hazards before they become disasters is similar for both natural and human-caused hazards; whether you are dealing with natural disasters or terrorism, you can use a process of
  - 1) Identifying and organizing resources;
  - 2) Conducting a risk or threat assessment and estimating losses;
  - 3) Identifying mitigation measures that will reduce the effects of the hazards and creating a strategy to deal with the mitigation measures in priority order; and
  - 4) Implementing the measures, evaluating the results, and keeping the plan up-to-date.

This four-phase process is known as mitigation planning. [24].

***3.5.3n Airport Hazards***

The Airport Hazard Area for the Williamsport-Lycoming County Airport as identified by the Pennsylvania Department of Transportation includes Montoursville Borough, Armstrong Township, Clinton Township, Fairfield Township, Loyalsock Township, Mill Creek Township, Plunkett’s Creek Township, Upper Fairfield Township, and Wolf Township. Municipalities within the Airport Hazard Area for Jersey Shore Airport are Jersey Shore Borough, Nippenose Township, Piatt Township, and Porter Township.

***Planning Implications***

- ◆ In order to maintain public safety near these airport facilities, it is necessary to designate airport hazard areas and restrict development or control natural growth in these identified areas of potential hazard. Access to airports is critical during high-water events, not only for potential evacuation but also for outside assistance to reach the area.

***3.5.3o Traffic Fatalities***

The County of Lycoming Coroner’s Office has cited traffic fatalities as the leading cause of accidental death in Lycoming County. Since a database was developed in 2000, the number of traffic fatalities has inclined steadily. The Coroner’s Office has analyzed this data for trends and found that incidence of traffic fatalities is not closely related to age or to weather conditions. However, there is a very strong correlation to lack of seat belt use and of blood alcohol levels. Seventy-five percent (75%) of the victims of fatal traffic accidents were not wearing seat belts. Over forty percent (40%) of the victims had blood alcohol levels in excess of 100 mg/dl.

| Year         | Fatalities | Unbelted  | Unbelted     | Alcohol Use | Alcohol Use  |
|--------------|------------|-----------|--------------|-------------|--------------|
| 2000         | 12         | 11        | 91.7%        | 4           | 36.4%        |
| 2001         | 16         | 13        | 81.3%        | 7           | 53.8%        |
| 2002         | 25         | 17        | 68.0%        | 9           | 52.9%        |
| 2003         | 27         | 19        | 70.4%        | 5           | 26.3%        |
| <b>Total</b> | <b>80</b>  | <b>60</b> | <b>75.0%</b> | <b>25</b>   | <b>41.7%</b> |

On May 18, 2004, PennDOT announced that PA highway deaths dropped 2.5% in 2003. Unfortunately, Lycoming County is going against this trend. Highway deaths in Pennsylvania dropped to 1,577 last year, a 2.5 percent decline from 2002, when 1,618 highway fatalities were recorded, according to State Transportation Secretary Allen D. Biehler, P.E. While the number of highway deaths in Pennsylvania declined, the number of highway fatalities nationwide increased to 43,220 in 2003 from 42,815 in 2002. State wide alcohol-related deaths continued their downward trend decreasing to 401 last year from 450 in 2002, or 10.9 percent. Also, the number of unbuckled fatalities decreased to 626 last year from 720 in 2002, or 13.1 percent. Pennsylvania's most recent seatbelt use rate is nearly 79 percent, the highest ever recorded in the state. "Although more people are wearing seatbelts than ever before in Pennsylvania, those who refuse to abide by Pennsylvania's seat belt law are far more likely to lose their lives in highway crashes," Secretary Biehler said. PennDOT estimates that for every percentage point increase in seat belt use, eight to ten lives could be saved annually in Pennsylvania. According to Secretary Biehler, a host of factors contribute to traffic crashes, so it's virtually impossible to point to one cause as the overall reason for an increase or decrease in Pennsylvania highway deaths. [23].

#### ***Planning Implications***

- ◆ For the most part, both seat belt use and alcohol consumption are solely within the control of the user. Programs to encourage their use have the highest chance of being effective means of intervention.

#### ***Hazard Vulnerability Survey***



During the fall of 1999, Lycoming County Project Impact conducted a Vulnerability Analysis Survey to identify areas of the County that have been negatively impacted by flooding. Impacts included property damage, interrupted utility service, and impeded access to critical facilities (e.g. hospitals, nursing homes, police departments). The survey was distributed to local governments, educational institutions and major employers throughout the County in order to supplement the quantitative data already collected for the Vulnerability Analysis Database (VAD). Because the survey was completed by 22 of the County's 52 municipalities, survey results do not represent a complete picture of flood vulnerabilities within the county. Nonetheless, the survey did provide valuable anecdotal evidence regarding the prevalence and magnitude of flood impacts within Lycoming County. The following comments represent the views of those municipalities that completed and returned the survey:

- ◆ *Numerous residences in Plunkett's Creek Township have been repeatedly flooded due to their individual elevations and proximity to Loyalsock Creek. Areas along U.S. Route 87 that have been particularly affected include: Upper and Lower Manor Road, the lower end of Hoppistown Road, Scaife Road, Upper and Lower Barbours Road, and the Barbours and Proctor Pheasant Farms.*
- ◆ *Commercial, industrial, and residential development is concentrated along the lower reaches of the Lycoming Creek, which is subject to annual flooding. Specific municipalities*



affected include: McNett, McIntyre, Lewis, Hepburn, Lycoming, Loyalsock and Old Lycoming Townships, and the City of Williamsport.

- ◆ *Loyalsock Township identified the Heshbon Road near the Lycoming Creek and the Broad Street Bridge area on the Loyalsock as areas susceptible to repetitive flooding. During the Flood of 1996, Lycoming Creek floodwaters inundated several homes and business establishments within the 100-year floodplain. Targeted property acquisitions, levee improvements, vastly minimizing future flood impacts in this densely populated residential and commercial corridor.*
- ◆ *Both the City of Williamsport and its Bureau of Transportation noted repetitive flooding along Dewey Avenue, particularly within the 1100 block. The area between Lacomie Street (Old Lycoming Township) and Blaine Street (City of Williamsport) was identified as an area that is repetitively flooded by water runoff.*
- ◆ *Wolf Township identified the junction of Reservoir Road and U.S. Route 220, just north of Hughesville Borough, as a flood-prone area. Inadequately sized storm drainage pipes along U.S. Route 220 often aggravate localized flooding just south of Picture Rocks Borough.*
- ◆ *The sparsely populated community of Shrewsbury Township is located entirely within the Muncy Creek watershed. Most of the Township's 405 residents live within the Villages of Tivoli or Glen Mawr, both of which are located along the U.S. Route 220 corridor. Flooding has been recorded near the confluence of Big Run Creek and Fox Run Creek, two major tributaries of the Muncy Creek watershed.*
- ◆ *Porter Township is located partially in two watersheds: the Pine Creek Watershed and the West Branch Watershed. Over 1,000 acres of Porter's total land area (4,864 Acres) is located in a floodway; however a small number of residents (42) live within this area.*
- ◆ *Within Brown Township, repetitive flooding has been noted in the Pine Creek Valley Campground near Slate Run. Slate Run is one of several tributaries of the Pine Creek that traverse this mountainous landscape. Brown Township is the most sparsely populated region of the County. For the past sixty years, the Township's population has steadily declined, from a high of 173 in 1940 to a present low of 100. Brown Township is popular for the outdoor recreational activities it provides in the Slate Run and Cedar Run area.*
- ◆ *Cummings Township noted 8 to 10 summer or vacation cottages that repetitively flood. Clogged culverts have caused minor problems.*
- ◆ *Isolated flooding problems have been identified along State Route 4001, a major transportation artery in the southwestern part of Pine Township. Pine Township is a sparsely populated community in northern Lycoming County. The majority of its 290 residents live within English Center, a small village at the confluence of Little Pine Creek and Bonnell Run.*
- ◆ *Nippenose Township noted problems along U.S. Route 44 and Antes Creek, particularly between street bridges located near Long Island (A.K.A. Bailey Island). According to the Township, the road has frequently been closed when flood stages exceed 25 feet.*

Recurrent flooding has blocked local emergency routes used by ambulance and police. It has also blocked standard school bus routes.

- ◆ *Muncy Township often experiences road closures due to small stream flooding, although only a small number of residences are affected.* Muncy Township is located entirely within the West Branch Susquehanna watershed. Carpenter's Run is a major tributary of the West Branch that traverses the Township in a south/southwesterly direction before emptying into the river at the Township's southern extent. A bridge crossing over Carpenter's Run (Pond Road) is particularly susceptible to flood damage because of its low height.
- ◆ *Jersey Shore Borough identified North Main Street as a flood-prone area.* North Main Street coincides with U.S. Route 44, which traverses the southern part of the County and crosses the West Branch in Nippenose Township. In addition to having 58 buildings in the floodway, the Borough fire department, police department and municipal building are all located within the West Branch 100-year floodplain. Flooding along North Main Street/U.S. Route 44 would not only damage critical municipal facilities and reduce emergency service, but would also isolate the Borough from its neighbors to the east.
- ◆ *Duboistown Borough's biggest flood mitigation challenge is malfunctioning sewer systems.* Located immediately south of the City of Williamsport, Duboistown Borough is a densely populated community situated on the southern banks of the West Branch. Three (3) of the Borough's 14 permitted sewer/water systems are located in a floodway. At least one sanitary sewer pump station has been impaired by recurrent flooding. Electricity to the pump frequently fails during a flood event.
- ◆ *Fairfield Township notes that Lyons Bar Road area is flood prone.* The residents of this area have prepared for evacuation several times over the past 15 years and have actually been evacuated on a number of occasions. One of the properties located at the Southern end of Lyons Bar Road has been designated as a repetitive loss property.
- ◆ *Additionally back-up waters from Mill Creek #2 has impacted the Township by causing the temporary closure of State Route 87 on more than one occasion.* The back-ups of Mill Creek #2 are directly related to the amount of water flowing in Loyalsock Creek. The impact of closing State Route 87 is substantial as this is not only a major North-South travel corridor but it is also an emergency evacuation route for the citizens of the township. This impact stretches beyond the confines of Fairfield Township to include the entire Loyalsock Creek Valley.

It has also been reported that when the gage at Cedar Run reads 9 feet, Route 414 is closed in Jersey Mills.

It may be of interest to note that in 1995 the Federal Emergency Management Agency (FEMA) developed a hazard exposure index for counties in the Commonwealth of Pennsylvania. It is important to note that this study did not include flooding as a hazard. Data about fourteen (14) different aspects of each community was collected. These 14 aspects included population, public water supplies (#), sewage treatment sites (#), miles of roads/streets, miles of railroad, miles of pipeline, miles of utility lines, airports (#), hospitals (#), bridges (#), dams (#), toxic/chemical inventory sites (#), superfund sites (#), nuclear power plants (distance to), The resulting hazard exposure index was calculated in the study with a high Calculated Vulnerability # indicating greater vulnerability. Within Pennsylvania, Lycoming County ranked 57 out of 67 counties with a rating of .58 in a range of .16 to 6.14 [22].

Nonetheless the Commonwealth of Pennsylvania Enhanced All-Hazard Mitigation Plan notes vulnerabilities to other hazards that are worthy of mention. Landslides, subsidence, radon and threats to public health are the most notable. The plan may be viewed at <http://www.landuseinpa.com/emap/CrosswalkOfPlan.htm>

◆ *Development of Steep and Severe Slopes*

Landslide risk is high in the southern portion of the County roughly coincident with the Appalachian Mountain region. Landslide risk is moderate in the northern portions of the County that lie within the Appalachian plateau Province. The County GIS division has developed a map layer of steep slopes **Map Series 4**. Thirty-five percent or 278,985 acres of Lycoming County have a slope of 25% or greater. In Lycoming County, steep and severe slopes tend to be related geographically to either the north-south running major waterways or carbonate geology areas. This relationship increases the need for vigilance.

◆ *Development in Areas of Carbonate Geology*

Thick sequences of structurally deformed carbonates comprise the surface bedrock of a notable area in the County **Map 5**. The carbonate rock formations have developed karstic landforms and can result in significant land-subsidence problems. Areas of karst in Lycoming County are found in the northeast-trending Nippenose Valley in the southwestern portion of the County and in a general pattern following the West Branch of the Susquehanna River. The residual soil in this valley is excellent for agriculture. As is typical of karstic terrain, subsidence features generally occur as individual or small groups of collapse, known as “sinkholes” and “closed depressions.” Surface-water and groundwater movements have transported the soil, filling some voids and solution channels but leaving others partially filled or entirely empty. In general, the karst landscape functions as a well-established plumbing system. Sinkholes and closed depressions act as drains, first accepting waters and then providing a connection to the fractures within the bedrock to help convey the groundwater to the water table. Closed depressions, which reflect the carbonate bedrock profile, are a common karst surface feature. They are typically bowl shaped but can be linear and trough like and can be of various sizes and depths. Closed depressions are commonly numerous and are really

extensive. Sinkholes are similar to closed depressions. Both features are surface expressions of residual soil being transported into voids within the carbonate bedrock or overlying regality. Both are generally circular in outline and are internally drained. They differ in that sinkholes exhibit a distinct break in the ground surface.

Both features are temporal and change character over a period of time. Surface depressions can become sinkholes and sinkholes can be filled, resembling depressions.

The varied physical characteristics of sinkholes necessitate different design methods for repair. Repair methods are often determined by public-safety factors, materials available, and economics. Potentially hazardous situations can be remedied by a thorough site investigation and cooperative efforts between local and state governing officials, engineering consultants, and building contractors. These actions may provide the necessary background information to determine an appropriate prevention or stabilization and repair plan.

Efforts to bridge a sinkhole with elaborate structures are often frustrated by continued collapse. The technique involves elaborate stabilization, restoration, filling, testing, drainage preservation, plugging, curing, and observation. Finally, impervious, silty clay with the correct moisture content is compacted in layers, filling the sinkhole to grade. After the filling is complete, surface-water drainage is directed away from the area.

Less sophisticated repair methods involving the use of available materials, typically soil and rocks may pollute groundwater or cause structural failure of the building that sits on it. Land development and building construction in carbonate bedrock terrains should be preceded by a subsurface investigation to clearly define subsidence-prone areas. Depending upon the nature of development that is planned, foundations can be designed to avert potential problems. Remedial backfilling or grouting can be undertaken, and storm-water runoff can be managed so that it is not locally directed into the ground. These techniques are not guaranteed and may lead to expensive maintenance and monitoring of the structure in the future. Avoidance of these sites for future development would be optimal.

◆ **Radon**

Radon poses a significant increased risk of lung cancer in those who come in regular contact with it. Although data on radon is not definitive, it is acknowledged that radon poses a threat to local residents.

◆ **Other**

Threats to public health can be found in all areas and Lycoming County is vulnerable to disease and contamination of food supply. Civil disturbance can be found in any community.

## ***4.0 Existing Hazard Reduction Measures***

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For years, the federal government had administered programs designed to mitigate the losses associated with natural hazards. In 1968, the National Flood Insurance Program (NFIP) introduced property construction standards for special flood hazard areas. In

1972, the government unveiled the National Dam Safety Program, which established an inventory of high-hazard dams and inspection standards for privately held dams. These programs are only two examples of mitigation efforts initiated by the federal government to build safer communities. The Midwest Floods of 1993 brought renewed focus to hazard mitigation. The most costly flood event this nation has witnessed in recent decades, the Midwest Floods exacted over \$1.17 billion in disaster assistance [15]. The economic and social devastation caused by this disaster prompted FEMA to develop a multi-hazard mitigation strategy. Released in 1995, the National Mitigation Strategy seeks to break the repair and rebuild cycle by challenging all levels of government and all individuals to take responsibility for hazard vulnerabilities. Rather than dictate to local government, FEMA's National Mitigation Strategy encourages a philosophy toward hazard reduction. This philosophy places mitigation at the forefront of disaster response and recovery. It encourages governments and individuals to identify their hazard vulnerabilities, assess their risk, and take action to reduce future loss. Emphasis is placed upon public education, planning, and public-private partnerships. The National Mitigation Strategy announced to the nation that hazard mitigation was FEMA's top priority. The introduction of Project Impact and the passage of the Disaster Mitigation Act of 2000 placed increased emphasis upon mitigation as a focal point of disaster response and recovery.

In order to break the "repair and rebuild" cycle and to improve opportunities for federal disaster assistance, many communities are committing time and resources to mitigation planning. As the state's first Project Impact community, the County of Lycoming has engaged both the public and private sectors in an assessment of flood hazard vulnerabilities. The County's strong emphasis upon flood mitigation rests upon two key facts:

- (1) Flooding is the most costly and damaging of all hazards impacting Lycoming County.
- (2) Flooding remains one of the few hazards that have an established planning framework.

This latter comment is extremely important. Many other hazards, from hazardous materials to nuclear-generating facilities, must comply with state or federally mandated planning and emergency management procedures. Under PEMA's direction, the County must maintain off-site response plans for all Haz Mat sites. These plans identify the type(s) of materials stored at a particular location and establish incident response procedures appropriate for the material(s) in question. As a "support county" for Susquehanna Steam and Electric, a nuclear generating facility located in Berwick, Pennsylvania, the County must conduct an annual training exercise to maintain its response and recovery capabilities during a nuclear incident. From Haz Mat spills to nuclear incidents, the County must prepare for hazards through active planning and training exercises.

In March 2004, Tom Ridge, Secretary of the U. S. Department of Homeland Security, noted that the Homeland Security Presidential Directive (HSPD)-5, *Management of Domestic Incidents* requires the development and administration of a National Incident Management System (NIMS). This system was designed to provide a consistent

nationwide approach for Federal, State, local and tribal governments to prepare for, prevent, respond to, and recover from domestic incidents, regardless of cause, size, or complexity. HSPD-5 requires all Federal departments and agencies to adopt NIMS and to use it in their individual domestic incident management and emergency prevention, preparedness, response, recovery, and mitigation programs and activities, as well as in support of those actions taken to assist State, local, or tribal entities. The directive also requires Federal Departments and agencies to make adoption of NIMS by State, tribal, and local organizations a condition for Federal preparedness assistance beginning in FY 2005.

Flooding is oftentimes viewed as a natural and destructive force over which we have little control. As a result, many homes remain in flood prone areas and sustain repetitive loss, caught in a “repair and rebuild” cycle that exacts a heavy economic and social cost.

FEMA’s Mitigation Directorate has released estimates showing that repetitively flooded homes contribute significantly to flood loss. Over a six-year period beginning in 1990, the Directorate estimated that repetitively flooded homes resulted in over \$1 billion in flood damages. Unwilling to become part of a national statistic, the County of Lycoming has taken great strides to reduce flood loss and broaden public awareness about mitigation. From public outreach to property protection, the County has endeavored to educate people about the dangers associated with floods and to provide communities with the necessary tools to make sound land use decisions. This section examines the County’s ongoing flood hazard mitigation efforts.

#### ***4.1 Preventive Activities***

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Although all 52 of the County’s municipalities participate in the National Flood Insurance Program (NFIP) by regulating floodplain development, a significant number experience periodic flooding that leads to property evacuations, road closures, and damaged residences. Narrow stream valleys and steep slopes contribute to flash flooding, which is exacerbated by development pressures in critical watersheds. The County of Lycoming has taken steps to reduce the flood threat by acquiring properties located in Special Flood Hazard Areas, constructing structural flood control projects, and updating FEMA’s Flood Insurance Rate Maps (FIRMs). These ongoing efforts represent a balanced approach toward mitigation planning, one which is being extended to address all hazards affecting the County. Throughout the years the County of Lycoming’s flood mitigation efforts have been far ranging and consistent. In addition to encouraging community participation in the NFIP, the County has incorporated floodplain management regulations within its zoning ordinance and drafted similar legislation for a majority of the County’s local governments. In both respects, the resultant regulations have exceeded minimum NFIP standards. In addition to sponsoring annual Floodplain Management Workshops and providing technical assistance, the County encourages active involvement in the NFIP’s Community Rating System and has undertaken the initiatives to enhance the County’s floodplain management efforts:

◆ ***Land Use Records and Permitting System***

The County actively utilizes flood risk information to administer its Community Land Use Records and Permitting System. Using GeoPlan software, this system makes it possible for County officials to query the Vulnerability Analysis Database (VAD) and gain important information about individual parcels of land. Up-to-date information, including elevation certificates and repetitive loss property data, is provided to County planners, permit officers, and public works officials who help administer land use regulations in municipalities that have not adopted local ordinances. The Land Use Records and Permitting System is already being utilized by several municipalities to enhance their flood mitigation planning efforts. At this point, the system is in use for the fifteen municipalities under County Zoning: Brown, Cascade, Cogan House, Jackson, Jordan, Lewis, McHenry, McIntyre, McNett, Mifflin, Muncy, Moreland, Penn and Washington Townships and the Borough of Salladasburg. The system is also used by Clinton, Loyalsock, Lycoming, Muncy Creek, Old Lycoming, Plunkett's Creek, Porter, Woodward, Wolf Townships, the Boroughs of Jersey Shore, Montgomery, Montoursville, Muncy, Picture Rocks, and South Williamsport, and the City of Williamsport.

◆ ***Building Code Development***

As of July 2004, the PA Uniform Building Codes are now required in all Pennsylvania municipalities. Through this statewide endeavor, Flood Hazard Area Construction Standards have been included in local building codes.

◆ ***Zoning Ordinance Updates***

In 2004, all 52 Lycoming County municipalities were required by FEMA to update their floodplain management provisions as part of the adoption of the new FEMA FIRMs. As part of the review process required by the PA Municipalities Planning Code, the Lycoming County Planning Commission Staff encouraged all municipalities to exceed the minimum requirements of the NFIP and PA Act 166-1978, the State Floodplain Management Act. These recommendations to exceed the minimums included: prohibit new construction and substantial improvement in the floodway; prohibit construction and development activities in a buffer of 50 feet from top of bank of any waterway; prohibit Development that may Endanger Human Life in the regulatory floodplain; prohibit replacement or new mobile homes in the regulatory floodplain; require that new construction be elevated to 1.5 foot above the Base Flood Elevation; prohibit basements for any new development in the regulatory floodplain; require emergency preparedness and evacuation plans for medium and high density residential development and commercial/industrial development in the regulatory floodplain; prohibit hospitals, prisons, jails or nursing homes in the regulatory floodplain.

◆ ***Stormwater Management Planning***

Statewide, stormwater management is approached in a haphazard fashion. Some communities have implemented model ordinances and provide incentives to developers that follow best management practices (BMPs) while others assess stormwater runoff on a case-by-case basis. This disjointed approach toward storm water management, particularly when applied within a watershed, not only

depreciates the benefits of planning, but also increases the potential for substantial runoff. In an effort to promote a more unified approach toward storm water management, the legislature enacted PA Act 167. The Storm Water Management Act of 1978 authorized county governments to prepare stormwater management plans for all designated watersheds in the Commonwealth. The objective of the program is to encourage local governments to address stormwater management on a watershed-basis.

Within two years after the Department of Environmental Resources issued guidelines for the Stormwater Management Program, each county was required to prepare and adopt a watershed stormwater management plan for each watershed approved by the Pennsylvania Environmental Quality Board. Once the County adopts a storm water management plan, municipalities must adopt or amend ordinances to regulate development in a manner that is consistent with the watershed-wide stormwater management plan. The Department of Environmental Protection (DEP) provides technical guidance and grant assistance to counties seeking to prepare watershed plans.

In reality, primarily due to the size of the undertaking, many counties have been unable to complete stormwater management plans for all designated watersheds under their jurisdiction because of insufficient funding at the State level. In accordance with Act 167, fourteen (14) designated watersheds have been approved by the Pennsylvania Environmental Quality Board for Lycoming County (10). To date, PA DEP has approved plans for Chatham Run in Western Lycoming and Clinton Counties and for the Lower Fishing Creek, Grafius Run, McClure's Run and Millers Run Watersheds. The County of Lycoming has initiated plans for the Lycoming Creek and West Branch of the Susquehanna River Watersheds. Plans have not been completed for the following: Pine Creek, Loyalsock Creek, Larry's Creek, Muncy Creek, Antes Creek, White Deer Hole Creek, White Deer Creek, and Towanda Creek. Several of these designated watersheds are recognized by the Environmental Quality Board as high quality conservation watersheds.

◆ ***Sewage Facility Planning***

PA Act 537 of 1966 requires all municipalities within the Commonwealth of Pennsylvania to develop and maintain a legally enforceable sewage facilities plan. A sewage facilities plan identifies current sewage disposal needs and accounts for future demand within a municipality. By identifying areas with inadequate sewage facilities or growth areas unable to support future development, a sewage facilities plan provides an opportunity to discuss alternatives: what works for the benefit of the community's public health and safety, what supports anticipated growth, and what protects our surface and groundwater supplies from contamination. All municipalities within the Commonwealth have a legally current Act 537 plan, many of which were approved by the Department of Environmental Protection (DEP) prior to 1979. The DEP reviews Act 537 plans and uses them as guidance documents when issuing permits for land development projects. Sewage facility planning requires communities to consider the impacts of development, particularly with regards to on-



lot and community sewerage systems. By considering the costs and benefits of each alternative, municipalities help to shape future growth. These decisions have an indirect impact upon the overall quality of life within a given watershed.

◆ ***Source Water Protection***

As part of the County of Lycoming Water Supply Plan, data concerning major federal and state identified contaminant sources were provided by a commercial environmental data base management firm as well as local-identified contaminant sources. This data can be used by existing and potential new community water systems to site new public water wells away from known potential contaminant sources. A number of wellhead protection efforts are identified in this plan. Additionally there is a discussion of means to protect water sources through means that will work in conjunction with this plan.

◆ ***Open Space Planning***

Acquisition of repetitive loss properties is an ongoing effort in Lycoming County. In order to remove families from harm's way, the County has helped municipalities secure federal funding to acquire and remove homes from Special Flood Hazard Areas, those areas that would be inundated by a 100-year flood. Properties purchased through FEMA funded acquisition programs have deed restrictions that dedicate them to open space for perpetuity. The County works with local municipalities to designate these former residential areas as community parks.

The County has nearly completed a Comprehensive Recreation, Parks and Open Space/Greenways Plan. This plan has designated floodplains to be preserved as open space where possible. This approach recognizes the hazards of development in flood-prone areas.

◆ ***Enhanced Hazard Identification***

The County acquired a vertical quality Global Positioning System (GPS) to gather site-specific elevation data that will assist with identification of hazard vulnerabilities and risk reduction measures for critical facilities. GIS has also acquired a "Total Station" and base unit, which will make it more feasible to gather data in areas outside of the range of the roof top antenna on the Court House. This will allow data gathering in most areas in the County. In addition, the GPS will be used by County EDPS Staff to verify and improve GIS and flood hazard mapping accuracy (see CTP below).

◆ ***Recognition as a Cooperating Technical Partner (CTP)***

FEMA recognizes that flood maps are "one of the most valuable national resources for flood hazard mitigation" [17]. However, with over 100,000 map panels to maintain, the Agency could not keep pace with demand. The utility of FEMA's flood maps, so critical to insurance companies, property owners, and planners alike, was vastly diminished by age. To maximize its financial resources and to broaden its flood mapping capabilities, the FEMA developed the Cooperating Technical Communities (CTC) program. Introduced as a pilot program in 1999, CTC enables

eligible local governments to provide flood-mapping services to FEMA in exchange for technical and financial support. The Program was later renamed Cooperating Technical Partner (CTP) Program. Because flood maps must comply with national standards, participating communities must also demonstrate their capability to perform certain aspects of FEMA's mapping process. As a CTP partner, the County of Lycoming has entered into an agreement with FEMA to provide specific mapping products to the Agency's Flood Hazard Mapping Program.

The County is utilizing its GIS to generate detailed elevation data from Digital Elevation Models (DEM). The extensive benchmark database and GIS data provide to FEMA and the U. S. Army Corps of Engineers (US ACE) will be used as reference marks for the Countywide DFIRMS. The County has also digitized hydraulic and hydrologic study data provided by the US Geological Survey for the new Lycoming, Loyalsock, Muncy and Pine Creek Flood Insurance Studies.

The County's efforts as a CTP will improve the accuracy and utility of flood maps throughout Lycoming County.

◆ ***Participation in the Community Rating System***

All 52 municipalities in Lycoming County participate in NFIP. In addition, the Borough of Jersey Shore has successfully reduced flood insurance premiums for its flood prone property owners by participating in the Community Rating System, which grants credits to communities whose floodplain management activities exceed minimum NFIP standards.

◆ ***Land use regulation of steep and severe slopes***

In the fifteen municipalities regulated by the County Zoning ordinance, development plans show the location of existing steep (15-25%) and severe (greater than 25%) slope areas. These areas may be delineated from 20' (60 dm) contours taken from U.S. Geological Survey topographic maps. If this source is considered inaccurate or inappropriate, or a greater level of detail is necessary, a field survey compiled by a registered land surveyor, engineer, landscape architect, or geologist may be required. An erosion and sedimentation control plan is required prior to disturbance of a steep or severe slope area in excess of 2000 sq. ft. and a soil stability analysis performed by a Professional Soil Scientist is required prior to the disturbance of steep slope areas in excess of 2000 square feet which have highly and/or unstable soils, and for disturbance of all slope areas in excess of 2000 sq. ft. This analysis is required to evaluate the potential impact of the proposed development upon the stability and integrity of the slope, and include mitigation techniques. Severe slopes are not developed unless an architecturally sound supporting structure is provided for all development.

◆ ***Land use regulation of carbonate formation areas***

In the fifteen municipalities regulated by the County Zoning ordinance, development is regulated in areas of sinkholes and solution-prone carbonate geology formations. The determination of the sinkholes shall be based on either U.S. Department of

Agriculture, "Soil Survey of Lycoming County, Pennsylvania" maps or if the first source is considered inadequate, detailed geologic investigation conducted by a geologist with a professionally recognized degree in the field of geology. No development may take place within a buffer of any sinkhole, as determined necessary for public safety by the County Zoning Administrator or a qualified hydrogeologist or geologist. Carbonate geology formations, which are prone to solution formation, are permitted only upon certification by a registered professional engineer qualified to determine whether such proposed use and design is safe and environmentally sound. Avoidance of these subsurface conditions is encouraged wherever possible.

Limestone Township has also enacted an ordinance to mitigate the impacts of development and intensive agricultural activities in carbonate areas. The primary focus is the protection of public and private water supplies. There is a requirement for geological testing showing that waters sources are safe from development and activities in the proximity of sinkholes, private wells, and delineated dolomite and limestone areas.

◆ ***Land use regulation of airport hazard areas***

In order to ensure compliance with Federal Aviation Regulations (FAR) Part 77 criteria for objects affecting navigable air space, and Act 164 of 1984 (Pennsylvania Laws Relating to Aviation), the County of Lycoming Zoning Administrator may require an applicant proposing development within the Airport Hazard Area to submit a plan to the Federal Aviation Administration (FAA) of the U.S. Department of Transportation, PA Department of Transportation and/or Williamsport- Lycoming County Airport Authority for review prior to County Zoning approval and issuance of a building/zoning permit for any structure or object that is less than 200 feet higher than grade. However, in all instances where a proposed structure or object is equal to or greater than 200 feet high, the developer is required to submit a plan to FAA and PennDOT.

The developer must also obtain any required Federal and/or State permits prior to County Zoning approval and building permit issuance for any development located in the Airport Hazard Area as defined in this Ordinance.

Notwithstanding any other provisions of the County Zoning Ordinance, uses are prohibited that would create electrical interference with navigational signals or radio communication between the airport and aircraft, make it difficult for pilots to distinguish between airport lights and others, result in glare in the eyes of pilots using the airport, impair visibility in the vicinity of the airport, create bird or wildlife strike hazards, or otherwise in any way endanger or interfere with the landing, takeoff, or maneuvering of aircraft intending to use the airport.

◆ ***Subdivision Restrictions***

There is a prohibition on plotting land for residential occupancy or other uses that may increase danger to human life, health or property. This prohibition extends to land subject to flooding and land deemed by the Lycoming County Planning

Commission to be uninhabitable because of other hazards to life, health or property such as excessive slopes, soil instability or inadequate weight bearing strength, or very poor access.

## 4.2 Property Protection

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### ◆ *Targeted Acquisition (i.e. buyouts)*

In partnership with PEMA, the County of Lycoming has removed countless families from harm's way through targeted property acquisition. Countless more families have benefited from retrofitting seminars and on-site retrofitting assessments made possible with County funding assistance. In conjunction with Project Impact, the County is recognized for the following achievements:

- Removed 135 families from harms way by acquiring and demolishing 135 residential properties located in flood hazard areas of Lycoming County.
- Removed the threat of flooding for 30 additional families by acquiring and removing a 30-unit mobile home park situated in the floodway and converting it into a community park.
- Completed the Ralston Flood Mitigation Project, which involved acquiring and demolishing homes to reduce flood damages within this rural village.
- Retrofitted utilities within the Jersey Shore Borough Building to make it fire and flood damage resistant.
- The County of Lycoming continues to educate property owners about the benefits of targeted acquisition and property retrofitting. In October 1999, the County co-sponsored a series of "Floodplain Management and Residential Damage Reduction" workshops to educate municipal officials, permit officers, engineers, surveyors, and the general public about the methods of residential retrofitting and the requirements of the State Floodplain Management Act.



### ◆ *Property Relocation*

In May 2000, the historic Tivoli United Methodist Church in Tivoli, Lycoming County was relocated 500 feet across highway 220. This historic structure had sustained flood damage repeatedly over a five-year period and was located within the 100-year floodplain. At a cost of \$24,000, this historic resource was moved out of harm's way. FEMA provided financial assistance through its Hazard Mitigation Grant Program. The project helped to protect a priceless piece of local history and save a community's central gathering place, while breaking the cycle of "repair and rebuild" that increases disaster recovery costs and insurance expenditures. The Church move also allowed



the Pennsylvania Department of Transportation (PennDOT) to proceed with a proposed road alignment and bridge opening project in the Fox Run area.

◆ ***Retrofitting***

Nearly 50 percent of all buildings in Jersey Shore Borough are located in flood hazard areas. A vulnerability analysis and risk assessment revealed that several of these buildings are critical to the provision of emergency services and basic government operations. The municipal building, fire department, and police department are all located within the 100-year floodplain. The Borough has opted to implement several preventive measures that will improve the structural integrity of these critical facilities. Utilities within the Borough building are currently being retrofitted to make it fire and flood damage resistant. The police station and fire company building (which serves as a Red Cross Shelter) are also being evaluated for flood damage reduction action. Electrical and plumbing fixtures such as the furnace, breaker panel, water heater, and sewer pipe, etc. will be retrofitted or relocated and government records will be moved to upper floors. The County has also retrofitted utilities within 42 residences and 3 businesses in the repetitively flooded historic Borough of Muncy.

◆ ***Flood Insurance***

All 52 municipalities in Lycoming County participate in the National Flood Insurance Program (NFIP). Established by Congress in 1968, the NFIP provides federally backed insurance to property owners in participating communities. In exchange, participating communities must regulate floodplain development and enforce minimum NFIP construction standards for all new and substantially improved buildings to be located within the 100-year floodplain. The objective of the program is to reduce the country's reliance upon expensive flood control projects (e.g. dams, levees) and federal disaster relief. To provide incentive for mitigation activities, the NFIP requires participating communities to enforce land use and floodplain regulations in accordance with federal minimum standards. Property owners receive coverage for insurance protection against flood-related damages by paying regular insurance premiums. Although participation in the NFIP is voluntary, communities with designated Special Flood Hazard Areas (SFHA) must join the program within one year of flood hazard identification or risk losing the opportunity to receive flood insurance coverage. Furthermore, flood-prone communities that opt out of the NFIP are no longer eligible for federal financial assistance for acquisition or construction projects.

### ***4.3 Emergency Services***

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◆ ***Automated Flood Warning System***

Tropical Storm Agnes in 1972 and the winter flood of 1996 destroyed thousands of structures in Lycoming County. To lessen the damaging effects of future flood events, County government invested in a Flood Warning System. Operated in conjunction with PEMA's Integrated Flood Observing and Warning System (IFLOWS), the County system provides reliable real-time information on an

impending flood. Through a network of stream and rainfall gauges, the County 911 Center is notified of an impending emergency. The 911 Center can immediately dispatch the County EMA Management Team staff and first responders through pagers, house sirens, and two-way radio. Each municipality’s Emergency Management Coordinator is then responsible for coordinating response and recovery in accordance with their approved Emergency Operations Plan (EOP). The County Flood Warning System is the backbone of flood forecasting in Lycoming County and has been recognized as a model system by flood prone communities throughout the United States.



Although flood warnings cannot minimize the extent or severity of a flood, early warning systems provide property owners valuable minutes to minimize damage to property and people in advance of a flood event. Because many floods in Lycoming County result from intense rainstorms, often materializing in a matter of minutes, flood mitigation must emphasize early warning and disaster preparedness. Since the early 1970s, the County of Lycoming has maintained an active Flash Flood Volunteer Observer Network. This network of 75 volunteers monitors staff gauge readings from designated streams and forwards the collective information to the County Emergency Operations Center (EOC). The County Warning System has recently been upgraded with the installation of 20 automated stream gauges—half of which also have automated rainfall gauges. With the installation of these additional gauges, the County’s flood response capabilities have been greatly enhanced and local volunteers will be removed from harm’s way. The new automated Flood Warning System provides 24/7 coverage during all weather conditions. This decreases the time needed for threat recognition and increases time available for warning dissemination, property protection and evacuation for residents and business owners.

Three Phases of Flood Warning:



◆ ***Integrated Flood Observing & Warning System (IFLOWS)***

In conjunction with the National Weather Service, the Pennsylvania Emergency Management Agency (PEMA) operates a network of over 200 automated rain gauges in flood prone counties throughout the Commonwealth. The Integrated Flood Observing and Warning System (IFLOWS) transmits rainfall and stream level data to PEMA offices, the National Weather Service (NWS), and the 24-hour State Emergency Operations Center in Harrisburg. Completely independent of telephone and electric lines, IFLOWS relies upon satellites and two-way radios to transmit information. The system features an alarm triggered by preset NWS Flash Flood Guidance (FFG) levels. The ten (10) IFLOWS gauges in Lycoming County transmit

a digital signal through the County owned microwave system to the IFLOWS computer located in the County EMA Emergency Operations Center. The information is also immediately available to the co-located 24-hour 911 Center.

◆ ***USGS Flood Warning System***

USGS operates a network of 220 streamflow-gaging stations on waterways throughout Pennsylvania. Data are continuously recorded at these stations, which are operated and maintained in cooperation with the Pennsylvania Department of Environmental Protection, US Army Corps of Engineers, the National Weather Service, the State River Basin Commissions and various local agencies. The data collected at these stations are used for flood control and forecasting.

◆ ***County 911 System***

The County of Lycoming operates a 24-hour 911 center and dispatches all fire, police, ambulance and EMA calls for both Lycoming and Sullivan counties. The 911 Center staff monitor various emergency warning systems on a 24-hour basis and are the most vital link in the alert of emergency responders. With any impending major emergency (i.e. flood, tornado, hazardous materials) the County Emergency Operations Center (EOC) is activated with provisions for 24-hour staffing. The purpose of the EOC is to bring elected officials, County EMA staff and volunteers together at one central point for all weather related or other hazardous conditions and to allow for a coordinated method for all announcements to the public. Numerous telephones are available for calling into and out of the EOC by residents, emergency responders and EOC staff. With the EOC Operations Room being located in the same building as the County 911 center, close coordination can easily be maintained between the EOC staff and the Communications and Warning telecommunicators.

◆ ***StormReady Community Designation***

The County of Lycoming was certified as a “StormReady” Community on November 1, 2000. StormReady is a National program sponsored by the National Weather Service. Requirement that must be met for certification are: Communication, National Weather Service information reception, hydrometeorology monitoring, local warning dissemination, community preparedness, and administration. The County has continued to offer this high level of service to its residents, and has been re-certified as “StormReady” each year since 2000.

◆ ***StormSentry Software***

Thanks to a grant from Project Impact, the County of Lycoming’s Emergency Operations Center (EOC) has the latest in severe weather tracking technology. Via satellite, StormSentry Software delivers real-time weather information to a personal computer in the County EOC. Real-time data helps emergency management coordinators keep track of changing weather patterns and alert local governments of pending storms.

◆ ***Weather Radio Distribution***

The County of Lycoming Project Impact worked with Sam’s Club Spirit Club to distribute over 100 weather alert radios to individual school buildings, hospitals,



licensed day care centers, places of group assembly, nursing homes and senior citizens centers. Sam's Club Spirit Club won the prestigious Mark Trail Award from the national Weather Service for their involvement in this project.



◆ ***School Bus Routing/Evacuation Planning***

Because schools play such an integral role in our community and represent a significant investment in tax dollars and in our children's future, it is vital that these structures maintain operations during a disaster and are protected from flood risk. Although none of the County's public schools are located within Special Flood Hazard Areas (SFHAs), access to these community facilities can be hindered by flooded roadways and debris. This can provide very real threats to children being evacuated from school during a major flood event. Project Impact's *Emergency Preparedness, Response and Recovery* work group has provided weather radios to public schools and day care centers. The group also provided technical assistance to many public schools interested in developing evacuation plans. *(This service is currently available by contacting the County of Lycoming Emergency Management Agency Manager at 570-433-4461 x132.)*

◆ ***Comprehensive School Safety & Critical Incident Management Program***

The Comprehensive School Safety and Critical Incident Management Program recognizes that schools are vulnerable to a variety of hazards (e.g. bomb threats, Haz Mat incidents, fires) that often require assistance from outside agencies, including law enforcement, fire personnel, and emergency service providers. During crisis situations, each responding agency must understand its role and responsibility to avoid communication breakdowns and loss of life. Since the 1970's, the Incident Command System (ICS) has been effectively utilized to coordinate response and recovery efforts during large-scale disasters. The ICS is guided by one primary principle: crises do not respect agency affiliation or political jurisdiction. Therefore, effective crisis management requires that all responding agencies speak a "common language." The ICS is that common language.

Although many schools in Lycoming County have implemented the Incident Command System (ICS) within their emergency response plans, few have extended the framework beyond school grounds. The massacre at Columbine High School and events closer to home underscore the need for greater collaboration between schools, law enforcement, and emergency service providers. The goals of this program are: (1) to evaluate school response capacities through classroom exercises and simulation exercises; (2) to educate schools on the benefits of the ICS for multi-hazard planning; and (3) to provide schools the necessary tools to conduct their own in-house risk assessments. All training is conducted in collaboration with local public safety agencies, under the direction of Protection Planning, Inc. a recognized leader in the areas of strategic securing consulting and training for both the public and private sectors.



The classroom training and simulated exercises reveal weaknesses and strengths within existing emergency response plans, clarify roles and responsibilities, and improve coordination among schools and public safety agencies.

◆ ***Support PA DOH Office of Public Health Preparedness Programs and Department of Agriculture West Nile Virus Programs***

The PA Department of Health established an Office of Public Health Preparedness to coordinate public health preparedness activities across the Commonwealth, including hospital preparedness and workforce development. The Office works closely with local and state agencies and serves as the liaison with Pennsylvania's Office of Homeland Security and PEMA.

Regardless of our commitment, our ability to enhance preparedness hinges on the availability of scarce resources. It should be noted that last year Pennsylvania was awarded more than \$37 million in federal funds for the express purpose of enhancing our public health capacity in order to respond to a biological attack. As required by the federal government, the PA DOH developed a comprehensive work plan to provide a framework for use of these funds. A detailed executive summary of that work plan is accessible on the Department's website. Partnership with the PA DOH is vital to preparedness for Lycoming County.

An example of the coordination and integration of mitigation into multi-agency procedures can be found in the approach to the new disease, West Nile Virus (WNV). Beginning in the year 2000, the County of Lycoming has participated in the State's West Nile Virus surveillance program. The main emphasis for the county program has been to provide for the collection of mosquito larvae as well as adult mosquitoes, which are submitted to the State for identification and testing. Areas of high mosquito population are also identified and treatment of these areas coordinated with the local Department of Environmental Protection. A county West Nile Virus Task Force has been formed and continues to meet on a monthly basis during the mosquito season.

◆ ***Support local law enforcement in responding to civil disorders***

Although local and State law enforcement agencies are mainly responsible for riots and public disorders, the County covers this specific hazard through the County Emergency Operations Plan (EOP), "Emergency Support Function" (ESF) #13 (Law Enforcement). As part of the EOP there is also a Hazard Specific Checklist for Riots / Public Disorders.

#### ***4.4 Structural Projects***

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With nearly 5,000 buildings located within Special Flood Hazard Areas (SFHA) and over 1,000 structures located within delineated floodways, flood damage remains a constant threat to property owners in Lycoming County. The County has taken steps to identify high-risk communities and to mitigate the long-term effects of flooding by working to advance high-priority structural flood control projects. By preventing floodwaters from inundating areas of land that have been heavily developed, structural flood control

substantially reduces flood damages. There are many different types of structural flood control measures, from dams and reservoirs, to levees and floodwalls. Each serves to protect communities from 100-year flood events by containing floodwaters within a prescribed area. Although it is estimated that the flood of 1996 resulted in over \$100 million in flood damage, damage to the City of Williamsport was greatly minimized by its levee system. There are 27 dams in Lycoming County that serve to protect downstream communities while providing opportunities for hydroelectric power generation and public recreation.

◆ ***Flood damage reduction measures in the Village of Ralston (McIntyre Township) have been implemented to reduce the continued threat of personal injury and damage due to flooding***

The Village of Ralston is a rural community in McIntyre Township that has witnessed progressive population loss over the past 20 years. Located along the upper reaches of Lycoming Creek at the confluence of two smaller tributaries, Ralston has witnessed significant flooding throughout its history. This community of 300 residents was established years before floodplain development regulations were instituted. Nearly the entire village had been located in a floodway, that area of a floodplain where water is likely to be deepest and fastest during a flood event. The flood of 1996 devastated Ralston. A rapid rise in water levels trapped people in their homes and businesses, and caused extensive damage to public and private property throughout the Village. The flood of 1996 marked the 6<sup>th</sup> destructive flood event to hit Ralston in the last 25 years. To reduce the frequency, depth and duration of future flooding, hazard reduction measures have been implemented including the development of an overbank flow channel, installation of an earthen berm between the Thompson Street Bridge and the Red Run dike, increase of conveyance capacity by installing a bridge with a wider opening and removal of the abandoned railroad bridge.

◆ ***Implement damage reduction measures in the Rte 405 corridor***

The SR 405 corridor between Hughesville Borough and Muncy Borough is a densely populated area with malfunctioning on-lot sewage disposal systems. This project will restore eroded areas and demonstrate effective stream restoration techniques. By widening and raising the Route 405 Bridge, constructing an overflow channel, removing obstructions, repairing damaged levees, and stabilizing stream banks, the conveyance capacity of Muncy Creek would be improved. The primary area of interest is the confluence of Little Muncy Creek with Muncy Creek near the Route 405 Bridge and Muncy Creek Township Building.

#### ***4.5 Natural Resource Protection***

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◆ ***Erosion and Sediment Control***

In Pennsylvania and in states across the nation, conservation districts operate as a legal division of state government, enforcing erosion and sediment control measures at the local level. With the exception of Philadelphia, every county in Pennsylvania has a conservation district. The County of Lycoming Conservation District has the

authority and responsibility to enforce erosion and sediment control measures on behalf of state government. By necessity, development projects involving earth-moving activity require erosion and sediment control. These measures are designed to reduce runoff, which can drain the watershed of valuable soil nutrients and clog local waterways. Increased flooding activity can result from excessive runoff and the productivity of agricultural land can be diminished. The District applies best management criteria emphasizing water run-off filtration as a permanent outcome.

#### ***4.6 Public Information***

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◆ ***Provision of Floodplain Maps via the Internet***

The County of Lycoming was awarded a Project Impact Challenge Grant from Environmental Systems Research Institute (ESRI), a California-based company that specializes in Geographical Information Systems (GIS) technology. The County of Lycoming has utilized this grant to provide flood hazard maps over the Internet. Currently being developed as a link to the County of Lycoming Project Impact web site, County flood hazard maps will be available for viewing and download within the near future. The County intends to provide querying capabilities for an online version of the Vulnerability Analysis Database (VAD), a tool for local officials and emergency service providers to determine hazard vulnerabilities.

◆ ***Establishment of a Non-Profit Organization***

The County of Lycoming Hazard Mitigation Partnership, Inc. was incorporated as a non-profit organization in 1999. Its mission is to raise awareness of Project Impact and provide a forum for members of the public and private sector to discuss hazard vulnerabilities and mitigation alternatives. In support of Project Impact initiatives and to provide incentive to engage in mitigation planning, the Lycoming County Planning Commission has established a \$40,000 Challenge Fund. This Challenge Fund matches contributions for an approved mitigation project - dollar for dollar. Accrued donations will benefit a range of hazard mitigation activities in Lycoming County.

◆ ***Volunteer Clean-Ups***

In conjunction with Muncy Creek Watershed Association, Project Impact co-sponsored a clean-up day to implement flood mitigation measures in the Muncy Creek area. During the event, 50 volunteers removed truckloads of garbage and litter from floodplain areas and drainage facilities within the watershed. Participants also assisted in hazard risk identification.

◆ ***Educational Initiatives***

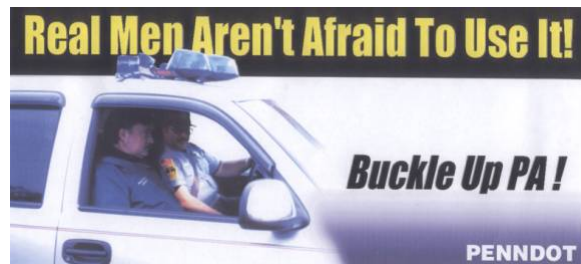
An individual that understands natural hazards and their consequences is more likely to take preventative measures that reduce their risk. Project Impact is a federal initiative that promotes sustainable community development through hazard awareness. As a Project Impact community, the County of Lycoming sponsors a number of ongoing programs designed to raise public awareness and educate local officials about mitigation alternatives. Since 1998, Lycoming EDPS has taken a

proactive approach toward hazard mitigation. Some of the activities undertaken include:

- Presented “Floodplain Management & Residential Damage Reduction Workshops.” These workshops teach concepts such as property retrofitting, requirements of the State Floodplain Management Act, the National Flood Insurance Program, and the Pennsylvania Clean Streams Act.
- Developed a web site ([www.lycoming.org/](http://www.lycoming.org/) Disaster Resistance Initiative)
- Disseminated a mitigation video to all 52 municipalities.
- Prepared Hazard Vulnerability Analysis Maps for each municipality in the County. The maps depicted each municipality’s critical facilities and services at-risk for flood damage. The maps were prepared by the County of Lycoming EDPS staff.
- Displayed public education material at County fairs and Builders’ Home Shows.

◆ ***Traffic Fatality Reduction Programs***

The County of Lycoming Coroner has spoken at local high schools and to the Law Enforcement Association concerning the correlation between seatbelt use or alcohol consumption and traffic fatalities. Pamphlets on this topic are available in the lobby of County Buildings. This program supports the educational efforts of the State Police and DARE and the DUI Task Force County staff has supported other education programs on this topic like posing for the billboard located on US Route 15 in Covington, PA.



#### ***4.7 Other Hazards***

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◆ ***Fire Incident Reporting Systems***

The National Fire Incident Reporting System (NFIRS) is a uniform incident reporting system administered by the U.S. Fire Administration. In operation since the late 1970s, NFIRS maintains statewide aggregate data and national-level statistics on the causes of injury, deaths, and property loss associated with fire. The utility of NFIRS lies in its database, which includes annual incident data from 42 states and 14,000 fire departments. The system has recently been modified to include the full range of fire department activity, including emergency management services and identification of contributing factors, such as arson, alcohol or cigarette interaction. Because NFIRS participation is voluntary, several states and thousands of local fire departments do not participate. Until three years ago, Pennsylvania was one of a handful of states that did not participate in the NFIRS. However, under the direction of a statewide task force, Pennsylvania has partnered with the U.S. Fire Administration to use the latest version of NFIRS. This new system, Pennsylvania Fire Incident Reporting

System (PennFIRS), is now established and available for Lycoming County fire departments.

◆ ***Off-Site Response Planning***

The Hazardous Material Emergency Planning & Response Act was adopted by the Commonwealth General Assembly in 1990. This state legislation was enacted to help implement the provisions of SARA, the Superfund Amendments and Reauthorization Act (SARA) of 1986. Lessons learned from the Superfund program were instituted in SARA, national legislation that emphasized permanent treatment of hazardous waste sites, increased state involvement, and a community's right-to-know. Under Title III, SARA also authorized the Emergency Planning and Community Right-to-Know Act of 1986 (EPCRA), national legislation designed to protect the public from the dangers of chemical hazards. In addition to stiffer penalties for companies that fail to comply with the law, EPCRA required each state to develop local planning districts responsible for coordinating risk management and incident response. In Pennsylvania, all 67 counties are designated Local Emergency Planning Committees (LEPCs), each responsible for developing off-site response plans for SARA facilities within their jurisdiction.

According to the US Fire Administration, all first responders (e.g. fire departments, EMS, and police departments) that accept responsibility for hazardous materials incident management should develop an emergency response plan. Off-site emergency response plans are typically adopted as an addendum to a county's Emergency Operations Plan (EOP), a broad-based planning document that establishes the chain of command for all emergency incidents within a municipality. An off-site emergency response plan defines responsibilities, communication processes, and authority that will dictate agency response during a HAZ MAT incident [13]. PEMA requires counties to update off-site response plans as situations dictate, but at a minimum, once a year. Furthermore, the Agency maintains a centralized database that provides facility information on all SARA sites in the Commonwealth. This database is managed by the Bureau of Plans and is updated yearly with input from the LEPCs.

The County Emergency Operations Center (EOC) maintains off-site response plans for all 90 SARA sites currently designated (June 2004) within Lycoming County. Many SARA sites in Lycoming County are associated with farming practices. In addition, some local sanitary authorities maintain chlorine tanks to treat sewage effluent; they are often classified as SARA sites.

The County contracts with a Haz Mat Response team for Haz Mat incidents. Training for local first responders is available by contacting County of Lycoming DPS and is open to all local municipal first responders.

◆ ***Emergency Operations Planning***

The Pennsylvania Emergency Management Council has primary responsibility for developing and updating the Commonwealth's Emergency Operations Plan (EOP). The intent of any EOP is to establish authority and set forth response procedures in

advance of an emergency incident. In the field of emergency management, local government is the first to respond during a public emergency. County and state resources are typically not mobilized unless the emergency situation exceeds the capacity of local agencies. Because all federal action is coordinated through a State EOP, the "...State EOP ensures that all levels of government are able to mobilize as a unified emergency organization to safeguard the well-being of State citizens" [14]. County and local EOPs must be consistent with the State EOP. The County of Lycoming's EOP is administered by the County's Department of Public Safety. It assigns responsibility to all response organizations, not only for training and preparedness, but also for response and recovery. Specific annexes, referred to as Emergency Support Function (ESF) documents, have been developed to address specific natural and technological hazards that may require an added level of coordination. A mitigation plan that is added as an addendum to an EOP can enhance the recovery process. In order to comply with PEMA's annual work plan, units of local government are required to prepare and submit a hazard vulnerability analysis, which identifies and assesses the community's risk to natural and human-induced hazards. The County of Lycoming's Hazard Vulnerability Analysis (HVA) was updated in July 2000. Information gathered for the Hazard Mitigation Opportunity section of this document may prove valuable in enhancing the existing HVA.

◆ ***Radiological Emergency Response Planning***

In the aftermath of the nuclear power plant incident at Three Mile Island in 1979, the President transferred authority for off-site radiological emergency response planning from the Nuclear Regulatory Commission (NRC) to FEMA. The NRC remains the lead agency for reactor licensing, on-site preparedness planning, and coordination of federal response during a radiological incident. A Memorandum of Understanding (MOU) between FEMA and the NRC established an agreement between these agencies to carry out emergency planning, preparedness, and response activities for the federal government. There are 65 commercial nuclear power plants licensed to operate in the United States, five of which are located in Pennsylvania.

FEMA provides guidance to states and local governments through its Radiological Emergency Preparedness Program (REP). Rather than predict potential consequences of a nuclear accident, which can be innumerable, the Program establishes a framework for targeting protective actions. This framework recognizes two predominant exposure pathways wherein the largest number of people could be exposed to radiation and its effects: the plume exposure pathway and the ingestion exposure pathway. With the cooperation of the NRC, state, and local governments, these Emergency Planning Zones (EPZs) are designated to support off-site response planning. Because the severity of a nuclear incident cannot always be anticipated, specific protective actions must be determined on a case-by-case basis.

The plume exposure pathway is defined as a circular area 10-miles in radius around a nuclear power plant. Within this EPZ, principle considerations for human health and safety include external exposure to radiation and inhalation from a radioactive plume. Emergency sheltering is a likely option for populations within the 10-mile EPZ. Evacuation of affected populations is only chosen as a last resort. The ingestion

exposure pathway is defined as a circular area 50-miles in radius around a nuclear power plant. Within the 50-mile EPZ, exposure pathways can be far-reaching and long lasting. Protective actions are particularly concerned with the safety of the food and water supply. Fresh cows' milk is a particular concern because it becomes amplified when ingested. Infants and children are particularly susceptible to this exposure pathway because milk products make up a significant portion of their diet.

The County of Lycoming is included within the ingestion exposure pathway EPZ for the Susquehanna Steam Electric Station (SSES) located in Berwick, Luzerne County. Luzerne and Columbia Counties, located within a 10-mile radius of the Berwick Plant are considered "at risk". As a designated "support county," Lycoming has agreed to provide support to Columbia County in the event of a nuclear incident. In accordance with the State Emergency Operations Plan, the County must maintain a site specific Emergency Operations Plan to identify and coordinate evacuations, reception centers, decontamination centers, and mass care. Should an accident, such as at SSES, require mass evacuations, the County of Lycoming has agreed to receive approximately 2,600 evacuees requiring mass care assistance. The County's Radiological Emergency Response Plan for a support county was last updated in 2004.

◆ ***Coroner's Office Response Planning***

The Coroner's Office has developed a response plan for the event of a disaster involving mass casualties. The Susquehanna Health System and the County of Lycoming have invested over \$220,000 to develop a 13'x 16' refrigerated morgue with a capacity of thirty. Additional refrigerated holding areas include space for four bodies at Spittler's, three at Maneval's and two at Crouse's Funeral Homes. In the event that the need for space exceeds the 39 available spaces, there is a regional response plan to make regional resources available or to bring in refrigerated trucks. The local plan is coordinated by the County of Lycoming Coroner and the regional response would be coordinated by the regional coroner's association's Chairperson.

◆ ***Drought Monitoring & Management***

The Susquehanna River and its tributaries drain an area that covers parts of three states – New York, Pennsylvania, and Maryland. Major population centers are found within its drainage basin, which covers over 27,000 square miles. To manage water resources within the basin and ensure adequate flow to the Chesapeake Bay, the Susquehanna River Basin Commission (SRBC) was established. Since 1970, the Commission has acted in accordance with its interstate compact, responding to water management needs throughout the river basin. A principle responsibility of the Commission is to monitor water supply and direct emergency response during a drought event. To fulfill its responsibility, the Commission monitors basin conditions under a set of parameters agreed upon by the signatory states. Although each state has the responsibility to manage droughts, the Commission has the authority to declare drought conditions within a designated area. A multi-agency committee comprised of representatives from the Commission and signatory states, monitors data and coordinates the activities of member states. The Drought Coordination Committee recommends "to the commissioners any needed drought state declarations, including a recommendation of the proposed area to be declared" [12].

According to the Commission's *Drought Coordination Plan*, the Pennsylvania Department of Environmental Protection (DEP) is the lead agency that monitors drought parameters and coordinates response during a water supply drought; the State Department of Agriculture manages agricultural droughts in Pennsylvania.

Contrary to Commission activities, which are typically regional in nature, state agencies monitor individual counties and can restrict their drought declarations to smaller areas. The SRBC also ensures that states coordinate their efforts to effect uniform drought management. Under its agreement with the signatory states, the Commission actively monitors drought indicators to determine operational definitions and to marshal resources for potential water supply shortages. The indices used by the Commissioner to monitor drought conditions are as follows: (1) streamflow; (2) precipitation; (3) groundwater elevations; (4) the Palmer Drought Index, a widely accepted measure of soil moisture computed by the National Weather Service; (5) storage levels of key water supply reservoirs; and (6) reported water supply problems. From these parameters, phases of drought preparedness are identified and acted upon:

- ***Drought Watch:*** Throughout this period, government agencies, public water suppliers and water users are placed on alert. Voluntary water conservation is encouraged to reduce water use by 5 percent in affected areas.
- ***Drought Warning:*** A drought warning indicates pending drought conditions and potential water supply shortages. To prevent the necessity of imposing mandatory water use restrictions, water users are asked to reduce use by 10-15 percent in affected areas.
- ***Drought Emergency:*** During a drought emergency, the depletion of water supplies is imminent. Emphasis is placed upon essential and high priority water uses and mandatory water use restrictions may be imposed. The objective is a 15 percent reduction in consumptive water use throughout the affected area.

The County of Lycoming "Drought Management Task Force" was formed in 1991 with members consisting of representatives from local water companies, fire service, Red Cross, Schools, Farm Service Agency, Law Enforcement, Bureau of Forestry and local media.

The Task Force is activated only when needed during pending drought years. The purpose of the Task Force is to maintain constant awareness of rainfall and soil conditions as well as future weather forecasts. They also initiate media announcements for local municipalities and forward pertinent information to local law enforcement officials and municipal elected officials concerning water shortages and enforcement measures.

◆ ***Anti-terrorism and Counter-Terrorism Measures***

Since 1998, the County of Lycoming has actively participated in the North Central Counter Terrorism Task Force (NCCTTF). This ongoing planning effort has prepared the region to work together in the event of a terrorist event in our community. The National Emergency Management Baseline Capability Assurance Program (NEMB-



CAP) is part of a national effort to establish a baseline measurement of the nation's emergency management capabilities and to help the emergency management community at all levels to improve its ability to prepare for and respond to emergencies and disasters of all kinds.

The NEMB-CAP is a comprehensive assessment program that will, over time, yield a credible, independently validated baseline of emergency management capabilities at all levels of government against a common standard. Currently, the NEMB-CAP is focusing on state level assessments, using the nationally recognized Emergency Management Accreditation Program (EMAP) Standard and associated assessment processes.

FEMA states that all of the mechanisms of the traditional building risk management process must be engaged to address the issue of terrorism risk. They must understand the threat, develop the measures for risk reduction, and motivate the implementation of appropriate risk reduction measures. The building design and management communities must develop the physical and operational solutions. But it is the change levers of finance, insurance, and regulation that can motivate and reward the implementation of those solutions.

The County has also conducted response drills to enhance preparedness. Emergency Management Training is regularly offered for response agencies concerning Weapons of Mass Destruction. Additionally, County Commissioners have been briefed concerning anti-terrorist and counterterrorist concepts and a newsletter is being developed for County Commissioners.

Preparedness for terrorism in many ways overlaps preparedness for other disasters and often the same measures can be taken to prepare for them. The same state of the art 911 center and related staff functions preparing for response to incidents such as explosions and Haz Mat is an asset to enhance local counterterrorism capabilities.

## ***5.0 Hazard Mitigation Alternatives***

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Targeted buy-out programs, retrofitting, and flood proofing are preferred alternatives for mitigating flood loss because of their cost effectiveness and long-term benefits. When utilized in conjunction with a structural flood control project, these targeted efforts can dramatically reduce flood risk. The Wyoming Valley Levee Raising Project in Luzerne County exemplifies this approach. The project proposes to raise 15 miles of existing levees and floodwalls by 3 to 5 feet, to construct additional floodwalls and levees to maintain system integrity, and to modify existing stormwater and sanitary pump stations within the project area, which encompasses 53 communities in the Wilkes-Barre area. [18]. The US Army Corps of Engineers (US ACE) has partnered with the Luzerne County Flood Protection Authority to manage the \$175 million project, which will involve non-structural flood mitigation efforts. Because a flood control project of this magnitude may take several years to complete, flood prone communities cannot rely upon them as their only source of flood protection. This is particularly true in Lycoming County where small-scale flooding and flash flooding occur with regular frequency.

Flooding along the West Branch Susquehanna may necessitate a levee to protect existing populations. However, as the previous case study demonstrates, levees are not cost effective in all circumstances and they do not eliminate all flood risk. Mitigation planning encourages communities to critically examine their current mitigation practices before establishing a future course of action. Section 4.0 addressed the County of Lycoming's current hazard mitigation initiatives. To promote a balanced flood mitigation program, this section considers measures that may augment mitigation within the County, although all will not be chosen to be part of the County's overall mitigation strategy.

### ***5.1 Preventive Activities***

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Structural flood control remains an important tool for mitigating flood loss. However, the cost associated with construction and maintenance precludes communities from relying upon structural flood control as their only line of defense. In addition to cost constraints, structural flood control alters the natural function of stream channels and the watersheds. Structural projects are designed to protect communities from the 100-year flood. As such, they restrict floodwaters to a prescribed area – more limited in physical extent than the existing floodplain. By modifying the stream channel, structural projects also alter the watershed that channels surface and groundwater into the stream. Shifting land use patterns, brought about by urbanization or natural watershed processes, may increase stormwater runoff and alter the channel's carrying capacity. These watershed dynamics may not only lead to increased stream channel erosion and deposition, but also alter the riverine ecosystem – the habitat for aquatic plants and animals.

#### **◆ *Regulating Floodplain Development***

Project Impact conducted a survey of floodplain management regulation administrative and enforcement practices within the 52 flood prone municipalities of Lycoming County. Survey results were used to prepare and recommend for adoption more effective land use regulations, including Flood Hazard Area Construction Standards for inclusion in local building codes.

#### **◆ *Enforcing Uniform Construction Code Standards***

The General Assembly adopted the Pennsylvania Construction Code Act to ensure greater consistency among construction standards throughout the State. The legislature found that many municipal construction standards did not always reflect modern practices, which affected public safety and economic development. It was thought that the adoption of a Uniform Construction Code, advocated by the Building Officials and Code Administrators International, Inc. (BOCA), would ensure public safety, bring greater economies of scale to the construction business, and standardize training and certification requirements for Pennsylvania's building inspectors.

#### **◆ *Implementing BMPs in Stormwater Management***

Constructed wetlands are receiving increased attention as a storm water management BMP. BMPs - Best Management Practices - encompass a range of structural and non-structural techniques aimed at reducing pollutant and hydraulic loads in streams.

Structural BMPs include measures such as constructed wetlands, vegetated filter strips and infiltration areas. Nonstructural BMPs focus upon reducing stormwater pollution at its source. The Environmental Protection Agency's (EPA) National Pollutant Discharge Elimination System (NPDES) requires infiltration facilities to be developed for stormwater unless it is proven that this is not a feasible alternative. Although not required, on-site infiltration is desirable. Other possible back-up BMPs include catch basin cleaning, street sweeping, and public education can reduce the need for more expensive structural BMPs. In 1997-1998, the Environmental Protection Agency (EPA) conducted a study of urban storm water discharges, which evaluated the effectiveness of several BMPs. The EPA report noted that many people do not understand that storm drains often discharge water directly into a receiving stream without any treatment. Educating residents about proper disposal techniques for automotive fluids and other household chemicals was seen as an effective strategy to reduce storm water pollution at its source. Because BMPs are implemented to varying degrees in different communities, it is difficult to provide a clear-cut cost/benefit analysis for each mitigation alternative. If BMPs are chosen on the basis of affordability without any consideration of site suitability, the full benefits of BMPs will not be realized.

To be effective, BMPs must be incorporated into a comprehensive stormwater management program [21]. The County will incorporate BMP requirements into Comprehensive Stormwater Ordinances being developed through the Act 167 Watershed Planning and the Greater Williamsport Area MS 4 Program. An experienced stormwater management practitioner will advise the County of Lycoming on the BMPs that will work most effectively to achieve your pollution reduction goals.

◆ ***Participating in the Community Rating System (CRS)***

Established in 1990, the Community Rating System is a voluntary program that grants credits to communities whose floodplain management activities exceed minimum NFIP standards. Municipalities in good standing with the NFIP can reduce their flood insurance premiums by undertaking activities that meet the three goals of the CRS program: (1) Reduce flood loss; (2) Facilitate accurate insurance rating; and (3) Promote awareness of flood insurance.

The CRS program recognizes 18 creditable activities, organized in the following series: (1) Public Information; (2) Mapping and Regulations; (3) Flood Damage Reduction; and (4) Flood Preparedness. Communities that successfully implement floodplain management activities receive credit points, which are then applied to a rating system. The premium discount may range from 5 to 45 percent, depending upon the number of credits earned by the community. **Table 14** shows the 10 CRS classes and their associated insurance discounts.

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<sup>5</sup> This information was obtained from the Federal Emergency Management Agency (FEMA). To learn more about the benefits of the CRS Program, visit FEMA's web site as [www.fema.gov](http://www.fema.gov) or contact the Federal Insurance Administration at Tel. (202) 646-2780.

| Table 14              |                                  |          |
|-----------------------|----------------------------------|----------|
| CRS Premium Discounts |                                  |          |
| Class                 | Special Flood Hazard Area (SFHA) | Non-SFHA |
| 1                     | 45%                              | 5%       |
| 2                     | 40%                              | 5%       |
| 3                     | 35%                              | 5%       |
| 4                     | 30%                              | 5%       |
| 5                     | 25%                              | 5%       |
| 6                     | 20%                              | 5%       |
| 7                     | 15%                              | 5%       |
| 8                     | 10%                              | 5%       |
| 9                     | 5%                               | 5%       |
| 10                    | 0%                               | 0%       |

Many of the creditable activities have been initiated on a countywide basis. Nearly 500 points could be available for every municipality in the County based on the County’s GIS System, adoption of the County Hazard Mitigation Plan, the Countywide automated flood warning system, public education activities, etc. The County intends to complete an application package for those 15 municipalities under County Floodplain Management. Documentation of County initiated activities for the remaining municipalities will be made available to any other municipality interested in making application to the CRS Program.

◆ ***Adopting zoning and subdivision ordinances based on concepts promoted through the PA DCED “Growing Greener” Program***

The use of cluster development and conservation subdivision design for residential development involves preserving floodplains, wetlands, steep slope areas as well as the majority of flat, otherwise buildable land. These areas are protected from clearing, grading and construction by reducing lot sizes in order to achieve full yield density. It’s value reaches beyond avoidance of hazards. The hazard prone and environmentally sensitive land is preserved as open space for the recreational enjoyment of those in the “cluster”. While protecting valuable natural resources and reducing hazards, an optimal number of structures or multi-family dwelling arrangements with views and recreational access are placed in the developable area. Thus the lots in the subdivision increase in value to potential buyers.

***5.2 Property Protection Activities***

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In an effort to decrease disaster relief expenditures and minimize environmental damage caused by structural flood control projects, many states are encouraging the use of nonstructural floodplain management techniques

◆ ***Floodproofing Homes and Businesses***

However, this mitigation strategy does not guarantee 100 percent property protection. Even properties located outside the regulatory floodplain can be affected by flooding: groundwater can become contaminated with raw sewage, agricultural runoff, and chemicals, rendering well waters unusable for weeks following a flood event.

Groundwater seepage can result in flooded basements and damage household appliances. For these reasons, all property owners should take steps to minimize their flood vulnerabilities. Municipalities can reduce their vulnerability to floods by educating their residents on the importance of utility retrofitting. By elevating a building's critical utilities above the base flood elevation, utility retrofitting can save property owners thousands of dollars in repairs and protect government buildings from a complete shutdown during a public emergency. The Federal Emergency Management Agency (FEMA) publishes a wealth of material for businesses and homeowners interested in property protection.

### ***5.3 Emergency Services***

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#### **◆ *Emergency Alert System (EAS)***

Developed in 1963, the Emergency Broadcast System was originally designed for the President to address the American public during a national crisis. Although the EBS has never been activated for this purpose, it has served a valuable function. Since its inception, state and local governments have used the EBS to alert the public and provide critical information during emergency events, many of them weather-related. Active participation by television and radio broadcasters and cable service providers has helped the EBS to successfully alert the public of pending hurricanes, tornadoes, and severe winter weather.

Although the EBS could reach thousands of people simultaneously, the Federal Communications Commission (FCC) recognized that not all members of the listening audience were getting the message. In 1997, the Federal Communications Commission (FCC) unveiled the new Emergency Alert System (EAS), which offers several advantages to the original EBS. Its digital architecture will continue to transmit Presidential messages during national security emergencies. However, it will also enable state and local governments to issue site-specific warnings in a near real-time environment. The system has the capability to provide alerts in two languages (English and Spanish) and it incorporates system redundancies to ensure the quality and timeliness of information.

Because a majority of EBS activations have been associated with weather events, the new EAS is linked to the National Oceanic and Atmospheric Administration (NOAA) Weather Radio network. This connection will enhance the National Weather Service's capacity to alert the public during severe weather condition. As an active participant in the EAS, Pennsylvania has prepared an Operational Plan for the Commonwealth. This plan provides general information on system requirements and activation sequence procedures to be followed during a statewide activation of the Pennsylvania EAS.

#### **◆ *Business Continuity /Facility Preparedness /Continuity of Government Planning***

Mitigation plans are an integral part of the disaster recovery process and critical to sustainable community development. Communities that have completed a mitigation plan are in a better position to rebound from disaster because they have taken a hard look at their vulnerability to hazards and defined a course of action that will reduce

future loss of life and property. Communities that develop mitigation plans understand their risk and accept responsibility for long-term recovery. Just as mitigation planning helps communities, it can help facilities and businesses to prepare for a disaster event. Similar principles apply to government offices. When disaster strikes, the community looks to government to assist in response and recovery. Continuity of government during a disaster is imperative for public safety and an orderly recovery. A major flood can wipe out a computer network, deleting vital financial records and client profiles. A flood can also force businesses to close temporarily, giving other firms a competitive edge. Closure of facilities or government could result in significant disruption of community order. Physical facilities can be damaged by floodwaters, which can destroy electrical systems and structural supports. Business Continuity, Facility Preparedness and Continuity of Government Planning all accomplish the same goal: ensuring maintenance of critical operations in the event of a major disaster. Developing a continuity plan involves six (6) steps:

- *Establish a Planning Team:* Team members should represent all functional areas of the company, from upper management to human resources to community relations personnel.
- *Conduct a Risk Assessment:* Takes a critical look at current operations to determine what critical business functions are at risk.
- *Develop a Business Impact Analysis:* Evaluates several “what if” situations to determine how the company would respond in the event of a disaster.
- *Develop a Continuity Plan:* The plan should identify emergency response procedures, prioritize mitigation actions, establish an evacuation plan, and outline a training schedule.
- *Implement the Plan:* To implement a Business Continuity Plan (BCP) is to integrate plan recommendations throughout all company operations – to make emergency preparedness part of the corporate culture. To do so requires leadership from senior management and education of personnel within all branches of the company.

## 5.4 Structural Projects

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### ◆ *Dams*

Throughout history, structural measures have been the principle means of reducing flood loss. Dams and levees have been constructed at enormous cost to the public and have yielded great benefits. In particular, dams have been used for electricity generation, recreation, and crop irrigation. Despite the benefits of flood control, there is a growing awareness that structural measures disrupt the hydrological system. Dams alter a river channel by preventing water from flowing downstream. As water levels rise behind the dam, a reservoir stores the water for release during periods of inadequate flow. During the heyday of dam construction – the 30-year period following World War II – dams were principally constructed for electricity generation. Operating under gravity, dams release large volumes of water. As water passes through turbines, the turbines begin to spin, generating energy. This energy is

captured by generators and distributed over power lines for home and business use. As a renewable energy source, dams are a “cleaner” source of electricity than thermal power plants. In addition to providing electricity, they can also be used to manage water supplies, to irrigate crops, and to provide recreational opportunities for thousands of people. Of the estimated 80,000 dams in the United States, only a small percentage (3 percent) is constructed for the primary purpose of electricity generation. One third of all dams are primarily used for recreation while another 16 percent are used for flood control.

Since the 1970s, the federal government has maintained a dam inventory (the National Inventory of Dams) and instituted regulations governing inspections, safety precautions, and maintenance procedures. Nonetheless, because a majority of dams in the United States are privately owned or held by local governments, enforcement of safety standards largely rests with individual states that often have limited resource to meet the objectives of the National Dam Safety Program. While dam safety has received heightened attention in recent years, particularly in response to FEMA’s National Mitigation Strategy, many dams are approaching their life expectancy. Between 1960 and 1997, FEMA documented 23 dam failures. One of those failures was Laurel Run, a ten-year old earthen dam near the City of Johnstown that failed after a period of heavy rain, killing 43 people.

In addition to safety hazards that may result from age or continual stress (i.e. high water levels), dams are not a viable solution for flood control. Few locations present practical opportunities for dam construction. In addition, dams create the potential for downstream flooding. Although the County of Lycoming’s 27 dams meet the federal government’s dam safety requirements, the Great Johnstown Flood and the more recent Laurel Run Dam failure are a testimony to the devastation a dam failure can deliver upon a community.

Pennsylvania’s “Dam Safety and Encroachments Act” defines a “high hazard” dam as “any dam so located as to endanger populated areas downstream by its failure.” A dam emergency is identified as any condition which develops unexpectedly, endangers the structural integrity of the dam, might result in the dam’s failure producing downstream flooding, and requires immediate action by the dam owner/operator, emergency management agencies and the public. All high hazard dams are required to have an Emergency Action Plan (EAP). The EAP is a prepared and approved set of instruction. The plan identifies potential emergency conditions at a dam, and prescribes procedures to be followed to help prevent the loss of life and minimize property damage.

The County of Lycoming is influenced by three Corps of Engineers Dams (none located within the County) and 7 “high hazard” dams (all located within the county). All of these dams have updated Emergency Actions Plans that are regularly reviewed. The Department of Environmental Protection provides inspection of the high hazard dams on a regular basis.

◆ ***Levees and Floodwalls***

Levees are typically constructed as earthen embankments along a stream channel. Designed to contain floodwaters and prevent inundation of high-risk areas during a 100-year flood event, levees have been used for centuries to manage water resources. Levee systems are constructed along the Mississippi River and its tributaries to minimize flood damage throughout the watershed. A levee system has protected the City of Williamsport from flooding for several decades. Levee systems can fail for a variety of reasons. Levees prevent streams from depositing their sediment throughout the natural floodplain. Prevented from dispersing sediment throughout the floodplain, slow-moving streams will drop their sediment along the stream channel. This activity raises the streambed, ultimately reducing the channel's conveyance capacity.

As the controversy over the Delaware River Deepening Project has demonstrated, the costs and benefits of dredging continue to be hotly debated. At an estimated cost of \$300+ million, the project involves dredging material from a 106-mile section of the Delaware River to accommodate larger cargo ships in the shipping channel. Proponents of the dredging project argue that dredging is necessary to maintain navigable waterways and to support commerce. Opponents of the dredging project argue that dredged material may contain toxins that are harmful to the public and the aquatic environment. Polluted sediment, they argue, may cause less damage resting on a river-bottom than being dispersed by dredging activity. Dredging is not recognized as a flood control measure and it cannot arrest a river's natural erosion and deposition processes. For this reason alone, dredging provides a temporary "fix" for a long-term problem. Dredging should be carefully evaluated against more effective long-term flood mitigation measures such as floodproofing, retrofitting, and property relocation.

◆ ***Channel Modification***

Rivers often flow in a meandering pattern across valley floors. As a river winds its way through the landscape, it can carve out a different path for itself. This "channel migration" may result in new floodplains and Special Flood Hazard Areas (SFHA), eliminating flood risk for some properties and increasing flood risk for others. Channel migration creates problems for property owners and for floodplain managers. Over time, channel migration may necessitate changes to the Flood Insurance Rate Map (FIRM) in order to properly enforce floodplain management regulations. Property owners may need to elevate their homes or implement floodproofing measures to protect essential utilities. Meandering rivers are also susceptible to erosion. During flood events, these streams tend to erode their outer banks, creating a large sediment load that is deposited downstream. Large amounts of sediment deposition can lead to the formation of gravel bars or sand bars, hindering a river's conveyance capacity. The formation of gravel bars may eventually lead to further "channel migration." Rivers naturally meander across the landscape. However, when channel migration occurs in developed areas, it can threaten established businesses and residential areas.



Channelization can take many forms, from stream realignment (i.e. straightening) and widening, to riprapping and bank clearing. Regardless of the measure utilized, channelization seeks to engineer a more predictable pattern of streamflow. It is often selected as a mitigation alternative for urbanized areas that have a significant amount of real estate located in floodways. In these instances, retrofitting and property relocation are not practical on a wide scale. However, a growing body of research suggests that the costs associated with channelization far outweigh the benefits. Channelization often contributes to higher stream velocities and more stream instability. In addition, because channelized streams travel at higher velocities, they also have the potential to carry more sediment. Higher sediment loads yield large sediment deposits at points downstream, which can further hinder the stream's conveyance capacity. This cycle of erosion and deposition can disrupt aquatic environments and lead to further flooding in other reaches.

◆ ***Diversion Channels***

Diversion channels rely upon gravity to divert water from a stream channel during periods of high flow. Constructed alongside an existing stream channel, diversion structures capture floodwaters and divert them to a point downstream when a river overtops its banks. When constructed in established communities, diversion channels can greatly reduce flood damages and ensuing disaster relief expenditures by directing floodwaters away from high-risk areas. As proposed, the Heshbon to Hepburnville overflow channel will reduce 100-year flood levels by an average of 3 feet within the project area. This mitigation project will protect some 260 residences and businesses from further flood loss, breaking the cycle of “repair and rebuild” within the Lower Lycoming Creek.

An overflow channel is a preferred alternative to earthen levees for two reasons: (1) Earthen levees temporarily do lower 100-year flood levels. However, by containing floodwaters within the channel, levees can promote heavy bedload movement. Over time, heavy bedload movement reduces a stream's conveyance capacity; and (2) Overflow channels effectively reduce long-term flood hazard with minimal disturbance to the stream channel.

## ***5.5 Natural Resource Protection***

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◆ ***Sewage Facilities Planning***

In accordance with Act 537 of 1966, every municipality in the state must develop and maintain an up-to-date sewage facilities plan. A sewage facilities plan should reinforce local land use regulations and direct new development to areas with adequate sewage disposal capabilities. When an official sewage facilities plan update is being developed, each alternative proposed must be evaluated to determine if it will impact any wetland areas. If there is an impact on a wetland from an alternative, the official plan update must assess the options available to eliminate this impact. This assessment should include the option of using another alternative that does not impact

wetlands compared to options available to mitigate impacts to retain the selected alternative.

◆ ***Wetland Construction***

In addition to providing breeding grounds for migratory bird species and a diverse habitat for plant and animal life, wetlands are recognized as a natural means to control flooding. As a simplification, wetlands retain water, gradually releasing it into the environment. This “sponge effect” can mitigate the damaging effects of floods by dissipating a river’s energy and protecting against erosion. Because wetlands also help to remove pollutants from water, they have been used at sewage treatment plants to filter effluent. Success in this arena has prompted researchers to explore applications for storm water management. The complexity of natural wetlands, and their sensitivity to disruption, limits their application to sewage treatment or stormwater management systems. Few states permit such activity, except perhaps when natural wetlands have been severely degraded (reference fact sheet). However, incidental and constructed wetlands are being recognized as effective storm water management measures.

Wetlands can be constructed or they can develop incidentally as a consequence of human activity. Whether constructed or incidental, wetlands effectively remove pollutants from storm water runoff. The reduction of pollutant loads in local streams can improve the habitat for aquatic species. However, if improperly designed or maintained, wetlands can also create environmental problems. Wetlands may not filter pollutants in fall and winter due to snow/ice cover and plant die-off. Wetlands can attract geese and mallards on a year-round basis, creating a nuisance for local residents. In addition, all sites do not have suitable soil or stream characteristics to support a wetland construction project. Applications in urban environments are limited due to space considerations. Wetland construction presents itself as a promising mitigation alternative for the future. In fact, several states have operational systems under study. However, the ability of a wetland to control urban runoff or to dissipate floodwaters depends upon a variety of factors such as size, soil type, and vegetative cover. Because the science of wetland construction remains under study, this mitigation alternative cannot be relied upon as a primary flood control or storm water management measure.

Communities can benefit by protecting natural wetlands in their midst. Protecting our wetlands means managing growth throughout a watershed. When coordinated on a watershed basis, stormwater management planning minimizes urban runoff and helps restore balance to the hydrologic system. A reduction of flood risk is a natural outgrowth of this process.

◆ ***Erosion and Sediment Control***

In Pennsylvania and in states across the nation, conservation districts operate as a legal subdivision of state government, enforcing erosion and sediment control measures at the local level. With the exception of Philadelphia, every county in Pennsylvania has a conservation district. The County of Lycoming Conservation District has the authority and responsibility to administer erosion and sediment

control regulations on behalf of state government. By necessity, development projects involving earth-moving activity require erosion and sediment control. These measures are designed to minimize sedimentation, which can drain the watershed of valuable soil nutrients. Excessive soil erosion can clog local waterways and increase the likelihood of flooding. Streambank erosion is a natural process. However, too much erosion can degrade aquatic habitats, pollute water supplies, and alter streamflow [20]. Taking steps to identify streambank erosion and to mitigate problems will enhance water quality and promote the natural and beneficial function of floodplains. Bioengineering is increasingly being utilized to minimize soil erosion and to stabilize stream banks, particularly in areas that have been degraded by agricultural activity (e.g. livestock grazing). Bioengineering typically uses plants to stabilize a streambank. Time and maintenance are needed to help plants become established. However, once established, the plants help to trap excess sediment and reduce a stream's erosive powers.

The "Natural Channel Systems Approach" to streambank restoration, based on fluvial geomorphology, is also gaining notice as alternative means to return streams to their natural functioning. Fluvial geomorphology is concerned with the landforms and processes in and near rivers. It includes elements of the runoff, together with sediment and pollutant loads from all parts of the contributing catchment, channels and their morphologies (widths, depths, cross-section areas, capacities, gradients, etc.). It is also concerned with those processes, which initiate, maintain and change channels. [26] Based on the Rosgen stream classification system that characterizes how a channel changes over time, the natural channel systems approach aims to work with altered or eroding systems by mimicking natural form and materials. Stream restoration is carried out in such a way as to approximate a channel width, depth, sinuosity, and roughness that are compatible with channel flow, sediment load, bed and bank materials and slope. By focusing on these natural channel characteristics, restoration is more likely to be stable and maintained over time. In addition to the stability of natural channel design, this approach incorporates natural materials and vegetation in restoration. As a result, the end product is more valuable from an aesthetic, recreational, and habitat standpoint. [27]

◆ ***Channel Dredging and Removal of Gravel Bars***

People often perceive gravel bars as the cause of streambank flooding when, in fact, it is more likely a symptom of stream instability. Although gravel bars do reduce channel capacity, they probably don't alter the outcome in significant flooding events. Further, removing them can be expensive and, if the cause of the accumulated gravel is not addressed, removal becomes an on-going maintenance necessity. Altering the streambed during the removal process can contribute to additional instability both upstream and downstream. Improperly done, gravel bar removal can cause streambed incision, which ultimately leads to lateral erosion and the production of more sediment that deposits downstream. Gravel bar removal may resolve a local problem but exacerbate a systemic problem.

With that said, there are instances where gravel bar removal is necessary as a short term protective measure, as gravel bars can divert water into infrastructure or cause channel shifts. Natural channel design projects can involve significant gravel bar removal and channel re-grading but this technique addresses the gravel bar in the context of the geomorphic conditions needed for a stable stream. In essence, removing gravel bars without due consideration for stream hydraulics and geomorphic characteristics can further destabilize streams. However, gravel bar removal in the context of natural channel design can be an important restoration technique.

◆ ***Open Space Preservation***

A popular way to preserve open space is a conservation easement. A conservation easement is a legally binding agreement between a property owner and a land trust (e.g. Northcentral Pennsylvania Conservancy) or government agent, such as the County of Lycoming Agricultural Preservation Board, that limits certain property rights for the purpose of conservation. Under a conservation easement, the property owner retains title to the land and may pass it on to heirs, but relinquishes the right to develop the property for residential or other non-agricultural commercial uses. These voluntary agreements provide great flexibility to the landowner and can result in tax savings. Some conservation easements qualify as tax-deductible charitable donations.

## ***5.6 Public Information***

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◆ ***Flood Maps and Data***

The Community Rating System awards credit points to communities that make flood hazard information available to the public. Credit points result in reduced flood insurance premiums for policyholders in the participating community. The following public information activities qualify under the CRS program: maintaining a record of elevation certificates, providing flood map information, organizing outreach projects, and establishing a flood protection library.

◆ ***Outreach Projects***

Outreach projects can take many forms, from flood damage reduction workshops that teach the basic principles of floodproofing and retrofitting, to sophisticated public service announcements that target the general public. Project Impact is an example of an effective outreach project.

◆ ***Real Estate Disclosure Information (e.g. elevation certificates)***

As a requirement of the National Flood Insurance Program (NFIP), participating communities must adopt local floodplain management regulations that establish certain minimum requirements for mitigating flood loss. To maintain flood insurance coverage, NFIP communities agree to maintain a record of elevation information for all new and substantially improved buildings within their jurisdiction. The NFIP advocates the use of elevation certificates, which certify building elevations under the NFIP.

## ***6.0 Overview of Recommended Hazard Mitigation Opportunities***

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In the aftermath of a disaster, communities may push to implement flood control measures that are politically expedient, but not environmentally sound. In the absence of planning, such knee-jerk reactions often drive the decision-making process. Goals may conflict with planned capital improvements, weaken floodplain management regulations, or encourage further development in high hazard areas. Mitigation planning attempts to end the “repair and rebuild” cycle that often drives flood control practices. It encourages a systematic evaluation of hazards and their impacts. And it views hazard preparedness as a vital component of community planning. Goals and objectives are established. This time-tested approach values process as well as outcome. The process of planning - from organizing interest groups, to evaluating the problem, to establishing mitigation goals - requires public input. A successful mitigation plan is the outcome of broad-based community involvement. It educates residents about their flood risk, builds consensus for plan implementation, and encourages individuals to voluntarily take responsibility for their own protection.

### ***6.1 Goals and Objectives***

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With the support of Project Impact, the County recruited over 120 partners, including representatives of government, business, industry, and community. Active stakeholder involvement carried the message of Project Impact and generated support for mitigation planning. Many of the following policy recommendations and action strategies grew out of that effort. Others were put forward by input from local municipal leaders—those who are closest to the problems in their own communities. If incorporated into the County’s other planning functions, such as comprehensive planning and capital investment planning, these recommendations will not only reduce flood loss, but also promote sustainable community development. A sustainable community is a community focused on long-term recovery. It is a community that achieves a balance between its environmental, social and economic wellbeing. It is a community prepared for disaster recovery [19].

The County of Lycoming has worked with PEMA and FEMA to make great strides in Disaster Mitigation as played out in a local setting. It is the intention of the County of Lycoming to continue to work in a cooperative manner to support PEMA and FEMA mitigation strategies as outlined in the State Mitigation Plan at <http://www.landuseinpa.com/emap/CrosswalkOfPlan.htm>. State Mitigation Goals, Objectives and Coordinating Strategy are located in **Appendix F** of this document.

Each goal requires different resources and faculties to implement. Some may require significant public funding while others may only require a commitment from local partners. The County of Lycoming will utilize the goals and objectives to evaluate current mitigation efforts and to assist in prioritizing program expenditures. In order to select risk reduction measures that will result in the greatest public benefit, each goal and objective is evaluated against the following criteria.

- (1) Will the activity reduce the community’s long-term hazard vulnerabilities?

- (2) Will the project prevent future loss of life and property?
- (3) Does the proposed activity reinforce risk reduction measures currently underway or planned for implementation?
- (4) Can adequate funding and effort be committed to the project?
- (5) Will the benefits gained by the project exceed the cost (i.e. cost/benefit analysis)?
- (6) Will the project conflict with any local, state, or federal regulations?

As part of the Hazard Mitigation Opportunity questionnaires process, local municipal officials were asked to rank the projects that they were proposing in order of importance to them. The County held a public input session to review this hazard plan and the results of the Hazard Mitigation Opportunity questionnaires. About thirty local residents attended the session. Each attendee was asked to indicate the projects that they felt were most important. The information gathered through this process has been taken into account when ranking the HMOs presented.

The responses to these questions should direct the County's mitigation program, particularly in high-risk environments. Countywide hazard mitigation opportunities benefiting citizens without regard to geographic location are overviewed in **Sections 6.1.1** through **6.1.6** below. Opportunities that are specific to a watershed area are described in **Sections 6.2.1** through **6.2.6**. **Section 7** begins with a spreadsheet of all HMOs presented in this plan with countywide priority rankings from 1-10. Individual municipalities may rank the goals according to localized priorities using the "Municipal Priority" column of the **Section 7** spreadsheet. HMO forms follow in **Section 7** for all Opportunities. See the map book for appropriate mapping.

#### ***6.1.1 Preventive Activities-Countywide***

The County of Lycoming will continue to advance preventive activities to avoid the increasing the damage potential of hazards. Such activities regulate development in hazard areas through codes and ordinances, and promote sound community development by incorporating hazard mitigation planning within comprehensive plans and zoning ordinances. Disturbance of environmentally sensitive and hazardous lands will be minimized in order to provide for the public welfare and safety and long-term environmental benefits. Compact patterns of development will be encouraged in order to reduce the amount of land necessary to accommodate projected growth and thereby reduce the development pressure on environmental hazard lands.

#### ***6.1.2 Property Protection-Countywide***

The County promotes property protection efforts through its participation in the relocation, acquisition, retrofitting, of properties. This policy is implemented on a parcel-by-parcel basis and is aimed at reducing losses through the systematic removal of repetitively flooded structures within high-risk areas. Property owners participate on a voluntary basis. Floodplains are then utilized and preserved for greenways, open space, recreation, floodwater accommodation, wildlife habitat, agriculture, and for temporary uses. The use of floodplain conservation easements is strongly encouraged. The County will continue to target repetitive loss properties and floodways for Federal Emergency Management Agency acquisition programs in Special Flood Hazard Areas (SFHAs) and establish open space restrictions to prevent further development in these high-risk areas.

In the City and Boroughs and for historic structures, retrofitting and floodproofing measures will be evaluated on a project-by-project basis.

### ***6.1.3 Emergency Service Measures-Countywide***

In addition to a statewide Emergency Operations Plan (EOP), which governs interdepartmental responsibilities during a disaster event, County and local emergency management coordinators prepare Emergency Operations Plans (EOPs) as a requirement of PEMA's annual Statement of Work. Emergency Operations Plans (EOPs) emphasize post-disaster response and recovery by defining the roles and responsibilities of first responders, program administrators, and government officials during a disaster event. All Lycoming County municipalities are dependent upon federal assistance with post-disaster clean up and recovery in the event of major disasters. Mitigation does not diminish the role of the first responder or emergency management coordinator. On the contrary, by assessing risks and vulnerabilities, mitigation plans provide a valuable management tool to local and county emergency management agencies. It is the policy of the County of Lycoming Emergency Management to continue to lead the County's emergency response and preparedness planning efforts and to oversee the deployment of advance warning technology.

### ***6.1.4 Structural Projects-Countywide***

Structural flood control projects that are forwarded by the County are those that protect properties located within special flood hazard areas while providing a positive benefit cost ratio. Where possible, targeted acquisition of repetitive loss properties should be pursued as a preferable first line of defense and floodplain development regulations modified to exceed NFIP minimum standards to prevent the need for structural projects. Natural streambank stabilization and stormwater management projects are warranted special attention. Identification of priorities will be based on appropriate engineering, environmental, economic and other appropriate reports that go beyond the scope of this plan. Act 167 plans will identify hydraulic bottlenecks problems for potential structural correction. However, this act does not provide a mechanism for implementation. Identification of problems through this process will help to prioritize drainage and stormwater management. The County will continue to identify and advance high priority structural projects to protect flood prone areas. Stormwater management structural projects will be consistent with Best Management Practices (BMPs). Streambank stabilization projects will be environmentally sound projects that rely on natural means of protection if possible.

### ***6.1.5 Natural Resource Protection-Countywide***

The County will promote the protection of natural resources from the adverse effects of hazards. Wellhead protection programs and drinking water supply programs will be developed as consistent with the County Water Supply Plan. Preservation of natural wetlands will be a priority. Wetlands help to dissipate a river's energy and protect against erosion. To protect the natural and beneficial function of floodplains, natural wetlands should be protected for future development. Upstream of floodplains, wetlands help hold water flow and release it without hindering health and safety.

### ***6.1.6 Public Information-Countywide***

Regardless of the money expended to protect properties or remove people from harm's way, the random occurrence of natural and technological hazards will continue to threaten each individual. Long-term risk reduction requires individuals to take personal responsibility for their safety. Hazard mitigation acknowledges the role of the individual and emphasizes the need to balance property protection with public education. It is important to maintain educational initiatives and self-help strategies that can improve the public's understanding of hazards and their associated impacts. The County of Lycoming seeks to inform the public of all aspects of hazard mitigation planning with particular emphasis upon self-help measures. The County recognizes that an informed public is the most cost effective hazard mitigation tool.

### ***6.1.7 Traffic and Roadway Hazards***

About 25 traffic and roadway concerns have been identified through the Hazard Mitigation Opportunity Questionnaire process. These hazards lie outside the scope of this plan. A list of these concerns will be forwarded to the WATS Committee through the LCPC Transportation Planner and to PennDOT.

## ***6.2 Watershed Hazard Mitigation Opportunities***

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The following projects directly benefit watersheds or the municipalities within them. The HMO's are incorporated into the ranked spreadsheets at the beginning of **Section 7**.

### ***6.2.1 Boroughs and City of the West Branch of the Susquehanna***

Situated at the confluence of tributary Creeks and the West Branch Susquehanna River, the City of Williamsport and the Boroughs of Lycoming County are faced with periodic flooding problems. The West Branch of the Susquehanna exceeds other watersheds in Lycoming County regarding the number of flood prone structures due to the concentrated development of the boroughs. Of these boroughs, Jersey Shore, Muncy and Montgomery have the greatest number of structures in the regulatory flood zones. Base Flood Elevations (BFEs) exceed first floor elevation by as much as 10-12 feet in some of these areas. Luckily, flood-warning times for the river tend to be longer than the times on the "flashier" creeks. These flood prone boroughs face a unique set of mitigation problems. With 48.3% of the population of Jersey Shore, 39.3% of Muncy Borough and 28.4% of Montgomery in the regulatory flood plain, acquisition and demolition programs and severe restrictions that prevent property owners from rebuilding after flood events would eventually destroy these municipalities. Relatively little undeveloped area outside of the floodplain remains in these municipalities. Hence, acquisition and relocation programs are not feasible without deteriorating the boroughs. With FEMA and PEMA HMGP support, the Borough of Muncy was able to implement a successful damage minimization program. Forty-six structures were retrofitted. At a materials and labor cost of about \$20,000 per structure, these properties had utilities raised above the BFEs. Several of the historical structures were able to accomplish this in a style consistent with the existing facades. In some cases, furnaces and electrical service boxes were placed in attics or on raised platforms within spare bedrooms. Other property owners constructed a small utility



addition on piers to house heating plants, water heaters and washer and dryers. Although this approach does not permanently remove the structures and contents from harm's way, it does allow the costliest of the insurable items to be elevated above the areas likely to receive floodwaters, thus reducing potential flood damages and allowing residents to evacuate more quickly without delays to rescue appliances. It also allows preservation of historic structures and established neighborhoods. Preservation of the downtown business districts in these Boroughs is consistent with Rendell's revitalization concepts. By retrofitting rather than demolishing historic structures, the community character of our earliest settlements is maintained.

Sewage treatment plants and transfer stations for these flood-prone boroughs are often located in the regulatory floodplain. Representatives of Boroughs of Duboistown, Montgomery and Jersey Shore all called out the vulnerability of sewage treatment or transfer facilities from flood damages. The discharge of raw sewage into waterways is a major pollution problem during flood events. There is a need for evaluation of measures that can be taken to reduce this major threat to health and public safety. Lack of properly functioning sewage facilities delays return of residents to their homes. Business operations cannot be resumed until this service is restored. These delays increase the residual costs of flood events.

Most of these boroughs have several areas that are the earliest, hardest hit. The City and the boroughs may benefit from applying the same "acquire and demolish" strategies that have been successful in the townships to these structures. These areas would be designated as open space and used for parks and recreation to the benefit of all residents. Many boroughs have designated acquisition areas. These areas were determined on the basis of public safety for the respective areas.

The City and most of the boroughs were developed where a stream confluences with the West Branch. These streams tend to flood more frequently and more readily than the River. They are often mapped on the FIRMs as approximate floodplains. Many were designated before modern techniques were established. They provide difficulty in regulating development since there are no established BFEs or floodways. The community's frequently invest significant sums into temporary fixes such as dredging these waterways. Muncy has Glade Run. Jersey Shore has Lawshee Run. Williamsport has multiple problems related to Grafius Run and other small tributaries. The Borough of Montgomery is built around Black Hole Creek, which overflowed its banks as a result of Hurricane Dennis in 1999 creating havoc for the community. Duboistown has recurrent problems related to Mosquito Creek.

In the cases that there are no detailed flood insurance studies, they would be of regulatory benefit in these communities. Engineering analysis to determine the usefulness and benefit cost ratio of structural interventions such as berms or streambank stabilization projects may also be of benefit to these communities.

### 6.2.2 Lycoming Creek

With eighty percent (80%) of the repetitive loss properties in the County located in the Lycoming Creek valley, the development and implementation of mitigation strategies in this corridor remain an obvious priority. With twenty-six percent (26%) of the County's flood prone buildings lying in this corridor, the extent of the flood threat is significant, especially when it is taken into consideration that estimated warning time for the residents in this valley is limited to 1.5 hours of warning even after installation of the Automated Flood Warning System. All 6 deaths related to the 1996 tragic flood event were in the Lycoming Creek corridor.

This area is in the midst of significant suburban development. Route 15 which is slated to be part of the Interstate 99 corridor runs through the valley making it a candidate for commercial development should flood protection be developed. Additionally, due in part to the development press in the Southern end of the valley, Old Lycoming Township and Loysock Township have full time staff at their disposal to forward projects in the corridor. The valley has a long-term progressive approach to many mitigation projects. The five townships that make up the southern part of the corridor have joined as partners to develop the Lower Lycoming Flood Damage Reduction Plan. The priorities developed in this plan follow. Projects were ranked by the municipalities on an A B C basis with A being the highest priority.

#### Lower Lycoming Plan Priorities:

| Preventative Activities Action                                 | Lew | Hep | Lyc | Loy | OLT |
|--|-----|-----|-----|-----|-----|
| Adopt disaster resistant sustainable community strategy        | A   | A   | A   | A   | A   |
| Evaluate gravel deposition flooding and alternative solutions  | A   | A   | A   | A   | A   |
| Incorp. Hazard Mit objectives into Comp Plans & CIPs           | B   | B   | B   | B   | B   |
| Adopt "official map" defining acq, retrofit, & relocation area | A   | A   | A   | A   | A   |
| Improve FP management practices                                | A   | A   | A   | A   | A   |
| Adopt "no basement zone" in 500-yr FP & alluvial soils         | A   | A   | A   | A   | A   |
| Acquire FW properties for Greenway Open Space                  | C   | C   | C   | C   | C   |
| Adopt flood damage reduction construction code                 | B   | B   | B   | B   | B   |
| Maintain property flood damage/loss/history permit track       | A   | A   | A   | A   | A   |
| Develop & implement Stormwater Mgmt Plan                       | B   | B   | B   | B   | B   |
| Regularly clean & maintain drainage culverts                   | A   | A   | A   | A   | A   |

| Property Protection Action                                     | Lew | Hep | Lyc | Loy | OLT |
|--|-----|-----|-----|-----|-----|
| Implement planned acquisitions, retrofits, relocs via FMA/HMGP | A   | A   | A   | A   | A   |
| Acquire FW land for Lower Lycoming US ACE project              | A   | A   | A   | A   | A   |
| Protect or remove repetitive loss and FW properties            | A   | A   | A   | A   | A   |
| Assist in relocation of historically significant structures    | B   | B   | B   | B   | B   |
| Seek funding to retrofit floodprone homes/businesses           | C   | C   | C   | C   | C   |
| Promote NFIP & CRS participation                               | A   | A   | A   | A   | A   |

| <b>Emergency Services Action</b>                                   | <b>Lew</b> | <b>Hep</b> | <b>Lyc</b> | <b>Loy</b> | <b>OLT</b> |
|--|------------|------------|------------|------------|------------|
| Improve flood warning to residents & business owners               | A          | A          | A          | A          | A          |
| Improve emergency response procedures                              | A          | A          | A          | A          | A          |
| Coordinate evacuation plans w/ major employers                     | A          | A          | A          | A          | A          |
| Provide emerg. alert radios to critical facility operators         | A          | A          | A          | A          | A          |
| Protect critical facilities etc. during an event                   | A          | A          | A          | A          | A          |
| Conduct detailed vulnerability assessment of crit. facilities, etc | B          | B          | B          | B          | B          |
| Make vulnerable crit. facilities, etc. disaster resistant          | C          | C          | C          | C          | C          |
| Build disaster resistant public infrastructure                     | B          | B          | B          | B          | B          |
| Seek funds to protect public sewer, water, critical facilities.    | C          | C          | C          | C          | C          |

| <b>Structural Projects Action</b>                           | <b>Lew</b> | <b>Hep</b> | <b>Lyc</b> | <b>Loy</b> | <b>OLT</b> |
|---|------------|------------|------------|------------|------------|
| Secure funding partners to implement Lyco Creek Project     | A          | A          | A          | A          | A          |
| Implement 5-component Heshbon-Hepburnville plan             | A          | A          | A          | A          | A          |
| Design concept for Lower Lyco Creek project                 | B          | B          | B          | B          | B          |
| Evaluate structural solutions for other at risk "hot spots" | B          | C          | C          | C          | C          |
| Eval & upgrade trans infrastructure to reduce damages       | B          | B          | B          | B          | B          |
| Organize joint-entity to manage flood protection            | C          | C          | C          | C          | C          |
| Incorp. haz. mit. needs into capital investment plan        | A          | A          | A          | A          | A          |

| <b>Natural Resource Protection Action</b>                           | <b>Lew</b> | <b>Hep</b> | <b>Lyc</b> | <b>Loy</b> | <b>OLT</b> |
|---|------------|------------|------------|------------|------------|
| Promote natural functioning of FP, wetlands, etc.                   | A          | A          | A          | A          | A          |
| Implement multi-objective watershed management approach             | A          | A          | A          | A          | A          |
| Implement BMPs to protect natural functioning of FPs                | A          | A          | A          | A          | A          |
| Assist in organization of Lycoming Creek Watershed Assoc.           | A          | A          | A          | A          | A          |
| Co-sponsor and support watershed clean-up events                    | A          | A          | A          | A          | A          |
| Seek funds for riparian buffers, E&S control, and stabilizing banks | B          | B          | B          | B          | B          |
| Assist in converting LLC FW land to greenway park                   | C          | C          | C          | C          | C          |

| <b>Public Information Action</b>                                | <b>Lew</b> | <b>Hep</b> | <b>Lyc</b> | <b>Loy</b> | <b>OLT</b> |
|---|------------|------------|------------|------------|------------|
| Promote building safe sustainable community initiatives         | A          | A          | A          | A          | A          |
| Educate Public about "what to do" if floods occur               | A          | A          | A          | A          | A          |
| Provide hazard maps & promote Internet hazard mapping           | B          | B          | B          | B          | B          |
| Educate Public about NFIP, NFIS, and FIRM (flood maps)          | A          | A          | A          | A          | A          |
| Publish newsletter / brochure to improve emergency preparedness | A          | A          | A          | A          | A          |
| Provide "how to retrofit" self-help literature to residents     | A          | A          | A          | A          | A          |
| Encourage alert radio use by homeowners                         | A          | A          | A          | A          | A          |
| Place flood of record monuments around damage centers           | B          | B          | B          | B          | B          |
| Sponsor environmental education & watershed mgmt workshops      | B          | B          | B          | B          | B          |

This strong partnership is being carried over into the Lower Lycoming Flood Damage Reduction Project Feasibility study. It is a Section 205 Army Corps of Engineers flood damage reduction project. Lycoming County is serving as the non-Federal sponsor in partnership with PA DEP and the five Townships of Lewis, Lycoming, Hepburn, Loyalsock and Old Lycoming. The feasibility study will evaluate mitigation options such as structural projects, streambank stabilization, and natural channel restoration.

There is strong public support in Old Lycoming Township for potential mitigation projects. This was witnessed by the turnout for public meeting on this plan. The significant majority of attendees were from Old Lycoming Township.

McIntyre Township is now reaping the benefits of a major flood control project in the Village of Ralston.

### ***6.2.3 Townships of the West Branch of the Susquehanna***

Many of the townships in the West Branch valley geographically surround boroughs. If these areas have access to infrastructure, they may have same population density as the boroughs. However, they have one significant difference. Generally, Townships have more available vacant land to allow for relocation of uses outside of floodplains. Hence, they may be more suitable for traditional acquisition and demolition programs to mitigate flood damages, reduce threats to public safety, and reduce recovery costs.

With Routes 15, 180 and 220 passing through these municipalities, as well as the Norfolk Southern Railroad, concerns about interstate traffic hazards and about Haz Mat transport arise. Specific areas of concern were highlighted by individual municipalities. Of particular note are Clinton Township's business area flood and stormwater issues; the fuel tank farm in Armstrong Township within the floodplain and related pollution issues and potential development at confluences of tributaries that are subject to extreme river backwater flooding, and maintaining current evacuation and emergency procedures for the Lycoming Mall.

### ***6.2.4 Pine Creek***

With Routes 44 and 414 lying north/south on a path near the Pine Creek Rail/Trail and Pine Creek, tourism and recreation becomes intertwined with mitigation issues. Geographic isolation combined with increased exposure to hazards due to tourism and lagging infrastructure make Preventive Activity and Emergency Preparedness emerge as preferred mitigation alternatives. Perhaps more important than the remote geographical location of the Townships of Northern Pine Creek, is the extremely limited number of people capable and willing to respond to any government service need in the Valley. On any give day, if an emergency were to develop, there are, at most, only six (6) trained emergency responders (fire, medical and rescue combined) available for response from local organizations in the area from Waterville to Cedar Run. This lack of available volunteer first responders increases the need for multi-municipal planning and coordination.

The prominence of flood prone campgrounds in this area that is afforded only about 5 hours of flood warning time creates multiple public safety issues. Many of these campgrounds are pre-FIRM and were not originally stringently permitted. Evacuation issues, development of adequate shelters and stocks of supplies become prominent issues. Clear posting and distribution of evacuation procedures must be made available to tourists who are unfamiliar with the area.

The Pine Creek Valley is blessed with expanses of forested areas drawing tourism and the potential for wildfires fires. The narrow, steep sided valley is prone to rock slides and snow and sleet slides. Last winter, highway workers were rescued from Rte 414 as they became trapped by road closures due to sleet slides.

Because of the desirability of property adjacent to the Pine Creek Rail Trail, it is imperative that ordinance restrictions govern the careful development of land in this valley for aesthetic as well as safety benefits. Accurate flood mapping is step one to flood mitigation planning. the flood insurance restudy stopped short of the many flood prone campgrounds on Pine Creek increasing difficulties with evacuation planning and zoning enforcement.

Disaster preparedness becomes tantamount in this valley. Careful attention to keeping the Pine Creek valley up-to-date on preparedness includes measures such as adequate emergency operation locations, shelters prepared for temporary isolation, evacuation planning for permanent residents as well as visiting recreational vehicles and their occupants, contingency planning to assure that emergency procedures will hold up if key players are not available, response personnel training, and support from utilities.

#### ***6.2.5 Loyalsock Creek***

The Feasibility Study for the Montoursville Levee is nearing completion. The US ACE will be recommending cost effective means to reduce damages within the Borough, and possibly in Loyalsock Township, as a result of this Study.

Retrofitting of utilities and elevation of structures in Upper Fairfield Township and nearby areas could be of benefit. Loyalsock Creek floodway areas are characterized by recreational cabins. Care needs to taken to avoid the conversion of these structures to permanent residences and to prevent further floodway development. Approximate floodplain mapping in some of the villages and settlements in this valley hinders proper regulation of floodplain development and may exclude properties that regularly receive inundation. Debris removal from the main stem of the Creek as well as areas near bridges in the tributaries is needed as a regular maintenance project. Often, watershed associations will partner with local municipalities to accomplish this task.

Removal of a dam and spillway removal from Big Bear Creek to save Dunwoody Road, a main evacuation route, and to allow creek to return to original course has been proposed as well as correction of numerous drainage problems throughout the watershed.

### ***6.2.6 Muncy Creek***

Muncy Creek is “flashy” with low lying arterial roads that are often closed in relatively minor flood events, blocking access to the local hospital campus and hindering traffic flow. A positive determination of federal interest from the US ACE for streambank stabilization in Muncy Creek Township is lying dormant due to lack of local funding. Due to funding restrictions, the recent Flood Insurance restudy of Muncy Creek stopped short of the Shrewsbury Township line. This left Shrewsbury Township with outdated mapping that hinders mitigation planning and risk assessment for this area. Retrofitting of utilities and elevation of structures could prove beneficial in Picture Rocks and other areas along Muncy Creek plagued by recurrent low level flooding. Replacement of the Route 405 Bridge at a higher elevation provides a major step forward for mitigation the eastern end of the County.

### ***6.2.7 Larry’s Creek***

The Larry’s Creek watershed is relatively unpopulated in its northernmost reaches. A number of settlements have developed in the three miles from the confluence of Larry’s Creek with the West Branch. Rte 287, the main route to these settlements, is a relatively low-lying roadway following a north south path along the Creek. In Piatt Township, Rte 287 is frequently closed due to very deep backwater from the West Branch of the Susquehanna. This condition provides limitations to the wisdom of development near this confluence, which is located at a high traffic intersection of Routes 220 and 287.

The Larry’s Creek approximate floodplain shown on the March 16, 2004 FIRM yielded a much larger floodplain than local testimony supports. This condition provides difficulties in permitting and creates a hardship for local property owners who may be regulated unnecessarily. Further evaluation of the results of the approximate floodplain in Mifflin Township and the Borough of Salladasburg is warranted in order to provide flood plain delineation that local municipal officials, permit officers and lenders can support in good conscience.

## ***7.0 Hazard Mitigation Opportunities and Priorities***

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The following is a spreadsheet summarizing all Hazard Mitigation Opportunities that were developed through the hazard plan development process. These are ranked according to countywide priority. Municipalities may use the “Municipal Priority” Column to rank according to local priorities. This spreadsheet is sorted by Watershed in **Appendix H**. Project descriptions follow including: within priority 2, specific property protection projects (starting on page 116) and within priority 7, specific structural projects (starting on page 193).

| Countywide Priority | Municipal Priority | Proj #      | Municipality   | Hazard | Page              | Project  |
|---------------------|--------------------|-------------|--|--------|-------------------|--|
| 1                   |                    | SP 11 NRP 5 | Lower Lycoming (Lewis, Lycoming, Hepburn, Loyalsock, Old Lycoming) & County Plan | Flood  | 100               | <b>Lower Lycoming Flood Damage Reduction Project:</b> Implement damage reduction measures to improve conveyance capacity and to protect the densely populated communities of the Lycoming Creek watershed. Identify environmentally sound flood damage reduction measures in the Lycoming Creek watershed.   |
| 1                   |                    | SP 12       | County Plan & Borough of Montoursville   |        | 101               | <b>Montoursville Levee:</b> To reduce flood hazards to existing properties, minimize post-disaster expenditures, and improve the County's capacity for emergency preparedness, response and recovery, construct a flood protection levee along the Loyalsock Creek to accommodate a new airport access road. |
| 1                   |                    | NRP 4       | County Plan  | Storm  | 102               | Work with local authorities to identify Inflow & Infiltration problems within sanitary sewer and stormwater systems.   |
| 1                   |                    | ES 9        | McHenry, Watson  | Multi  | 103<br>104        | Road closure: need ADA compliant public emergency shelter and provisions   |
| 1                   |                    | ES 15       | Jersey Shore, Piatt, Porter, & County Plan                                       | Flood  | 105<br>106<br>107 | Improve dissemination of warnings for the County Flood Warning System Upgrade  |
| 1                   |                    | ES18a       | County Plan, Duboistown  | Multi  | 108               | Encourage use of Weather Radios  |
| 1                   |                    | ES 28       | County Plan  | Flood  | 109               | Continue to inspect high hazard dams & to update downstream dam evacuation plans   |
| 1                   |                    | PA 3        | County Plan  | Multi  | 110               | Incorporate mitigation planning within Comprehensive Planning  |
| 1                   |                    | PI 10       | County Plan  | Flood  | 111               | Reestablish the flood map service on the County web site using FEMA's FIRM delineations  |
| 1                   |                    | PI 17       | Mifflin  | Flood  | 112               | Evaluate A zone on Larry's Creek   |
| 1                   |                    | ES 5        | County Plan  | Multi  | 113               | Comprehensive School Safety & Critical Incident Management Program   |
|                     |                    |             |  |        |                   |  |
|                     |                    |             |  |        |                   |  |



| County-wide Priority | Municipal Priority | Proj # | Municipality      | Hazard | Page       | Project   |
|----------------------|--------------------|--------|-------------------|--------|------------|---|
| 2                    |                    | PP     | County Plan       | Flood  | 114-140    | Continue County policy of property protection through acquisition and demolition, relocation, retrofitting, floodproofing as prioritized on the Property Protection Spreadsheet |
| 2                    |                    | NRP 3  | County Plan       | Multi  | 141        | Adopt a Countywide Stormwater Management Ordinance and advocate Best Management Practices (BMPS) with quantity and rate.  |
| 2                    |                    | ES 1   | County Plan       | Multi  | 142        | Enlargement of County Emergency Operations Center (EOC)   |
| 2                    |                    | ES 26  | County Plan       | Multi  | 143        | Develop continuity of government plans for the County and other levels of government  |
| 2                    |                    | ES 27  | County Plan       | Multi  | 144        | Develop emergency plans to maintain operations at critical facilities (hospitals, police, fire)   |
| 2                    |                    | PA 7   | County Plan       | Flood  | 145        | Amend Ordinances to prohibit or regulate the development of new flood prone campgrounds and to provide for public safety concerns in existing facilities                        |
| 2                    |                    | PA 8   | County Plan       | Flood  | 146        | Use technology to identify NFIP violations and strictly enforce Floodplain Management Ordinance for municipalities under contract with the County for Floodplain Management     |
| 2                    |                    | PA 10  | County Plan       | Flood  | 147        | Promote exceeding NFIP minimums in County and local floodplain management ordinances.   |
| 2                    |                    | PA 12  | County Plan       | Multi  | 148        | Amend County and municipal land use regulations to be consistent with sound land use principles and the latest best management principles                                       |
| 2                    |                    | PA 16  | County Plan       | Multi  | 149        | Incorporate mitigation projects into County Capital Investment Process  |
| 2                    |                    | PI 5   | County Plan       | Flood  | 150        | Participation in the CRS program. The County will provide assistance to communities to participate in the NFIP's Community Rating System  |
| 2                    |                    | ES 11  | Cummings, McHenry | Multi  | 151<br>152 | Road closure: need improved evac/egress rte designation and maintenance/  |
|                      |                    |        |                   |        |            |   |
|                      |                    |        |                   |        |            |   |
|                      |                    |        |                   |        |            |   |

| County-wide Priority | Municipal Priority | Proj # | Municipality | Hazard      | Page | Project  |
|----------------------|--------------------|--------|--------------|-------------|------|--|
| 3                    |                    | ES 4   | County Plan  | Multi       | 153  | Coroner's Office Response Planning included in Emergency Operations Plans  |
| 3                    |                    | ES 13  | County Plan  | Flood       | 154  | Provide assistance with development of evacuation plans for flood-prone campgrounds  |
| 3                    |                    | PA 14  | County Plan  | Subsidence  | 155  | Discourage or control development in areas of carbonate geology  |
| 3                    |                    | PA 19  | Piatt        | Multi       | 156  | Prevent commercial development in backwater areas.   |
| 3                    |                    | PI 4   | County Plan  | Multi       | 157  | Continue to promote the benefits of property protection among homeowners and businesses in Lycoming County   |
| 3                    |                    | PI 9   | County Plan  | Flood       | 158  | Identify and maintain elevation reference marks  |
| 3                    |                    | PI 11  | County Plan  | Multi       | 159  | Develop a comprehensive vulnerability analysis survey and risk matrix that local municipalities can utilize to conduct and update their own risk assessments |
| 3                    |                    | PA 5   | Pine         | Haz Mat     | 160  | Identify and assess hazards  |
| 3                    |                    | PI 18  | County Plan  | Flood       | 161  | Establish monuments in communities to show the extent of flood inundation suffered in the flood of record  |
| 3                    |                    |        | Watson       | Forest Fire | 162  | Forest Fire Awareness/ Prevention  |
| 3                    |                    | PA 9   | County Plan  | Flood       | 163  | Use technology to assist municipalities to identify NFIP violations and strictly enforce Floodplain Management Ordinances                                    |
|                      |                    |        |              |             |      |  |
|                      |                    |        |              |             |      |  |
|                      |                    |        |              |             |      |  |

| County-wide Priority | Municipal Priority | Proj # | Municipality   | Hazard | Page        | Project  |
|----------------------|--------------------|--------|--|--------|-------------|--|
|                      | 4                  | ES 3   | County Plan  | Fire   | 164         | Encourage expanded participation in a County-administered fire incident reporting system that builds upon the framework developed by the State Fire Academy and State Fire Commissioner's Office |
|                      | 4                  |        | Armstrong, Cummings, Jackson, Jersey Shore, Loyalsock, McHenry, Porter   | Multi  | 165<br>166  | EMA equipment, materials and clothing; Training, multi-municipal coordination and response planning  |
|                      | 4                  | ES 12  | Twp of Muncy   | Multi  | 167         | Lycoming Mall/ business area: re-evaluate evacuation plans   |
|                      | 4                  | ES 14  | County Plan  | Flood  | 168         | Utilize Forecasting Modeling & Inundation Mapping to predict potential flood damage centers and to provide advance telephone notification to at-risk populations                                 |
|                      | 4                  | PA 1   | Boro of Duboistown, Twps of Eldred, Fairfield, Lewis, Pine, Plunkett's Creek, Muncy, Upper Fairfield, Washington | Flood  | 169-<br>174 | Debris removal from flooding sources, ditches and culverts as needed   |
|                      | 4                  |        | McHenry  | Multi  | 175         | Develop a multi-agency/ multi-municipal EOP for multiple hazards in the heart of Pine Creek Valley.  |
|                      |                    |        |  |        |             |  |
|                      |                    |        |  |        |             |  |
|                      |                    |        |  |        |             |  |

| County-wide Priority | Municipal Priority | Proj # | Municipality   | Hazard                             | Page    | Project  |
|----------------------|--------------------|--------|--|------------------------------------|---------|--|
| 5                    |                    | NRP 2  | County Plan  | Multi                              | 176     | Encourage implementation of the County's Water Supply Plan to include development of wellhead protection programs throughout the County  |
| 5                    |                    | PI 13  | Boro of Jersey Shore, Limestone, Loyalsock, Mifflin, Old Lycoming, Salladasburg, Upper Fairfield & County Plan | Flood                              | 177     | Continue to work for remapping of A Zones that need mapping updates. (Lawshee Run, Larry's Creek, Kaiser and Mill Creeks, Bottle Run and other populated general floodplain areas) |
| 5                    |                    | PI 14  | McHenry, Shrewsbury & County goal  | Flood                              | 178-179 | Work for restudy of floodplains that need mapping updates (No. Pine Creek, Muncy Creek, etc.)  |
| 5                    |                    | PA 15  | County Plan  | Airport Hazard                     | 180     | Review County and municipal ordinances to control potential hazards in airport hazard areas  |
| 5                    |                    | PA 13  | Watson   | Other: dumping/ abandoned vehicles | 181     | Ordinances/fine structure/ community watch   |
| 5                    |                    | ES 7   | Old Lycoming   | Haz Mat                            | 182     | EOP to deal with potential closure of Rte 15   |
|                      |                    |        |  |                                    |         |  |
|                      |                    |        |  |                                    |         |  |
|                      |                    |        |  |                                    |         |  |
|                      |                    |        |  |                                    |         |  |
|                      |                    |        |  |                                    |         |  |
|                      |                    |        |  |                                    |         |  |
|                      |                    |        |  |                                    |         |  |

| County-wide Priority | Municipal Priority | Proj # | Municipality      | Hazard     | Page        | Project   |
|----------------------|--------------------|--------|-------------------|------------|-------------|---|
| 6                    |                    | PI 3   | County Plan       | Subsidence | 183         | Work with municipal zoning administrators, planning commissions, and municipal officials to restrict development near sinkholes, areas of potential subsidence, and on steep and severe slopes.           |
| 6                    |                    | PI 2   | County Plan       | Multi      | 184         | Secure state funding to support the development of watershed associations   |
| 6                    |                    | PA 4   | County Plan       | Storm      | 185         | Continue to develop stormwater management plans for each watershed in the County  |
| 6                    |                    | PI 6   | County Plan       | Multi      | 186         | Encourage preparedness on an individual household level through enhanced public education programs.   |
| 6                    |                    | ES 25  | County Plan       | Multi      | 187         | Develop emergency plans for maintaining operations at businesses.   |
| 6                    |                    | ES 19  | Armstrong         | Multi      | 188         | Mitigate dangers posed by Fuel Storage Tank Farm  |
| 6                    |                    | ES 20  | County Plan       | Multi      | 189         | Continue working with the Department of Agriculture to protect our food supply  |
| 6                    |                    | ES 8   | Hughesville, Wolf | HazMat     | 190<br>191  | Routing of trucks carrying Haz Mat to avoid populated areas.  |
|                      |                    |        |                   |            |             |   |
|                      |                    |        |                   |            |             |   |
|                      |                    |        |                   |            |             |   |
| 7                    |                    | ES 6   | County Plan       | Multi      | 192         | Develop GIS layer of wind direction and velocity patterns for use in potential Terrorist and HAZ-MAT situations.  |
| 7                    |                    | PA 20  | Platt             | Haz Mat    | 193         | Enforce zoning regs regarding junkyards   |
| 7                    |                    | SP     | County Plan       |            | 194-<br>215 | Recommend that engineering reports be developed to determine if municipally proposed structural projects are feasible, worthwhile and cost effective. (See attached list of proposed structural projects) |
|                      |                    |        |                   |            |             |   |
|                      |                    |        |                   |            |             |   |

| County-wide Priority | Municipal Priority | Proj # | Municipality   | Hazard                   | Page    | Project  |
|----------------------|--------------------|--------|--|--------------------------|---------|--|
| 8                    |                    | PA 18  | Muncy Cr   | Flood                    | 216     | <i>Mandate with financial assistance that utilities and major appliances be elevated above reg flood</i> |
| 8                    |                    | PI 15  | County Plan  | Tornadoes/<br>Windstorms | 217     | <i>Stabilize homes susceptible to flood damage and high-speed winds.</i>                                 |
| 8                    |                    | PI 16  | County Plan  | Terrorism                | 218     | <i>Encourage damage resistant construction to potentially reduce damages from terrorist acts.</i>        |
|                      |                    |        |  |                          |         |  |
|                      |                    |        |  |                          |         |  |
|                      |                    |        |  |                          |         |  |
| County-wide Priority | Municipal Priority | Proj # | Municipality   | Hazard                   |         | Project  |
|                      |                    |        |  |                          |         |  |
|                      |                    |        |  |                          |         |  |
| County-wide Priority | Municipal Priority | Proj # | Municipality   | Hazard                   |         | Project  |
| 10                   |                    | PA 2   | Hughesville, Muncy Creek Township, Old Lycoming & Wolf Townships | Flood                    | 219-222 | <i>Where appropriate, removal of vegetation and gravel bars in the Creek at bridges</i>                  |
|                      |                    |        |  |                          |         |  |
|                      |                    |        |  |                          |         |  |
|                      |                    |        |  |                          |         |  |
|                      |                    |        |  |                          |         |  |

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:**

*CI LOWER LYCO FLOOD DAMAGE REDUCTION PROJECT US ACE FEASIBILITY STUDY*

**PROJECT CONTACT**

**NAME:** *Mary Ellen Rodgers/ William Kelly*  
**TITLE:** *Hazard Red Planner/ Economic Development Specialist*  
**AGENCY:** *County of Lycoming*  
**ADDRESS:** *48 West Third St*  
*Williamsport, PA*

**PHONE:** *570-320-2130*

**LOCATION OF PROJECT:** *See Map Book (Map 6)*

**Elevation** *NA* **certificate** *NA*

**Flood Insurance** *NA* **Date of verification**

**BRIEF DESCRIPTION OF PROJECT:**

*This project involves the review and recommendation of alternatives to reduce flood damages on Lycoming Creek. The study area includes the five Townships of Lewis, Lycoming, Hepburn, Old Lycoming and Loyalsock. Possible alternatives to be evaluated include but are not limited to natural streambank restoration, fluvial geomorphology, wetland restoration, detention or retention ponds, overbank flow channels, other structural alternatives and property protection measures.*

**Estimated Project Cost:** *\$3.6 M for the Feasibility Study*

**BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:**

*Lycoming Creek has repeatedly flooded causing loss of life, serious injury, business interruptions, and damage to property and infrastructure.*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE: Feasibility:** *PA DEP \$761K; County: \$733K; Lewis \$11K; Hepburn \$14K; Lycoming Township \$42 K; Old Lycoming Township \$143K; Loyalsock \$61K*

**Construction:** **TBD**

**COMMUNITY RANKING SCORE:**

*Lewis 1; Hepburn 1; Lycoming Township 1; Old Lycoming 1; Loyalsock 1  
Countywide 1*

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

DATE: 2004Nov1

NAME OF PROJECT: *MONTOURSVILLE PROJECT US ACE FEASIBILITY STUDY*

## PROJECT CONTACT

NAME: *Mary Ellen Rodgers/ Mark Murawski*  
TITLE: *Hazard Red Planner/ Transportation Planner*  
AGENCY: *County of Lycoming*  
ADDRESS: *48 West Third St,  
Williamsport, PA*  
PHONE: *570-320-2130*

LOCATION OF PROJECT: *See Map Book (Map 7)*

Elevation NA Certificate NA  
Flood Insurance NA Date of verification

## BRIEF DESCRIPTION OF PROJECT:

*Construct a flood protection levee along the Loyalsock Creek in conjunction with a new airport access road and railroad bridge replacement if deemed feasible through an US ACE Section 205 Project.*

Estimated Project Cost: *\$1.8 for the Feasibility Study*

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*This project would reduce flood hazards to existing properties, minimize post-disaster expenditures, and improve capacity for emergency preparedness, response and recovery. The Williamsport Regional Airport (WRA) supports commercial and corporate aircraft, and provides daily commuter service to Philadelphia. From I-180, Loyalsock Ave provides direct access to the airport terminal and parallels the Loyalsock Creek. Because Loyalsock Ave is heavily used for emergency services during flood events, inundation of the roadway could severely limit response capacity. Active rail lines that cross Loyalsock Ave further limit the airport's ability to maintain emergency operations in accordance with FAA standards.*

*US ACE has partnered with the County to determine the feasibility of constructing a flood protection levee system along the eastern edge of Loyalsock Creek. As non-Federal sponsor, the County has partnered with PA DEP and the Borough of Montoursville to provide the non-Federal cost share. If constructed, the dike system will accommodate a new airport access road. It will parallel the Lycoming Valley RR, connecting the WRA with I-180 at Warrensville Rd. With primary access to the Airport protected, a new combination highway/railroad bridge will be constructed over Loyalsock Creek. The existing bridge is a flood hazard and will be removed. The new bridge will reduce traffic congestion in Montoursville and provide secondary access to the WRA.*

## SOURCE OF FUNDING FOR NON-FEDERAL SHARE OF FEASIBILITY STUDY:

*PA DEP, County of Lycoming, Borough of Montoursville*

Construction: **TBD**

COMMUNITY RANKING SCORE: *Montoursville 1; Countywide 1*



# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** *Countywide 1: NRP4*

## PROJECT CONTACT

**NAME:** *Mary Ellen Rodgers*  
**TITLE:** *Hazard Red Planner*  
**AGENCY:** *County of Lycoming*  
**ADDRESS:** *48 West Third St*  
*Williamsport, PA*

**PHONE:** *570-320-2130*

**LOCATION OF PROJECT:** *Countywide*

**Elevation** *NA* **certificate** *NA*  
**Flood Insurance** *NA* **Date of verification**

## BRIEF DESCRIPTION OF PROJECT:

*Work with local authorities to identify Inflow & Infiltration problems within sanitary sewer and stormwater systems.*

**Estimated Project Cost:** *TBD*

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*During a flood, it is not uncommon for sewage to backup into houses through drainpipes. Areas of the County with documented I & I problems should be targeted for stormwater management planning and installation of sewer backflow valves. Sewer backflow valves temporarily prevent flow into a house and are relatively inexpensive to install. The Countywide Combined Sewer Overflow (CSO) study will provide information for ongoing evaluation of wet weather events.*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE OF FEASIBILITY STUDY:** *TBD*

**COMMUNITY RANKING SCORE:** *Countywide 1*

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** MCHENRY ES 004

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Paul Hoffmaster  
**TITLE:** Hazard Red Planner/ Township Supervisor  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA

**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** McHenry Township

**Elevation** NA **certificate** NA

**Flood Insurance** NA **Date of verification**

## BRIEF DESCRIPTION OF PROJECT:

Provide ADA Accessible multi-municipal shelter EMS Emergency Shelter for Central Pine Creek Valley

**Estimated Project Cost:** Minimal

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

Geographic isolation provides special concerns for Pine Creek communities. All hazards that affect the Township could result in prolonged closure of roads vital to evacuation or emergency access and travel. This creates significant risk/impact to resident and visitor populations. This project involves a needs assessment for a public emergency shelter and provisions and the development of this shelter should it be determined necessary.

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE OF FEASIBILITY STUDY:** TBD

**COMMUNITY RANKING SCORE:** McHenry Twp 6:2;Countywide 1

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** WATSON ES 004

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Paul Stitzer  
**TITLE:** Hazard Red Planner/ Watson Twp Planning Commission  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA

**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** Watson Township

**Elevation** NA **certificate** NA

**Flood Insurance** NA **Date of verification**

## BRIEF DESCRIPTION OF PROJECT:

*Emergency Shelter and EOC*

**Estimated Project Cost:** *Minimal*

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*Geographic isolation provides special concerns for Pine Creek communities. All hazards that affect the Township could result in prolonged closure of roads vital to evacuation or emergency access and travel. This creates significant risk/impact to resident and visitor populations. This project involves a needs assessment for a public emergency shelter and provisions and for a dedicated local EOC and for the development of this shelter and/or EOC should it be determined necessary.*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE OF FEASIBILITY STUDY:** *TBD*

**COMMUNITY RANKING SCORE:** *Watson Twp 1;*

*Shelter: Countywide 1*

*EOC: 6*

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** *Countywide 1: ES 15*

## PROJECT CONTACT

**NAME:** *Mary Ellen Rodgers*  
**TITLE:** *Hazard Red Planner*  
**AGENCY:** *County of Lycoming*  
**ADDRESS:** *48 West Third St*  
*Williamsport, PA*

**PHONE:** *570-320-2130*

**LOCATION OF PROJECT:** *Countywide*

**Elevation** *NA* **certificate** *NA*  
**Flood Insurance** *NA* **Date of verification**

## BRIEF DESCRIPTION OF PROJECT:

*Improve dissemination of warnings for the County Flood Warning System Upgrade.*

**Estimated Project Cost:** **TBD**

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*The County of Lycoming, in partnership with the National Weather Service (NWS) and the US Geological Survey (USGS), completed a system-wide upgrade of its successful County Flood Warning System, which has been in operation since the early 1970s. The upgrade includes 20 newly identified gage sites, many of which are located upstream of traditional damage centers in order to provide advance flood warning to downstream communities. Portions of the all-season automated flood warning system will be maintained by the US Geological Survey (USGS).*

*Phase II of the development of the County's Automated Flood Warning System includes a number of efforts to further augment the utility of the gauging and data gathering that has been put into in place. Means to post real time stream gage data on the Internet is in process. The County is also working to develop a means to automatically notify responders when there is a warning. As legislation makes the 911 databases of phone numbers for "Reverse 911" systems, the same system will be used to notify residents of flood prone properties of flood warnings. An automated message will provide timely information on safety precautions and possible evacuation measures to residents within flood hazard areas.*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE OF FEASIBILITY STUDY:** *TBD*

**COMMUNITY RANKING SCORE:** *Countywide 1*

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** *2004Nov1*

**NAME OF PROJECT:** *PIATT ES 0001*

## PROJECT CONTACT

**NAME:** *Mary Ellen Rodgers/ William Buttorf*  
**TITLE:** *Hazard Red Planner/ Township EMA*  
**AGENCY:** *County of Lycoming*  
**ADDRESS:** *48 West Third St*  
*Williamsport, PA*

**PHONE:** *570-320-2130*

**LOCATION OF PROJECT:** *Throughout Township*  
**Elevation NA** **certificate NA**  
**Flood Insurance** **Date of verification**

## BRIEF DESCRIPTION OF PROJECT:

*This project would involve create a warning system for the area.*

**Estimated Project Cost:** *TBD*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** *TBD*

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*There are three stages to warning: development of the hazard, threat recognition and warning dissemination. This project would support warning dissemination.*

## COMMUNITY RANKING SCORE:

*Piatt Priority 4*

*Countywide Priority: Flood Warning Dissemination Improvements 1; Other threats 3*

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

DATE: 2004Nov1

NAME OF PROJECT: PORTER ES 0001

## PROJECT CONTACT

NAME: Mary Ellen Rodgers/ William Buttorf  
TITLE: Hazard Red Planner/ Township EMA  
AGENCY: County of Lycoming  
ADDRESS: 48 West Third St  
Williamsport, PA  
PHONE: 570-320-2130

LOCATION OF PROJECT: Throughout Township  
Elevation NA certificate NA  
Flood Insurance Date of verification

## BRIEF DESCRIPTION OF PROJECT:

*This project would involve create a warning system for the area.*

Estimated Project Cost: TBD

SOURCE OF FUNDING FOR NON-FEDERAL SHARE: TBD

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*There are three stages to warning: development of the hazard, threat recognition and warning dissemination. This project would support warning dissemination.*

## COMMUNITY RANKING SCORE:

*Porter Priority 3  
Countywide Priority: Flood Warning Dissemination Improvements 1; Other threats 3*

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** *Countywide 1: ES18*

## PROJECT CONTACT

**NAME:** *Mary Ellen Rodgers*  
**TITLE:** *Hazard Red Planner*  
**AGENCY:** *County of Lycoming*  
**ADDRESS:** *48 West Third St*  
*Williamsport, PA*  
**PHONE:** *570-320-2130*

**LOCATION OF PROJECT:** *Countywide, Duboistown*

**Elevation** *NA* **certificate** *NA*  
**Flood Insurance** *NA* **Date of verification**

## BRIEF DESCRIPTION OF PROJECT:

*Encourage the use of weather radios.  
The Borough of Duboistown would like to see provision of cost share for weather radios in the Borough*

**Estimated Project Cost:** *TBD*

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*There are three stages to warning: development of the hazard, threat recognition and warning dissemination. This project would support warning dissemination. Through the use of weather radios, individual property owners are empowered to protect property and to provide for the personal safety of the household or business employees and patrons. This is a relatively inexpensive means for property owners to make important decisions...perhaps even to save lives. This is an absolutely fundamental requirement for taking responsibility for one's own household during a severe weather event.*

*The Duboistown Project would provide ready availability and a cost share toward weather radios to enhance preparedness for Borough residents. It is anticipated that property owners would participate and provide their cost share. With 507 structures in the Borough, provision of a 50% cost share toward Weather Radios with the SAME function (\$70 each) for half of those structures is estimated at \$8,900.*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE OF FEASIBILITY STUDY:** *TBD*

**COMMUNITY RANKING SCORE:** *Countywide 1*

*Duboistown 1;Countywide 1 (Use of Weather Radios)*

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** *Countywide 1: ES 28*

## PROJECT CONTACT

**NAME:** *Mary Ellen Rodgers*  
**TITLE:** *Hazard Red Planner*  
**AGENCY:** *County of Lycoming*  
**ADDRESS:** *48 West Third St*  
*Williamsport, PA*  
**PHONE:** *570-320-2130*

**LOCATION OF PROJECT:** *Countywide*

**Elevation** *NA* **certificate** *NA*  
**Flood Insurance** *NA* **Date of verification**

## BRIEF DESCRIPTION OF PROJECT:

*Continue to inspect high hazard dams and to maintain updated downstream dam evacuation plans.*

**Estimated Project Cost:**

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*In the event of dam failure, the potential energy stored behind even a small dam can cause loss of life and great property damage for those living downstream. Several dam failures in the 1970's caused the Nation to focus on inspecting and regulating these important structures. The County of Lycoming has 27 dams and reservoirs. Although none have been classified as "unsafe" through the National Dam Safety Program, seven (7) are considered "high hazard." For these "high hazard" dams, down dam evacuation plans have been completed and are regularly updated. Ongoing maintenance should minimize the chances of a dam failure in Lycoming County.*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE OF FEASIBILITY STUDY:** *TBD*

**COMMUNITY RANKING SCORE:** *Countywide 1*



# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** *Countywide 1: PA 3*

## **PROJECT CONTACT**

**NAME:** *Mary Ellen Rodgers*  
**TITLE:** *Hazard Red Planner*  
**AGENCY:** *County of Lycoming*  
**ADDRESS:** *48 West Third St*  
*Williamsport, PA*  
**PHONE:** *570-320-2130*

**LOCATION OF PROJECT:** *Countywide*

**Elevation** NA **certificate** NA  
**Flood Insurance** NA **Date of verification**

## **BRIEF DESCRIPTION OF PROJECT:**

*Incorporate mitigation planning within comprehensive planning.*

**Estimated Project Cost:**

## **BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:**

*Comprehensive Plans adopted by municipalities are useful guidelines for all aspects of community planning under Pennsylvania law. Recent amendments to the Municipalities Planning Code (MPC) place increased emphasis upon the role of comprehensive planning at both the county and local level. The MPC amendments give authority to state agencies to consider comprehensive plans (and zoning ordinances) when reviewing applications for the funding or permitting of infrastructure. The State Department of Environmental Protection (DEP) has already established policy promoting sound land use through its permitting and approval process. Other agencies are expected to follow suit. By incorporating mitigation planning within the comprehensive planning process, the County will establish a framework for implementation at the local level.*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE OF FEASIBILITY STUDY:** *TBD*

**COMMUNITY RANKING SCORE:** *Countywide 1*

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** *2004Nov1*

**NAME OF PROJECT:** *Countywide 1: PI10*

## PROJECT CONTACT

**NAME:** *Mary Ellen Rodgers*  
**TITLE:** *Hazard Red Planner*  
**AGENCY:** *County of Lycoming*  
**ADDRESS:** *48 West Third St*  
*Williamsport, PA*  
**PHONE:** *570-320-2130*

**LOCATION OF PROJECT:** *Countywide*

**Elevation** *NA* **certificate** *NA*  
**Flood Insurance** *NA* **Date of verification**

## BRIEF DESCRIPTION OF PROJECT:

*Reestablish the flood map service on the County web site using FEMA's FIRM delineations.*

**Estimated Project Cost:** *TBD*

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*The County will post flood maps with a parcel locator on its website, [www.lyco.org](http://www.lyco.org), in order to assist property owners, permit officers and planners make informed decisions concerning floodplain development and management.*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE OF FEASIBILITY STUDY:** *TBD*

**COMMUNITY RANKING SCORE:** *Countywide 1*

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** P117 (MIFFLIN MAP 0001)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Lloyd Forcey  
**TITLE:** Hazard Red Planner/ Supervisor  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA

**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** Larry's Creek, See Map Book (Maps 8-22)

**Elevation** NA **certificate** N  
**Flood Insurance** NA **Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

*This project involving the revisiting digital A zone flood map improvements based on field data is in process.*

**Estimated Project Cost:**

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:**

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*The Larry's Creek area through the Mifflin Township affects 69 structures. The FEMA FIRMs do not reflect flooding that agrees with local testimony. Gathering more accurate data on a property-by-property basis can cost individual homeowners as much as \$6,000.*

**COMMUNITY RANKING SCORE:** Mifflin Priority 1/Countywide Priority 5

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** *2004Nov1*

**NAME OF PROJECT:** *Countywide 1: ES 5*

## PROJECT CONTACT

**NAME:** *Mary Ellen Rodgers*  
**TITLE:** *Hazard Red Planner*  
**AGENCY:** *County of Lycoming*  
**ADDRESS:** *48 West Third St*  
*Williamsport, PA*  
**PHONE:** *570-320-2130*

**LOCATION OF PROJECT:** *Countywide*

**Elevation** *NA* **certificate** *NA*  
**Flood Insurance** *NA* **Date of verification**

## BRIEF DESCRIPTION OF PROJECT:

*Comprehensive School Safety & Critical Incident Management Program*

**Estimated Project Cost:**

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*This valuable program requires additional funding to continue training school personnel and students to be prepared in the event of an emergency.*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE OF FEASIBILITY STUDY:** *TBD*

**COMMUNITY RANKING SCORE:** *Countywide 1*



## Lycoming County Hazard Mitigation Plan

### Property Protection Priorities

| Priority | Munic. Priority | Proj. Type | Proj # | Municipality                                     | Hazard | Project   |
|----------|-----------------|------------|--------|--|--------|---|
| 1        |                 | Acq        | PP1    | Lycoming & Old Lycoming                          | Flood  | Acquisition of Floodway properties in the Heshbon -Hepburnville Area  |
| 2        |                 | Acq        | PP2    | Lewis  | Flood  | Acquisition or relocation of eligible properties (Willowan/ Bittner's)  |
| 3        |                 | Acq        | PP3    | Old Lycoming                                     | Flood  | Acquisition of Repetitive Loss properties in southern Old Lycoming Township                                   |
| 4        |                 | Acq        | PP4    | Hepburn  | Flood  | Acquisition of properties in submitted grant  |
| 5        |                 | Retro      | PP5    | Boros of Jersey Shore, Montgomery and Duboistown | Flood  | Improve Floodproofing of Sewage Treatment Plants/Transfer Stations in Jersey Shore, Montgomery and Duboistown |
| 6        |                 | Acq        | PP6    | Lewis  | Flood  | Acquisition of other repetitive loss or floodway properties   |
| 7        |                 | Retro      | PP7    | Boro of Jersey Shore                             | Flood  | Floodproofing residential and commercial properties including facility w 1 ton+ of chlorine                   |
| 8        |                 | Retro      | PP8    | Boro of Montgomery                               | Flood  | Retrofitting in Broad St. Area and at Robert Montgomery Housing Project                                       |
| 9        |                 | Acq        | PP9    | Boro of Muncy                                    | Flood  | Continue existing acquisition area  |
| 10       |                 | Retro      | PP10   | Boro of Muncy                                    | Flood  | Retrofitting of flood prone structures  |
| 11       |                 | Retro      | PP11   | Picture Rocks                                    | Flood  | Retrofit of flood prone structures  |
| 12       |                 | Retro      | PP12   | Upper Fairfield                                  | Flood  | Retrofit of flood prone structures  |
| 13       |                 | Retro      | PP13   | Muncy Cr   | Flood  | Mandate with financial assistance that utilities and major appliances be elevated above reg flood             |
| 14       |                 | Retro      | PP14   | Porter   | Flood  | Retrofitting  |
| 15       |                 | Retro      | PP15   | Twp of Brady                                     | Flood  | Retrofit Brady Township Community Center  |
| 16       |                 | Acq        | PP16   | Boro of Montgomery                               | Flood  | Targeted Acquisition and Demolition of Industrial Complex   |
| 17       |                 | Acq        | PP17   | Boro of Montgomery                               | Flood  | Acquisition and demo of West Houston Ave properties   |
| 18       |                 | Acq        | PP18   | Loyalsock  | Flood  | Acquisition of floodway and repetitive loss properties on Lycoming Creek (contingency)                        |
| 19       |                 | Retro      | PP19   | Loyalsock  | Flood  | Retrofit Flood fringe properties on Lycoming Creek (contingency)  |
| 20       |                 | Retro      | PP20   | Boro of Montoursville                            | Flood  | Retrofit properties if levee not feasible (contingency)   |
| 21       |                 | Retro      | PP21   | Loyalsock  | Flood  | Retrofitting of Floodway fringe properties on Loyalsock Creek (contingency)                                   |

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PPI (LYC TWP ACQ 0001)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Carl Roles  
**TITLE:** Hazard Red Planner/ Township Supervisor  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA

**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Map 23) and Photo Pages

**Elevation** \_\_\_\_\_ **certificate** Y  
**Flood Insurance** unknown **Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

*This project would involve the acquisition and demolition of eight floodway properties located within the area that is proposed for consideration for an overbank flow channel in the US ACE Lower Lycoming Flood Damage Reduction Project Feasibility Study.*

**Estimated Project Cost:** \$ 704,000

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*This area is subject to regular flooding of significant magnitude. Use of this area for an overbank flow channel or other non-structural means of reducing flood depth and inundation would protect the Commercial Industrial area adjacent to Lycoming Creek Road. This area contributes to the economic health of the area.*

**COMMUNITY RANKING SCORE:** Lycoming Priority 2/Countywide Priority 2:1

Project: PP1  
(LYC TWP ACQ 0001)



Street Address: 1398 Cottage Ave.  
Parcel ID: 27-001-101  
Lat/Long bldg dot: 41 17 50.45 N, -77 3 19.92 W  
FMV: \$109,950  
1<sup>st</sup> floor elevation (ft): 567.0  
Lowest grade elevation (ft): 572.4



Street Address: 1362 Cottage Ave.  
Parcel ID: 27-001-107  
Lat/Long bldg dot: 41 17 45.12 N, -77 3 13.89 W  
FMV: \$75,030  
1<sup>st</sup> floor elevation (ft): 566.8  
Lowest grade elevation (ft): 572.2



Street Address: 1386 Cottage Ave.  
Parcel ID: 27-001-103  
Lat/Long bldg dot: 41 17 48.88 N, -77 3 17.58 W  
FMV: \$83,740  
1<sup>st</sup> floor elevation (ft): 568.0  
Lowest grade elevation (ft): 572.3



Street Address: 1358 Cottage Ave.  
Parcel ID: 27-001-108  
Lat/Long bldg dot: 41 17 44.22 N, -77 3 13.25 W  
FMV: \$41,110  
1<sup>st</sup> floor elevation (ft): 567.8  
Lowest grade elevation (ft): 572.4



Street Address: 1376 Cottage Ave.  
Parcel ID: 27-001-105  
Lat/Long bldg dot: 41 17 47.36 N, -77 3 15.82 W  
FMV: \$103,290  
1<sup>st</sup> floor elevation (ft): 567.7  
Lowest grade elevation (ft): 573.3



Street Address: 1352 Cottage Ave.  
Parcel ID: 27-001-109  
Lat/Long bldg dot: 41 17 43.80 N, -77 3 12.72 W  
FMV: \$46,750  
1<sup>st</sup> floor elevation (ft): 566.6  
Lowest grade elevation (ft): 573.3



Project: PP1  
(LYC TWP ACQ 0001)



Street Address: 1346 Cottage Ave.  
Parcel ID: 27-001-110  
Lat/Long bldg dot: 41 17 42.88 N, -77 3 11.88 W  
FMV: \$78,830  
1<sup>st</sup> floor elevation (ft): 566.4  
Lowest grade elevation (ft): 572.1



Street Address: 1338 Cottage Ave.  
Parcel ID: 27-001-111  
Lat/Long bldg dot: 41 17 41.94 N, -77 3 10.99 W  
FMV: \$71,720  
1<sup>st</sup> floor elevation (ft): 566.7  
Lowest grade elevation (ft): 572.5

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PPI (OLD LYC ACQ 0001)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Linda Mazzullo  
**TITLE:** Hazard Red Planner/ Township Administrator  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA  
**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Maps 24-25) and Photo Pages

**Elevation** See attached **certificate** Y  
**Flood Insurance** mixed **Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

*This project would involve the acquisition and demolition of twenty floodway properties and three properties that are partially in the floodway and partially in the floodway fringe. Eight of these structures are repetitive loss properties. All 23 properties are located in within the area that is proposed for consideration for an overbank flow channel in the US ACE Lower Lycoming Flood Damage Reduction Project Feasibility Study.*

**Estimated Project Cost:** \$ 2,318,000

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*This area is subject to regular flooding of significant magnitude. Use of this area for an overbank flow channel or other non-structural means of reducing flood depth and inundation would protect the Commercial Industrial area adjacent to Lycoming Creek Road. This area contributes to the economic health of the area.*

**COMMUNITY RANKING SCORE:** Old Lycoming Priority 2/Countywide Priority 2:1

Project: PP1  
(OLD LYC ACQ 0001) Floodway



Street Address: 1850 Caldwell Ave.  
Parcel ID: 43-011-201.B  
Lat/Long bldg dot: 41 17 23.29 N, -77 3 15.72 W  
FMV: \$80,150



Street Address: 1180 E. Cottage Ave.  
Parcel ID: 43-011-304  
Lat/Long bldg dot: 41 17 22.53 N, -77 3 11.10 W  
FMV: \$65,280  
*1<sup>st</sup> floor elevation (ft): 561.1*  
*Lowest grade elevation (ft): 566.9*



Street Address: 1214 E. Cottage Ave.  
Parcel ID: 43-011-300  
Lat/Long bldg dot: 41 17 28.50 N, -77 3 8.32 W  
FMV: \$95,210  
*1<sup>st</sup> floor elevation (ft): 564.2*  
*Lowest grade elevation (ft): 569.9*



Street Address: 1142 E. Cottage Ave.  
Parcel ID: 43-011-306  
Lat/Long bldg dot: 41 17 20.44 N, -77 3 13.66 W  
FMV: \$102,400  
*1<sup>st</sup> floor elevation (ft): 566.7*  
*Lowest grade elevation (ft): 565.3*



Street Address: 1192 E. Cottage Ave.  
Parcel ID: 43-011-301  
Lat/Long bldg dot: 41 17 25.95 N, -77 3 8.77 W  
FMV: \$81,280  
*1<sup>st</sup> floor elevation (ft): 560.8*  
*Lowest grade elevation (ft): 568.5*



Street Address: 1150 E. Cottage Ave.  
Parcel ID: 43-011-306.A  
Lat/Long bldg dot: 41 17 20.99 N, -77 3 12.77 W  
FMV: \$62,060  
*1<sup>st</sup> floor elevation (ft): 568.6*  
*Lowest grade elevation (ft): 565.1*

Project: PP1  
(OLD LYC ACQ 0001) Floodway



Street Address: 1115 E. Cottage Ave.  
Parcel ID: 43-011-313.A  
Lat/Long bldg dot: 41 17 20.82 N, -77 3 17.00 W  
FMV: \$38,720  
1<sup>st</sup> floor elevation (ft): 560.5  
Lowest grade elevation (ft): 562.8



Street Address: 1925 W. Cottage Ave.  
Parcel ID: 43-011-404  
Lat/Long bldg dot: 41 17 14.38 N, -77 3 24.48 W  
FMV: \$62,110



Street Address: 1885 Caldwell Ave.  
Parcel ID: 43-011-316  
Lat/Long bldg dot: 41 17 21.39 N, -77 3 16.50 W  
FMV: \$46,300



Street Address: 1999 W. Cottage Ave.  
Parcel ID: 43-011-406  
Lat/Long bldg dot: 41 17 8.59 N, -77 3 30.52 W  
FMV: \$123,610



Street Address: 1919 W. Cottage Ave.  
Parcel ID: 43-011-403  
Lat/Long bldg dot: 41 17 15.01 N, -77 3 23.16 W  
FMV: \$29,040



Street Address: 1332 E. Cottage Ave.  
Parcel ID: 43-012-100  
Lat/Long bldg dot: 41 17 40.18 N, -77 3 9.59 W  
FMV: \$78,470  
1<sup>st</sup> floor elevation (ft): 566.5  
Lowest grade elevation (ft): 573.2



Project: PP1  
(OLD LYC ACQ 0001) Floodway



Street Address: 1326 E. Cottage Ave.  
Parcel ID: 43-012-101  
Lat/Long bldg dot: 41 17 39.46 N, -77 3 9.13 W  
FMV: \$72,770  
1<sup>st</sup> floor elevation: 565.2  
Lowest grade elevation: 573.2



Street Address: 1791 Beauty Ave.  
Parcel ID: 43-012-205  
Lat/Long bldg dot: 41 17 39.25 N, -77 3 12.91 W  
FMV: \$56,540  
1<sup>st</sup> floor elevation: 564.8  
Lowest grade elevation: 569.3



Street Address: 1308 E. Cottage Ave.  
Parcel ID: 43-012-103.A  
Lat/Long bldg dot: 41 17 37.23 N, -77 3 8.58 W  
FMV: \$52,300  
1<sup>st</sup> floor elevation: 564.8  
Lowest grade elevation: 570.3



Street Address: 1790 Marshall Ave.  
Parcel ID: 43-012-207  
Lat/Long bldg dot: 41 17 37.21 N, -77 3 11.87 W  
FMV: \$120,460  
1<sup>st</sup> floor elevation: 565.5  
Lowest grade elevation: 570.1



Street Address: 1238 E. Cottage Ave.  
Parcel ID: 43-012-106  
Lat/Long bldg dot: 41 17 31.51 N, -77 3 8.44 W  
FMV: \$76,000  
1<sup>st</sup> floor elevation: 562.9  
Lowest grade elevation: 568.2



Street Address: 1785 Jamison Ave.  
Parcel ID: 43-012-400  
Lat/Long bldg dot: 41 17 32.51 N, -77 3 10.58 W  
FMV: \$73,950  
1<sup>st</sup> floor elevation: 564.2  
Lowest grade elevation: 569.3

Project: PP1  
(OLD LYC ACQ 0001) Floodway



*Street Address: 1793 Jamison Ave.*

*Parcel ID: 43-012-401*

*Lat/Long bldg dot: 41 17 32.27 N, -77 3 12.22 W*

*FMV: \$68,400*

*1<sup>st</sup> floor elevation: 564.7*

*Lowest grade elevation: 568.9*



*Street Address: 1700 Janet Ave.*

*Parcel ID: 43-012-402*

*Lat/Long bldg dot: 41 17 30.32 N, -77 3 11.14 W*

*FMV: \$109,120*

*1<sup>st</sup> floor elevation: 564.0*

*Lowest grade elevation: 570.7*

Project: PP1  
(OLD LYC ACQ 0001) Flood Fringe/General Floodplain



Street Address: 1105 E. Cottage Ave.  
Parcel ID: 43-011-312  
Lat/Long bldg dot: 41 17 19.88 N, -77 3 19.00 W  
FMV: \$51,930  
1<sup>st</sup> floor elevation (ft): 561.6  
Lowest grade elevation (ft): 561.6



Street Address: 1895 Caldwell Ave.  
Parcel ID: 43-011-313  
Lat/Long bldg dot: 41 17 20.56 N, -77 3 18.18 W  
FMV: \$47,520



Street Address: 3155 Lycoming Creek Rd.  
Parcel ID: 43-011-508  
Lat/Long bldg dot: 41 17 17.88 N, -77 3 22.56 W  
FMV: \$379,610

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP2 (LEWIS ACQ 001Willowan)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Charles Brannaka  
**TITLE:** Hazard Red Planner/ Township Supervisor  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA  
**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Map 26) and Photo Pages  
**Elevation** See attached **certificate** no  
**Flood Insurance** no **Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

Acquisition and demolition of Willowan Mobile Home Park

**Estimated Project Cost:** \$ 609,000

Very rough preliminary estimate. Project budget would be developed with the assistance of professional relocation experts and may be increased by Uniform Relocation Act (URA) benefits.

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

This project would permanently remove 42 mobile homes from the floodway in Lewis Township. This project would improve public safety, lessen dangers to rescuers, reduce potential flood damages and improve the environment. The land could be used for recreational pursuits or as a detention pond or wetland restoration area as part of the Lower Lycoming Flood Damage Reduction project.

**COMMUNITY RANKING SCORE:** Lewis Priority 2; Countywide Priority 2: 2



Project: PP2  
(LEWIS ACQ 001 Willowan)



Street Address: 899 Lower Bodines Rd.

Parcel ID: 24-210-147.A

Lat/Long bldg range:

41 26 9.75 N, -76 59 38.91 W (north)

41 25 55.11 N, -76 59 51.55 W (south)

41 26 3.92 N, -76 59 31.84 W (east)

41 25 57.42 N, -76 59 57.73 W (west)

FMV: \$538,580

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP2 (LEWIS RELOC 001Bittner's)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Charles Brannaka  
**TITLE:** Hazard Red Planner/ Township Supervisor  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA  
**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Map 27) and Photo Pages

**Elevation** certificate no  
**Flood Insurance** no **Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

*Relocation of Bittner's Mobile Home Park*

**Estimated Project Cost:** \$625,000 (Very rough preliminary estimate. Project budget would be developed with the assistance of professional relocation experts and may be affected by URA.)

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** Would apply for 90% PDM with local share in-kind services.

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*This formerly flood fringe property was designated as floodway in the Flood Insurance Restudy of March 16, 2004. For public safety as well as for the economic health of the municipality, the Township would like to relocate this business outside of the floodplain and within the Township. Forty-three mobile homes would be relocated out of harm's way and this business that contributes to the municipal economic health would be able to expand.*

**COMMUNITY RANKING SCORE:** Lewis Priority 4; Countywide Priority 2:2

Project: PP2  
(LEWIS RELOC 001 Bittner's)



Street Address: 71 Rt. 14 Hwy.

Parcel ID: 24-249-162

Lat/Long bldg range:

41 22 59.73 N, -77 3 24.98 W (north)

41 22 49.82 N, -77 3 26.05 W (south)

41 22 56.23 N, -77 3 20.35 W (east)

41 22 54.57 N, -77 3 33.21 W (west)

Land Value: \$80,160

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP3 (OLD LYC ACQ 0002)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Linda Mazzullo  
**TITLE:** Hazard Red Planner/ Township Administrator  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA  
**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Maps 28-30) and Photo Pages  
**Elevation** See attached **certificate** Y  
**Flood Insurance** mixed **Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

*This project would involve the acquisition and demolition of up to 11 repetitive loss floodway properties. The Township maintains a policy of being open to acquisition of repetitive loss properties upon request by the property owner. It is estimated that 50% of the eligible property owners would follow through from application to closing.*

**Estimated Project Cost:** \$ 515,500

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*This area is subject to regular flooding of significant magnitude. Removal of repetitive loss properties reduces flood damages and permanently ends the cycle of loss.*

**COMMUNITY RANKING SCORE:** Old Lycoming Priority 3/Countywide Priority 2:3

Project: PP3  
(OLD LYC ACQ 0002)



*Street Address: 80 Bybrook Rd.  
Parcel ID: 43-007-704  
Lat/Long bldg dot: 41 15 32.08 N, -77 2 24.57 W  
FMV: \$118,400  
1<sup>st</sup> floor elevation (ft): 533.7  
Lowest grade elevation (ft): 539.1*



*Street Address: 1804 Sweeley Ave.  
Parcel ID: 43-009-521  
Lat/Long bldg dot: 41 15 43.66 N, -77 2 29.10 W  
FMV: \$72,550  
1<sup>st</sup> floor elevation (ft):  
Lowest grade elevation (ft): 537.4*



*Street Address: 1808 E. Frey Ave.  
Parcel ID: 43-009-412  
Lat/Long bldg dot: 41 15 48.13 N, -77 2 29.80 W  
FMV: \$67,880  
1<sup>st</sup> floor elevation (ft): 533.9  
Lowest grade elevation (ft): 538.6*



*Street Address: 204 Cottage Ave. S.  
Parcel ID: 43-009-701  
Lat/Long bldg dot: 41 15 47.82 N, -77 2 26.41 W  
FMV: \$61,370  
1<sup>st</sup> floor elevation (ft): 537.3  
Lowest grade elevation (ft): 539.5*



*Street Address: 1806 Frey Ave.  
Parcel ID: 43-009-413  
Lat/Long bldg dot: 41 15 47.87 N, -77 2 29.30 W  
FMV: \$63,220  
1<sup>st</sup> floor elevation (ft): 534.2  
Lowest grade elevation (ft): 538.8*



*Street Address: 106 Cottage Ave. S.  
Parcel ID: 43-009-707  
Lat/Long bldg dot: 41 15 42.32 N, -77 2 25.83 W  
FMV: \$37,590  
1<sup>st</sup> floor elevation (ft): 533.5  
Lowest grade elevation (ft): 538.3*

Project: PP3  
(OLD LYC ACQ 0002)



*Street Address: 320 Cottage Ave. S.  
Parcel ID: 43-010-500  
Lat/Long bldg dot: 41 16 0.50 N, -77 2 46.78 W  
FMV: \$114,000  
1<sup>st</sup> floor elevation (ft): 539.5  
Lowest grade elevation (ft): 537.4*



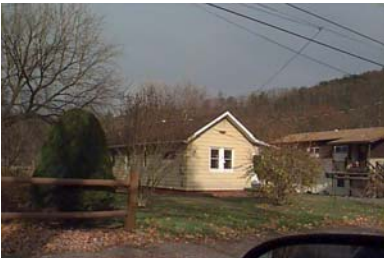
*Street Address: 286 Cottage Ave. S.  
Parcel ID: 43-010-507  
Lat/Long bldg dot: 41 16 0.41 N, -77 2 39.56 W  
FMV: \$98,900  
1<sup>st</sup> floor elevation: 539.9  
Lowest grade elevation (ft): 543.8*



*Street Address: 310 Cottage Ave. S.  
Parcel ID: 43-010-503  
Lat/Long bldg dot: 41 16 0.45 N, -77 2 44.21 W  
FMV: \$78,700  
1<sup>st</sup> floor elevation (ft): 540.3  
Lowest grade elevation (ft): 545.0*



*Street Address: 260 Cottage Ave. S.  
Parcel ID: 43-010-515  
Lat/Long bldg dot: 41 15 57.17 N, -77 2 31.45 W  
FMV: \$82,550  
1<sup>st</sup> floor elevation: 536.2  
Lowest grade elevation (ft): 541.8*



*Street Address: 300 Cottage Ave. S.  
Parcel ID: 43-010-505  
Lat/Long bldg dot: 41 16 0.42 N, -77 2 41.65 W  
FMV: \$55,980  
1<sup>st</sup> floor elevation (ft): 540.5  
Lowest grade elevation (ft): 544.9*



# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

DATE: 2004Nov1

NAME OF PROJECT: PP4 (HEPBURN ACQ 0001)

## PROJECT CONTACT

NAME: Mary Ellen Rodgers/ Ken Andrus  
TITLE: Hazard Red Planner/ Permit Officer  
AGENCY: County of Lycoming  
ADDRESS: 48 West Third St  
Williamsport, PA  
PHONE: 570-320-2130

LOCATION OF PROJECT: See Map Book (Maps 31-35) and Photo Pages

Elevation certificate N  
Flood Insurance mixed Date of verification \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

Haleeka, West Creek Rd and Powy's were targeted by the Township for HMGP acquisitions. Continued acquisition of these properties would complement the Lower Lycoming Flood Damage Reduction Project (US ACE Section 205 Feasibility Study), possibly reducing overall cost of the entire project.

Estimated Project Cost: \$ 421,571

SOURCE OF FUNDING FOR NON-FEDERAL SHARE: TBD (Lack of resource for assistance with non-federal share has delayed this project)

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

HALEEKA: Historically, this area is considered to be one of the first hit areas in the County as attested by the Director of Emergency Service. All Haleeka properties included here are designated as floodway. This area was originally used for recreational cabins and is now characterized by year round homes.

WEST CREEK/BAIR FIELD AREA: This area was targeted for HMGP acquisitions. There are nine HMGP purchased lots in the immediate area as well as an additional lot previously owned by the Township. The Township intends to maintain this area as a community park involving small recreational courts, ball fields and picnic facilities.

POWY'S AREA: Powy's Curve has local notoriety as an extremely flood prone area. It floods with roughly the same frequency as Haleeka but about 3 hours later. Both Lewis Township (McIntyre Way) and Hepburn Township have designated this as an acquisition area due to the tremendous danger to property and personal safety present in the Powy's area. Powy's is characterized by a wide swath of floodway. Hepburn Township has purchased 4 properties in this area through the HMGP Program. Lewis has acquired five Powy's/McIntyre Way properties through HMGP.

COMMUNITY RANKING SCORE: Hepburn Priority 2; Countywide Priority 2:4

Project: PP4  
(HEPBURN ACQ 0001) Floodway



Street Address: 409 Haleeka Rd.  
Parcel ID: 15-004-105  
Lat/Long bldg dot: 41 19 37.44 N, -77 5 25.69 W  
FMV: \$104,910



Street Address: 497 Haleeka Rd.  
Parcel ID: 15-004-109  
Lat/Long bldg dot: 41 19 42.34 N, -77 5 25.00 W  
FMV: \$79,460



Street Address: 467 Haleeka Rd.  
Parcel ID: 15-004-108  
Lat/Long bldg dot: 41 19 40.83 N, -77 5 25.04 W  
FMV: \$52,420



Street Address: 633 Haleeka Rd.  
Parcel ID: 15-004-116  
Lat/Long bldg dot: 41 19 49.52 N, -77 5 23.50 W  
FMV: \$113,430



Street Address: 485 Haleeka Rd.  
Parcel ID: 15-004-108.A  
Lat/Long bldg dot: 41 19 41.82 N, -77 5 25.17 W  
FMV: \$72,390



Street Address: 859 Powys Rd.  
Parcel ID: 15-268-107.A  
Lat/Long bldg dot: 41 20 47.09 N, -77 5 25.82 W  
FMV: \$53,860



Project: PP4  
(HEPBURN ACQ 0001) Flood Fringe/General Floodplain



Street Address: 326 W. Creek Rd.

Parcel ID: 15-001-204

Lat/Long bldg dot: 41 18 21.29 N, -77 4 8.51 W

FMV: \$70,700

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP5 (DUBOISTOWN FLOODPROOFING 001)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Richard Knecht

**TITLE:** Hazard Red Planner/ Fire Chief

**AGENCY:** County of Lycoming

**ADDRESS:** 48 West Third St  
Williamsport, PA

**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Map 36) and Photo Pages

**Elevation** NA **certificate** NA

**Flood Insurance** NA **Date of verification**

## BRIEF DESCRIPTION OF PROJECT:

Replace pumps in sewage transfer station.

**Estimated Project Cost:** Engineering Estimate needed.

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

Repeated flooding of transfer station in heavy rains. Damages could be reduced if Transfer Station were refurbished.

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE OF FEASIBILITY STUDY:** TBD

**COMMUNITY RANKING SCORE:** Duboistown 1; Countywide priority :2:5

Project: PP5  
DUB FLOODPROOFING 0001

Street Address: 90 Valley St.

Parcel ID: 10-003-812

Lat/Long bldg dot: 41 13 29.36 N, -77 2 22.84 W

FMV: \$18,110

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP5 (JS FLOODPROOFING 0001)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Cheryl Brungard  
**TITLE:** Hazard Red Planner/ Borough Council  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA  
**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Map 37) and Photo Pages

**Elevation** unknown                      **certificate** N  
**Flood Insurance** unknown              **Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

*This project would improve floodproofing of the Borough Sewage Treatment Plant.*

**Estimated Project Cost:** TBD

*Estimating this cost is beyond the scope of this project. Professional engineering estimates would be required.*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD

**COMMUNITY RANKING SCORE:** Jersey Shore Priority 3; Countywide priority 5

Project: PP5  
JS FLOODPROOFING 0001



Street Address: 265 N. Pennsylvania Ave.

Parcel ID: 20-001-101

Lat/Long bldg dot: 41 12 24.19 N, -77 15 14.03 W

FMV: \$190,650

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP5 (MONTG FLOODPROOFING 0001)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Walter Bohner

**TITLE:** Hazard Red Planner/ Permit Officer

**AGENCY:** County of Lycoming

**ADDRESS:** 48 West Third St  
Williamsport, PA

**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Map 38) and Photo Pages

**Elevation** unknown **certificate** N

**Flood Insurance** unknown **Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

*This project would involve floodproofing the Borough Sewage Treatment Plant. Cost of total replacement is estimated at \$7M.*

**Estimated Project Cost:** TBD

*Estimating this cost is beyond the scope of this project. Professional engineering estimates would be required.*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD

**COMMUNITY RANKING SCORE:** Montgomery Priority 4: Countywide priority 5

Project: PP5  
(MONTG FLOODPROOFING 0001)



Street Address: 200 Bower St. Ext.

Parcel ID: 35-003-404

Lat/Long bldg dot: 41 9 57.37 N, -76 52 42.76 W

FMV: \$221,310

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP6 (LEWIS ACQ 001(Repetitive Loss))

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Charles Brannaka  
**TITLE:** Hazard Red Planner/ Township Supervisor  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA  
**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Maps 39-42) and Photo Pages  
**Elevation** See attached **certificate** no  
**Flood Insurance** no **Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

Acquisition and demolition of repetitive loss properties in Lewis Township

**Estimated Project Cost:** \$559,000

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** Would apply for 90% PDM with local share in-kind services.

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

This project would permanently remove six structures from the floodway in Lewis Township. This project would permanently remove these structures from harm's way.

**COMMUNITY RANKING SCORE:** Lewis Priority 3; Countywide Priority 2: 6



Project: PP6  
(LEWIS ACQ 001 (Repetitive Loss))



*Street Address: 82 McIntyre Way  
Parcel ID: 24-003-304  
Lat/Long bldg dot: 41 21 1.65 N, -77 5 23.27 W  
FMV: \$39,650*



*Street Address: 234 Veterans Lane  
Parcel ID: 24-268-164  
Lat/Long bldg dot: 41 21 45.40 N, -77 4 41.40 W  
FMV: \$46,770*



*Street Address: 174 Twin Oak Lane  
Parcel ID: 24-249-150  
Lat/Long bldg dot: 41 23 21.09 N, -77 2 47.12 W  
FMV: \$100,970*



*Street Address: 25 Veterans Lane  
Parcel ID: 24-268-169  
Lat/Long bldg dot: 41 21 42.70 N, -77 4 29.63 W  
FMV: \$74,580*



*Street Address: 464 McIntyre Way  
Parcel ID: 24-268-136  
Lat/Long bldg dot: 41 21 3.08 N, -77 4 56.65 W  
FMV: \$74,690*



*Street Address: 698 McIntyre Way  
Parcel ID: 24-268-141  
Lat/Long bldg dot: 41 21 12.87 N, -77 4 47.23 W  
FMV: \$131,720*

*Italic text designates repetitive-loss properties*

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECTS:** PP7

(JS BOR RET 01; JS BOR RET 02; JS BOR RET 04; JS BOR RET 05; JS BOR RET 06; JS BOR RET 07)

**PROJECT CONTACT**

**NAME:** Mary Ellen Rodgers/ Cheryl Brungard  
**TITLE:** Hazard Red Planner/ Borough Council  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St, Williamsport, PA  
**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Maps 37, 43-50) and Photo Pages

**Elevation** May be available **certificate** partially  
**Flood Insurance** unknown **Date of verification**

**BRIEF DESCRIPTION OF PROJECT:**

*This project would involve retrofitting flood prone residences and businesses in the Borough of Jersey Shore. These flood prone structures would have utility or structure elevation to raise all utilities above the Base Flood Elevation. Decision on which alternative to implement for each structure would be based on the most cost effective means for damage reduction. The project would draw from a pool of eligible properties that includes 59 floodway structures, many of which are multi-family homes or businesses, and 653 flood fringe residences and businesses. In order to maintain manageable projects, no more than 50 properties would be completed in each project with additional applicants included in supplemental projects to bring the total of retrofits to 350 properties. Structures to be protected could include a farm supply store and a facility with in excess of one ton of chlorine. The properties would be included upon receipt of an application. Floodway properties would be prioritized and the eligibility list completed with remaining applicants*

**Estimated Project Cost:**

JS BOR RET 01: \$1,250,000 JS BOR RET 02: \$1,250,000 JS BOR RET 03: \$1,250,000  
JS BOR RET 04: \$1,250,000 JS BOR RET 05: \$1,250,000 JS BOR RET 06: \$1,250,000

**BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:**

*These structures, located in the historic Borough of Jersey Shore near the confluence of Lawshee Run and the West Branch of the Susquehanna, have been subject to severe inundation through the years. With over 48% of the Borough's structures in the regulatory floodplain, broad reaching acquisition and demolition programs are not a viable solution. Many of these structures experience flooding in excess of the second floor elevation. These projects would reduce damages to the most expensive house systems and allow property owners to evacuate more promptly without concern about moving appliances above expected flood levels. Jersey Shore is at the base of the Pine Creek Rail Trail and is poised to become a gateway community for the Pine Creek Valley. These projects would support revitalization efforts in the Borough.*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD/partially property owner  
**COMMUNITY RANKING SCORE:** Jersey Shore Priority 2; Countywide priority 2:7

Project: PP7  
(JS BOR RET 01-07) Floodway



Street Address: 224 Front St.  
Parcel ID: 19-001-101  
Lat/Long bldg dot: 41 12 1.03 N, -77 15 11.11 W  
FMV: \$56,040



Street Address: 216 Front St.  
Parcel ID: 19-001-104  
Lat/Long bldg dot: 41 12 2.71 N, -77 15 10.75 W  
FMV: \$50,820



Street Address: 26 Front St.  
Parcel ID: 19-001-101.A  
Lat/Long bldg dot: 41 12 0.75 N, -77 15 10.03 W  
FMV: \$106,390



Street Address: 201 S. Main St.  
Parcel ID: 19-001-106  
Lat/Long bldg dot: 41 12 4.05 N, -77 15 13.05 W  
FMV: \$91,870



Street Address: 222 Front St.  
Parcel ID: 19-001-102  
Lat/Long bldg dot: 41 12 1.47 N, -77 15 10.54 W  
FMV: \$90,370



Street Address: 219 South Alley  
Parcel ID: 19-001-108  
Lat/Long bldg dot: 41 12 2.47 N, -77 15 13.43 W  
FMV: \$150,480



Street Address: 220 Front St.  
Parcel ID: 19-001-103  
Lat/Long bldg dot: 41 12 2.07 N, -77 15 10.49 W  
FMV: \$62,510



Street Address: 124 Locust St.  
Parcel ID: 19-001-127  
Lat/Long bldg dot: 41 11 54.93 N, -77 15 8.06 W  
FMV: \$93,220



Project: PP7  
(JS BOR RET 01-07) Floodway



Street Address: 332 Front St.  
Parcel ID: 19-001-128  
Lat/Long bldg dot: 41 11 54.96 N, -77 15 6.33 W  
FMV: \$104,220



Street Address: 316 Front St.  
Parcel ID: 19-001-132  
Lat/Long bldg dot: 41 11 57.25 N, -77 15 8.00 W  
FMV: \$62,880



Street Address: 324 Front St.  
Parcel ID: 19-001-129  
Lat/Long bldg dot: 41 11 55.65 N, -77 15 6.71 W  
FMV: \$52,500



Street Address: 300 Front St.  
Parcel ID: 19-001-134  
Lat/Long bldg dot: 41 11 59.01 N, -77 15 8.81 W  
FMV: \$107,890



Street Address: 322 Front St.  
Parcel ID: 19-001-130  
Lat/Long bldg dot: 41 11 56.16 N, -77 15 6.88 W  
FMV: \$90,650



Street Address: 105 Locust St.  
Parcel ID: 19-001-201  
Lat/Long bldg dot: 41 11 53.45 N, -77 15 5.52 W  
FMV: \$87,870



Street Address: 310 Front St.  
Parcel ID: 19-001-131  
Lat/Long bldg dot: 41 11 57.84 N, -77 15 7.98 W  
FMV: \$133,570



Street Address: 109 Locust St.  
Parcel ID: 19-001-202  
Lat/Long bldg dot: 41 11 53.81 N, -77 15 6.06 W  
FMV: \$54,130

Project: PP7  
(JS BOR RET 01-07) Floodway



Street Address: 111 Locust St.  
Parcel ID: 19-001-203  
Lat/Long bldg dot: 41 11 53.87 N, -77 15 6.45 W  
FMV: \$65,080



Street Address: 225 N. Main St.  
Parcel ID: 20-001-121  
Lat/Long bldg dot: 41 12 16.89 N, -77 15 11.87 W  
FMV: \$94,820



Street Address: 119 Locust St.  
Parcel ID: 19-001-204  
Lat/Long bldg dot: 41 11 54.02 N, -77 15 7.62 W  
FMV: \$83,830



Street Address: 231 N. Main St.  
Parcel ID: 20-001-122  
Lat/Long bldg dot: 41 12 17.49 N, -77 15 11.69 W  
FMV: \$135,560



Street Address: 203 N. Main St.  
Parcel ID: 20-001-117  
Lat/Long bldg dot: 41 12 14.22 N, -77 15 12.94 W  
FMV: \$328,720



Street Address: 235 N. Main St.  
Parcel ID: 20-001-123  
Lat/Long bldg dot: 41 12 18.13 N, -77 15 11.63 W  
FMV: \$101,580



Street Address: 207 N. Main St.  
Parcel ID: 20-001-118  
Lat/Long bldg dot: 41 12 16.00 N, -77 15 13.55 W  
FMV: \$276,370



Street Address: 239 N. Main St.  
Parcel ID: 20-001-124  
Lat/Long bldg dot: 41 12 18.57 N, -77 15 11.42 W  
FMV: \$73,210



Project: PP7  
(JS BOR RET 01-07) Floodway



Street Address: 243 N. Main St.  
Parcel ID: 20-001-125  
Lat/Long bldg dot: 41 12 19.18 N, -77 15 11.25 W  
FMV: \$81,000



Street Address: 271 N. Main St.  
Parcel ID: 20-001-131  
Lat/Long bldg dot: 41 12 22.73 N, -77 15 10.03 W  
FMV: \$275,180



Street Address: 247 N. Main St.  
Parcel ID: 20-001-126  
Lat/Long bldg dot: 41 12 19.63 N, -77 15 11.21 W  
FMV: \$73,570



Street Address: 216 Allegheny St.  
Parcel ID: 20-001-208  
Lat/Long bldg dot: 41 12 9.99 N, -77 15 14.84 W  
FMV: \$93,510



Street Address: 253 N. Main St.  
Parcel ID: 20-001-127  
Lat/Long bldg dot: 41 12 20.15 N, -77 15 11.07 W  
FMV: \$71,900



Street Address: 111 N. Main St.  
Parcel ID: 20-001-211  
Lat/Long bldg dot: 41 12 10.74 N, -77 15 13.25 W  
FMV: \$91,260



Street Address: 257 N. Main St.  
Parcel ID: 20-001-128  
Lat/Long bldg dot: 41 12 20.82 N, -77 15 10.45 W  
FMV: \$57,380



Street Address: 115 N. Main St.  
Parcel ID: 20-001-212  
Lat/Long bldg dot: 41 12 11.14 N, -77 15 13.40 W  
FMV: \$194,050

Project: PP7  
(JS BOR RET 01-07) Floodway



Street Address: 125 N. Main St.  
Parcel ID: 20-001-214  
Lat/Long bldg dot: 41 12 12.14 N, -77 15 13.14 W  
FMV: \$317,060



Street Address: 110 N. Main St.  
Parcel ID: 20-001-218  
Lat/Long bldg dot: 41 12 10.88 N, -77 15 11.60 W  
FMV: \$205,710



Street Address: 131 N. Main St.  
Parcel ID: 20-001-215  
Lat/Long bldg dot: 41 12 12.73 N, -77 15 12.81 W  
FMV: \$112,030



Street Address: 115 S. Main St.  
Parcel ID: 20-001-226  
Lat/Long bldg dot: 41 12 7.35 N, -77 15 12.43 W  
FMV: \$216,350



Street Address: 135 N. Main St.  
Parcel ID: 20-001-216  
Lat/Long bldg dot: 41 12 13.38 N, -77 15 12.75 W  
FMV: \$108,140



Street Address: 127 S. Main St.  
Parcel ID: 20-001-228  
Lat/Long bldg dot: 41 12 6.42 N, -77 15 12.83 W  
FMV: \$91,110



Street Address: 211 Seminary St.  
Parcel ID: 20-001-217  
Lat/Long bldg dot: 41 12 13.55 N, -77 15 14.87 W  
FMV: \$55,590



Street Address: 131 S. Main St.  
Parcel ID: 20-001-229  
Lat/Long bldg dot: 41 12 6.14 N, -77 15 12.82 W  
FMV: \$65,680

Project: PP7  
(JS BOR RET 01-07) Floodway



Street Address: 137 S. Main St.  
Parcel ID: 20-001-230  
Lat/Long bldg dot: 41 12 5.81 N, -77 15 12.87 W  
FMV: \$68,780



Street Address: 149 S. Main St.  
Parcel ID: 20-001-231  
Lat/Long bldg dot: 41 12 5.26 N, -77 15 13.10 W  
FMV: \$182,070



Street Address: 100 S. Main St.  
Parcel ID: 20-001-263  
Lat/Long bldg dot: 41 12 8.52 N, -77 15 14.30 W  
FMV: \$454,550



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 231 S. Main St.  
Parcel ID: 19-001-110  
Lat/Long bldg dot: 41 12 1.33 N, -77 15 13.97 W  
FMV: \$74,800



Street Address: 301 S. Main St.  
Parcel ID: 19-001-113  
Lat/Long bldg dot: 41 11 59.53 N, -77 15 14.27 W  
FMV: \$129,500



Street Address: 235 S. Main St.  
Parcel ID: 19-001-111  
Lat/Long bldg dot: 41 12 0.24 N, -77 15 13.43 W  
FMV: \$536,950



Street Address: 309 S. Main St.  
Parcel ID: 19-001-114  
Lat/Long bldg dot: 41 11 58.63 N, -77 15 14.25 W  
FMV: \$86,270



Street Address: 233 S. Main St.  
Parcel ID: 19-001-111.A  
Lat/Long bldg dot: 41 12 0.80 N, -77 15 13.89 W  
FMV: \$101,700



Street Address: 311 S. Main St.  
Parcel ID: 19-001-115  
Lat/Long bldg dot: 41 11 58.30 N, -77 15 14.19 W  
FMV: \$52,660



Street Address: 153 Thompson St.  
Parcel ID: 19-001-112  
Lat/Long bldg dot: 41 11 59.35 N, -77 15 12.32 W  
FMV: \$



Street Address: 315 S. Main St.  
Parcel ID: 19-001-116  
Lat/Long bldg dot: 41 11 58.02 N, -77 15 14.37 W  
FMV: \$165,750

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 319 S. Main St.  
Parcel ID: 19-001-117  
Lat/Long bldg dot: 41 11 57.37 N, -77 15 14.42 W  
FMV: \$47,860



Street Address: 146 Locust St.  
Parcel ID: 19-001-122  
Lat/Long bldg dot: 41 11 56.84 N, -77 15 11.08 W  
FMV: \$21,320



Street Address: 323 S. Main St.  
Parcel ID: 19-001-118  
Lat/Long bldg dot: 41 11 56.76 N, -77 15 14.63 W  
FMV: \$65,770



Street Address: 138 Locust St.  
Parcel ID: 19-001-123  
Lat/Long bldg dot: 41 11 55.27 N, -77 15 10.88 W  
FMV: \$52,830



Street Address: 327 S. Main St.  
Parcel ID: 19-001-119  
Lat/Long bldg dot: 41 11 56.14 N, -77 15 14.73 W  
FMV: \$95,090



Street Address: 134 Locust St.  
Parcel ID: 19-001-124  
Lat/Long bldg dot: 41 11 55.18 N, -77 15 10.21 W  
FMV: \$83,790



Street Address: 148 Locust St.  
Parcel ID: 19-001-121  
Lat/Long bldg dot: 41 11 55.59 N, -77 15 12.09 W  
FMV: \$64,880



Street Address: 130 Locust St.  
Parcel ID: 19-001-125  
Lat/Long bldg dot: 41 11 55.17 N, -77 15 9.48 W  
FMV: \$83,790



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 126 Locust St.  
Parcel ID: 19-001-126  
Lat/Long bldg dot: 41 11 56.44 N, -77 15 8.44 W  
FMV: \$



Street Address: 127 Locust St.  
Parcel ID: 19-001-207  
Lat/Long bldg dot: 41 11 54.13 N, -77 15 9.09 W  
FMV: \$62,430



Street Address: 145 Thompson St.  
Parcel ID: 19-001-134.01  
Lat/Long bldg dot: 41 11 59.22 N, -77 15 11.43 W  
FMV: \$58,380



Street Address: 131 Locust St.  
Parcel ID: 19-001-208  
Lat/Long bldg dot: 41 11 54.21 N, -77 15 9.60 W  
FMV: \$92,420



Street Address: 121 Locust St.  
Parcel ID: 19-001-205  
Lat/Long bldg dot: 41 11 54.01 N, -77 15 8.15 W  
FMV: \$62,660



Street Address: 135 Locust St.  
Parcel ID: 19-001-209  
Lat/Long bldg dot: 41 11 54.36 N, -77 15 10.34 W  
FMV: \$74,810



Street Address: 125 Locust St.  
Parcel ID: 19-001-206  
Lat/Long bldg dot: 41 11 54.05 N, -77 15 8.63 W  
FMV: \$58,560



Street Address: 139 Locust St.  
Parcel ID: 19-001-210  
Lat/Long bldg dot: 41 11 54.41 N, -77 15 10.95 W  
FMV: \$71,570

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 143 Locust St.  
Parcel ID: 19-001-211  
Lat/Long bldg dot: 41 11 54.32 N, -77 15 11.88 W  
FMV: \$96,170



Street Address: 409 S. Main St.  
Parcel ID: 19-001-215  
Lat/Long bldg dot: 41 11 53.77 N, -77 15 15.15 W  
FMV: \$139,760



Street Address: 145 Locust St.  
Parcel ID: 19-001-212  
Lat/Long bldg dot: 41 11 54.55 N, 77 15 12.30 W  
FMV: \$61,770



Street Address: 423 S. Main St.  
Parcel ID: 19-001-218  
Lat/Long bldg dot: 41 11 52.11 N, -77 15 15.74 W  
FMV: \$87,540



Street Address: 401 S. Main St.  
Parcel ID: 19-001-213  
Lat/Long bldg dot: 41 11 54.84 N, -77 15 15.09 W  
FMV: \$93,720



Street Address: 427 S. Main St.  
Parcel ID: 19-001-219  
Lat/Long bldg dot: 41 11 51.60 N, -77 15 15.95 W  
FMV: \$99,080



Street Address: 405 S. Main St.  
Parcel ID: 19-001-214  
Lat/Long bldg dot: 41 11 54.36 N, -77 15 15.16 W  
FMV: \$75,420



Street Address: 433 S. Main St.  
Parcel ID: 19-001-220  
Lat/Long bldg dot: 41 11 51.01 N, -77 15 16.06 W  
FMV: \$89,980

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 439 S. Main St.  
Parcel ID: 19-001-221  
Lat/Long bldg dot: 41 11 50.28 N, -77 15 16.20 W  
FMV: \$98,620



Street Address: 499 S. Main St.  
Parcel ID: 19-001-225  
Lat/Long bldg dot: 41 11 48.47 N, -77 15 16.24 W  
FMV: \$94,480



Street Address: 441 S. Main St.  
Parcel ID: 19-001-222  
Lat/Long bldg dot: 41 11 49.86 N, -77 15 16.23 W  
FMV: \$71,670



Street Address: 503 S. Main St.  
Parcel ID: 19-001-226  
Lat/Long bldg dot: 41 11 48.13 N, -77 15 16.37 W  
FMV: \$78,110



Street Address: 445 S. Main St.  
Parcel ID: 19-001-223  
Lat/Long bldg dot: 41 11 49.47 N, -77 15 16.28 W  
FMV: \$75,400



Street Address: 519 S. Main St.  
Parcel ID: 19-001-229  
Lat/Long bldg dot: 41 11 46.77 N, -77 15 16.64 W  
FMV: \$58,290



Street Address: 449 S. Main St.  
Parcel ID: 19-001-224  
Lat/Long bldg dot: 41 11 49.13 N, -77 15 16.29 W  
FMV: \$72,880



Street Address: 525 S. Main St.  
Parcel ID: 19-001-231  
Lat/Long bldg dot: 41 11 46.08 N, -77 15 16.83 W  
FMV: \$83,820



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 531 S. Main St.  
Parcel ID: 19-002-232  
Lat/Long bldg dot: 41 11 45.75 N, -77 15 16.92 W  
FMV: \$78,750



Street Address: 549 S. Main St.  
Parcel ID: 19-001-236  
Lat/Long bldg dot: 41 11 43.52 N, -77 15 17.30 W  
FMV: \$65,760



Street Address: 535 S. Main St.  
Parcel ID: 19-001-233  
Lat/Long bldg dot: 41 11 45.07 N, -77 15 17.06 W  
FMV: \$58,210



Street Address: 147 Arch St.  
Parcel ID: 19-001-239  
Lat/Long bldg dot: 41 11 49.90 N, -77 15 13.34 W  
FMV: \$64,620



Street Address: 541 S. Main St.  
Parcel ID: 19-001-234  
Lat/Long bldg dot: 41 11 44.50 N, -77 15 17.28 W  
FMV: \$75,010



Street Address: 141 Arch St.  
Parcel ID: 19-001-240  
Lat/Long bldg dot: 41 11 49.82 N, -77 15 12.62 W  
FMV: \$67,980



Street Address: 545 S. Main St.  
Parcel ID: 19-001-235  
Lat/Long bldg dot: 41 11 43.93 N, -77 15 17.25 W  
FMV: \$64,170



Street Address: 135 Arch St.  
Parcel ID: 19-001-241  
Lat/Long bldg dot: 41 11 49.81 N, -77 15 11.45 W  
FMV: \$96,180

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 129 Arch St.  
Parcel ID: 19-001-242  
Lat/Long bldg dot: 41 11 49.58 N, -77 15 10.34 W  
FMV: \$54,170



Street Address: 420 Front St.  
Parcel ID: 19-001-247  
Lat/Long bldg dot: 41 11 50.57 N, -77 15 8.41 W  
FMV: \$68,580



Street Address: 119 Arch St.  
Parcel ID: 19-001-243  
Lat/Long bldg dot: 41 11 49.42 N, -77 15 8.44 W  
FMV: \$60,050



Street Address: Front St.  
Parcel ID: 19-001-248  
Lat/Long bldg dot: 41 11 51.23 N, -77 15 8.37 W  
FMV: \$20,020



Street Address: 424 Front St.  
Parcel ID: 19-001-245  
Lat/Long bldg dot: 41 11 50.11 N, -77 15 8.51 W  
FMV: \$75,670



Street Address: 142 Arch St.  
Parcel ID: 19-001-249  
Lat/Long bldg dot: 41 11 50.87 N, -77 15 12.89 W  
FMV: \$38,340



Street Address: 130 Arch St.  
Parcel ID: 19-001-246  
Lat/Long bldg dot: 41 11 50.45 N, -77 15 10.38 W  
FMV: \$46,220



Street Address: Arch St.  
Parcel ID: 19-001-249.A  
Lat/Long bldg dot: 41 11 50.96 N, -77 15 11.16 W  
FMV: \$17,720



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 201 S. Broad St.  
Parcel ID: 19-001-300  
Lat/Long bldg dot: 41 12 4.45 N, -77 15 22.11 W  
FMV: \$175,880



Street Address: 229 S. Broad St.  
Parcel ID: 19-001-304  
Lat/Long bldg dot: 41 12 1.46 N, -77 15 22.21 W  
FMV: \$577,770



Street Address: 221 S. Broad St.  
Parcel ID: 19-001-301  
Lat/Long bldg dot: 41 12 3.08 N, -77 15 22.74 W  
FMV: \$86,150



Street Address: 229 S. Broad St.  
Parcel ID: 19-001-304.A  
Lat/Long bldg dot: 41 12 1.89 N, -77 15 21.54 W  
FMV: \$20,950



Street Address: 223 S. Broad St.  
Parcel ID: 19-001-302  
Lat/Long bldg dot: 41 12 2.78 N, -77 15 22.58 W  
FMV: \$68,750



Street Address: 234 Thompson St.  
Parcel ID: 19-001-306  
Lat/Long bldg dot: 41 12 1.07 N, -77 15 20.17 W  
FMV: \$64,830

Street Address: 227 S. Broad St.  
Parcel ID: 19-001-303  
Lat/Long bldg dot: 41 12 2.44 N, -77 15 22.79 W  
FMV: \$17,000



Street Address: 216 Thompson St.  
Parcel ID: 19-001-310  
Lat/Long bldg dot: 41 12 0.74 N, -77 15 17.95 W  
FMV: \$38,530



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 236 S. Main St.  
Parcel ID: 19-001-312  
Lat/Long bldg dot: 41 12 0.43 N, -77 15 15.59 W  
FMV: \$417,010



Street Address: 204 S. Main St.  
Parcel ID: 19-001-319  
Lat/Long bldg dot: 41 12 4.08 N, -77 15 14.64 W  
FMV: \$154,470



Street Address: 234 S. Main St.  
Parcel ID: 19-001-312.A  
Lat/Long bldg dot: 41 12 1.09 N, -77 15 15.44 W  
FMV: \$114,180



Street Address: 200 S. Main St.  
Parcel ID: 19-001-320  
Lat/Long bldg dot: 41 12 4.35 N, -77 15 14.64 W  
FMV: \$86,290



Street Address: 226 S. Main St.  
Parcel ID: 19-001-315  
Lat/Long bldg dot: 41 12 2.09 N, -77 15 15.20 W  
FMV: \$76,560



Street Address: 211 Smith St.  
Parcel ID: 19-001-322  
Lat/Long bldg dot: 41 12 4.47 N, -77 15 16.63 W  
FMV: \$51,340



Street Address: 214 S. Main St.  
Parcel ID: 19-001-317  
Lat/Long bldg dot: 41 12 3.23 N, -77 15 15.07 W  
FMV: \$81,760



Street Address: 217 Smith St.  
Parcel ID: 19-001-323  
Lat/Long bldg dot: 41 12 4.68 N, -77 15 18.12 W  
FMV: \$90,060

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 216 Market St.  
Parcel ID: 19-001-324  
Lat/Long bldg dot: 41 12 3.42 N, -77 15 18.27 W  
FMV: \$128,570



Street Address: 325 S. Broad St.  
Parcel ID: 19-001-402  
Lat/Long bldg dot: 41 11 57.80 N, -77 15 23.95 W  
FMV: \$62,730



Street Address: 221 Smith St.  
Parcel ID: 19-001-325  
Lat/Long bldg dot: 41 12 4.78 N, -77 15 18.72 W  
FMV: \$81,010



Street Address: 329 S. Broad St.  
Parcel ID: 19-001-403  
Lat/Long bldg dot: 41 11 57.49 N, -77 15 23.96 W  
FMV: \$69,220



Street Address: 251 Thompson St.  
Parcel ID: 19-001-400  
Lat/Long bldg dot: 41 11 59.38 N, -77 15 23.60 W  
FMV: \$13,400



Street Address: 335 S. Broad St.  
Parcel ID: 19-001-404  
Lat/Long bldg dot: 41 11 56.83 N, -77 15 24.30 W  
FMV: \$59,520



Street Address: 323 S. Broad St.  
Parcel ID: 19-001-401  
Lat/Long bldg dot: 41 11 58.30 N, -77 15 23.94 W  
FMV: \$62,930



Street Address: 247 Juno Alley  
Parcel ID: 19-001-405  
Lat/Long bldg dot: 41 11 57.40 N, -77 15 22.71 W  
FMV: \$54,210



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: Locust St.  
Parcel ID: 19-001-407  
Lat/Long bldg dot: 41 11 56.22 N, -77 15 19.21 W  
FMV: \$24,570



Street Address: 310 S. Main St.  
Parcel ID: 19-001-412  
Lat/Long bldg dot: 41 11 58.81 N, -77 15 15.81 W  
FMV: \$104,560



Street Address: Cherry Alley  
Parcel ID: 19-001-408  
Lat/Long bldg dot: 41 11 57.87 N, -77 15 18.93 W  
FMV: \$38,280



Street Address: 306 S. Main St.  
Parcel ID: 19-001-413  
Lat/Long bldg dot: 41 11 59.26 N, -77 15 15.48 W  
FMV: \$80,050



Street Address: 328 S. Main St.  
Parcel ID: 19-001-409  
Lat/Long bldg dot: 41 11 56.25 N, -77 15 16.83 W  
FMV: \$155,420



Street Address: 215 Thompson St.  
Parcel ID: 19-001-415  
Lat/Long bldg dot: 41 11 59.91 N, -77 15 17.19 W  
FMV: \$95,900



Street Address: 320 S. Main St.  
Parcel ID: 19-001-410  
Lat/Long bldg dot: 41 11 57.28 N, -77 15 16.61 W  
FMV: \$287,120



Street Address: 219 Thompson St.  
Parcel ID: 19-001-416  
Lat/Long bldg dot: 41 12 4.28 N, -77 15 18.34 W  
FMV: \$91,780

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 221 Thompson St.  
Parcel ID: 19-001-417  
Lat/Long bldg dot: 41 12 0.16 N, -77 15 19.15 W  
FMV: \$68,210



Street Address: 403 S. Broad St.  
Parcel ID: 19-001-500  
Lat/Long bldg dot: 41 11 55.74 N, -77 15 24.51 W  
FMV: \$92,920



Street Address: 225 Thompson St.  
Parcel ID: 19-001-418  
Lat/Long bldg dot: 41 12 0.28 N, -77 15 19.77 W  
FMV: \$90,280



Street Address: 409 S. Broad St.  
Parcel ID: 19-001-501  
Lat/Long bldg dot: 41 11 55.05 N, -77 15 24.60 W  
FMV: \$56,160



Street Address: 241 Thompson St.  
Parcel ID: 19-001-420  
Lat/Long bldg dot: 41 12 0.39 N, -77 15 21.77 W  
FMV: \$83,260



Street Address: 413 S. Broad St.  
Parcel ID: 19-001-502  
Lat/Long bldg dot: 41 11 54.76 N, -77 15 24.73 W  
FMV: \$56,310



Street Address: 249 Thompson St.  
Parcel ID: 19-001-422  
Lat/Long bldg dot: 41 12 0.49 N, -77 15 23.03 W  
FMV: \$63,960



Street Address: 417 S. Broad St.  
Parcel ID: 19-001-503  
Lat/Long bldg dot: 41 11 54.19 N, -77 15 24.72 W  
FMV: \$71,120



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 421 S. Broad St.  
Parcel ID: 19-001-504  
Lat/Long bldg dot: 41 11 53.71 N, -77 15 24.75 W  
FMV: \$79,330



Street Address: 453 S. Broad St.  
Parcel ID: 19-001-513  
Lat/Long bldg dot: 41 11 49.91 N, -77 15 25.38 W  
FMV: \$62,650



Street Address: 423 S. Broad St.  
Parcel ID: 19-001-505  
Lat/Long bldg dot: 41 11 53.27 N, -77 15 24.87 W  
FMV: \$69,430



Street Address: 455 S. Broad St.  
Parcel ID: 19-001-514  
Lat/Long bldg dot: 41 11 49.51 N, -77 15 25.47 W  
FMV: \$71,830



Street Address: 437 S. Broad St.  
Parcel ID: 19-001-509  
Lat/Long bldg dot: 41 11 51.59 N, -77 15 25.06 W  
FMV: \$68,110



Street Address: 222 Cemetery St.  
Parcel ID: 19-001-516  
Lat/Long bldg dot: 41 11 49.35 N, -77 15 21.07 W  
FMV: \$57,560



Street Address: 441 S. Broad St.  
Parcel ID: 19-001-511  
Lat/Long bldg dot: 41 11 51.09 N, -77 15 25.19 W  
FMV: \$84,990



Street Address: 218 Cemetery St.  
Parcel ID: 19-001-517  
Lat/Long bldg dot: 41 11 49.39 N, -77 15 20.42 W  
FMV: \$65,030

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 247 Locust St.  
Parcel ID: 19-001-524  
Lat/Long bldg dot: 41 11 55.68 N, -77 15 23.00 W  
FMV: \$70,620



Street Address: 446 S. Main St.  
Parcel ID: 19-001-602  
Lat/Long bldg dot: 41 11 49.98 N, -77 15 17.58 W  
FMV: \$63,250



Street Address: 251 Locust St.  
Parcel ID: 19-001-525  
Lat/Long bldg dot: 41 11 55.90 N, -77 15 23.60 W  
FMV: \$53,880



Street Address: 438 S. Main St.  
Parcel ID: 19-001-603  
Lat/Long bldg dot: 41 11 50.49 N, -77 15 17.47 W  
FMV: \$87,280



Street Address: 448 S. Main St.  
Parcel ID: 19-001-601  
Lat/Long bldg dot: 41 11 49.43 N, -77 15 17.78 W  
FMV: \$91,410



Street Address: 432 S. Main St.  
Parcel ID: 19-001-604  
Lat/Long bldg dot: 41 11 51.08 N, -77 15 17.33 W  
FMV: \$95,780



Street Address: 214 Cemetery St.  
Parcel ID: 19-001-601.A  
Lat/Long bldg dot: 41 11 49.34 N, -77 15 19.75 W  
FMV: \$71,600



Street Address: 426 S. Main St.  
Parcel ID: 19-001-605  
Lat/Long bldg dot: 41 11 51.78 N, -77 15 17.04 W  
FMV: \$82,920



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 428 S. Main St.  
Parcel ID: 19-001-605.A  
Lat/Long bldg dot: 41 11 51.54 N, -77 15 17.12 W  
FMV: \$43,070



Street Address: 410 S. Main St.  
Parcel ID: 19-001-610  
Lat/Long bldg dot: 41 11 54.38 N, -77 15 17.89 W  
FMV: \$186,820



Street Address: 422 S. Main St.  
Parcel ID: 19-001-607  
Lat/Long bldg dot: 41 11 52.23 N, -77 15 16.99 W  
FMV: \$80,630



Street Address: 410 S. Main St.  
Parcel ID: 19-001-610.A  
Lat/Long bldg dot: 41 11 53.86 N, -77 15 16.71 W  
FMV: \$73,500



Street Address: 418 S. Main St.  
Parcel ID: 19-001-608  
Lat/Long bldg dot: 41 11 52.72 N, -77 15 16.85 W  
FMV: \$115,040



Street Address: 400 S. Main St.  
Parcel ID: 19-001-611  
Lat/Long bldg dot: 41 11 55.13 N, -77 15 17.08 W  
FMV: \$177,420



Street Address: 412 S. Main St.  
Parcel ID: 19-001-609  
Lat/Long bldg dot: 41 11 53.48 N, -77 15 16.74 W  
FMV: \$102,290



Street Address: 232 Nelson St.  
Parcel ID: 19-001-701  
Lat/Long bldg dot: 41 11 45.39 N, -77 15 23.26 W  
FMV: \$45,050

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 228 Nelson St.  
Parcel ID: 19-001-702  
Lat/Long bldg dot: 41 11 45.32 N, -77 15 22.64 W  
FMV: \$45,330



Street Address: 522 S. Main St.  
Parcel ID: 19-001-708  
Lat/Long bldg dot: 41 11 46.46 N, -77 15 18.22 W  
FMV: \$78,160



Street Address: 534 S. Main St.  
Parcel ID: 19-001-705  
Lat/Long bldg dot: 41 11 45.03 N, -77 15 18.55 W  
FMV: \$67,240



Street Address: 520 S. Main St.  
Parcel ID: 19-001-709  
Lat/Long bldg dot: 41 11 46.74 N, -77 15 18.11 W  
FMV: \$77,440



Street Address: 530 S. Main St.  
Parcel ID: 19-001-706  
Lat/Long bldg dot: 41 11 45.67 N, -77 15 18.27 W  
FMV: \$73,230



Street Address: 512 S. Main St.  
Parcel ID: 19-001-710  
Lat/Long bldg dot: 41 11 47.40 N, -77 15 17.94 W  
FMV: \$77,640



Street Address: 526 S. Main St.  
Parcel ID: 19-001-707  
Lat/Long bldg dot: 41 11 46.16 N, -77 15 18.20 W  
FMV: \$78,990



Street Address: 508 S. Main St.  
Parcel ID: 19-001-711  
Lat/Long bldg dot: 41 11 48.00 N, -77 15 18.13 W  
FMV: \$69,690



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 502 S. Main St.  
Parcel ID: 19-001-713  
Lat/Long bldg dot: 41 11 48.64 N, -77 15 17.78 W  
FMV: \$85,760



Street Address: 513 S. Broad St.  
Parcel ID: 19-001-803  
Lat/Long bldg dot: 41 11 47.27 N, -77 15 25.90 W  
FMV: \$70,700



Street Address: 219 Cemetery St.  
Parcel ID: 19-001-714  
Lat/Long bldg dot: 41 11 48.46 N, -77 15 20.74 W  
FMV: \$66,130



Street Address: 519 S. Broad St.  
Parcel ID: 19-001-804  
Lat/Long bldg dot: 41 11 46.15 N, -77 15 26.47 W  
FMV: \$70,730



Street Address: 503 S. Broad St.  
Parcel ID: 19-001-800  
Lat/Long bldg dot: 41 11 48.60 N, -77 15 25.71 W  
FMV: \$82,640



Street Address: 527 S. Broad St.  
Parcel ID: 19-001-806  
Lat/Long bldg dot: 41 11 45.18 N, -77 15 26.75 W  
FMV: \$75,730



Street Address: 505 S. Broad St.  
Parcel ID: 19-001-801  
Lat/Long bldg dot: 41 11 48.27 N, -77 15 25.74 W  
FMV: \$65,230



Street Address: 533 S. Broad St.  
Parcel ID: 19-001-808  
Lat/Long bldg dot: 41 11 44.49 N, -77 15 26.89 W  
FMV: \$70,910

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 541 S. Broad St.  
Parcel ID: 19-001-809  
Lat/Long bldg dot: 41 11 43.50 N, -77 15 26.88 W  
FMV: \$77,880



Street Address: 207 Wilson St.  
Parcel ID: 19-002-100  
Lat/Long bldg dot: 41 12 5.70 N, -77 15 28.53 W  
FMV: \$83,030



Street Address: 231 Nelson St.  
Parcel ID: 19-001-811  
Lat/Long bldg dot: 41 11 44.57 N, -77 15 23.48 W  
FMV: \$66,030



Street Address: 223 Wilson St.  
Parcel ID: 19-002-101  
Lat/Long bldg dot: 41 12 3.59 N, -77 15 28.87 W  
FMV: \$76,590



Street Address: 219 Nelson St.  
Parcel ID: 19-001-814  
Lat/Long bldg dot: 41 11 44.44 N, -77 15 21.49 W  
FMV: \$61,260

Street Address: 324 Thompson St.  
Parcel ID: 19-002-103  
Lat/Long bldg dot: 41 12 2.07 N, -77 15 28.57 W  
FMV: \$



Street Address: 320 Thompson St.  
Parcel ID: 19-002-105  
Lat/Long bldg dot: 41 12 2.02 N, -77 15 27.67 W  
FMV: \$66,810



Street Address: 548 S. Main St.  
Parcel ID: 19-001-816  
Lat/Long bldg dot: 41 11 43.70 N, -77 15 18.62 W  
FMV: \$50,690

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 316 Thompson St.  
Parcel ID: 19-002-106  
Lat/Long bldg dot: 41 12 1.97 N, -77 15 27.19 W  
FMV: \$73,890



Street Address: 300 Thompson St.  
Parcel ID: 19-002-110  
Lat/Long bldg dot: 41 12 1.70 N, -77 15 24.29 W  
FMV: \$57,190



Street Address: 312 Thompson St.  
Parcel ID: 19-002-107  
Lat/Long bldg dot: 41 12 1.82 N, -77 15 26.47 W  
FMV: \$62,720



Street Address: 224 S. Broad St.  
Parcel ID: 19-002-111  
Lat/Long bldg dot: 41 12 2.55 N, -77 15 24.20 W  
FMV: \$54,600



Street Address: 308 Thompson St.  
Parcel ID: 19-002-108  
Lat/Long bldg dot: 41 12 1.95 N, -77 15 25.83 W  
FMV: \$87,460



Street Address: 220 S. Broad St.  
Parcel ID: 19-002-112  
Lat/Long bldg dot: 41 12 3.32 N, 77 15 24.02 W  
FMV: \$64,960



Street Address: 304 Thompson St.  
Parcel ID: 19-002-109  
Lat/Long bldg dot: 41 12 1.63 N, -77 15 25.04 W  
FMV: \$52,050



Street Address: 303 Smith St.  
Parcel ID: 19-002-114  
Lat/Long bldg dot: 41 12 5.33 N, -77 15 23.68 W  
FMV: \$80,060



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 307 Smith St.  
Parcel ID: 19-002-115  
Lat/Long bldg dot: 41 12 5.48 N, -77 15 24.25 W  
FMV: \$66,570



Street Address: 325 Smith St.  
Parcel ID: 19-002-119  
Lat/Long bldg dot: 41 12 5.53 N, -77 15 27.26 W  
FMV: \$83,970



Street Address: 311 Smith St.  
Parcel ID: 19-002-116  
Lat/Long bldg dot: 41 12 5.42 N, -77 15 25.07 W  
FMV: \$91,410



Street Address: 331 Smith St.  
Parcel ID: 19-002-120  
Lat/Long bldg dot: 41 12 5.81 N, -77 15 27.87 W  
FMV: \$95,070



Street Address: 315 Smith St.  
Parcel ID: 19-002-117  
Lat/Long bldg dot: 41 12 5.44 N, -77 15 25.78 W  
FMV: \$55,620



Street Address: 327 Thompson St.  
Parcel ID: 19-002-200  
Lat/Long bldg dot: 41 12 1.35 N, -77 15 29.46 W  
FMV: \$64,520



Street Address: 319 Smith St.  
Parcel ID: 19-002-118  
Lat/Long bldg dot: 41 12 5.53 N, -77 15 26.53 W  
FMV: \$59,550



Street Address: 325 Wilson St.  
Parcel ID: 19-002-202  
Lat/Long bldg dot: 41 11 58.30 N, -77 15 29.88 W  
FMV: \$65,660

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 327 Wilson St.  
Parcel ID: 19-002-203  
Lat/Long bldg dot: 41 11 57.90 N, -77 15 29.96 W  
FMV: \$70,040



Street Address: 312 Locust St.  
Parcel ID: 19-002-207  
Lat/Long bldg dot: 41 11 57.17 N, -77 15 27.49 W  
FMV: \$62,250



Street Address: 331 Wilson St.  
Parcel ID: 19-002-204  
Lat/Long bldg dot: 41 11 57.46 N, -77 15 30.12 W  
FMV: \$42,370



Street Address: 336 S. Broad St.  
Parcel ID: 19-002-208  
Lat/Long bldg dot: 41 11 57.01 N, -77 15 25.61 W  
FMV: \$119,670



Street Address: 320 Locust St.  
Parcel ID: 19-002-205  
Lat/Long bldg dot: 41 11 57.34 N, -77 15 28.59 W  
FMV: \$49,940



Street Address: 314 S. Broad St.  
Parcel ID: 19-002-210  
Lat/Long bldg dot: 41 11 59.33 N, -77 15 24.79 W  
FMV: \$74,400



Street Address: 316 Locust St.  
Parcel ID: 19-002-206  
Lat/Long bldg dot: 41 11 57.39 N, -77 15 27.98 W  
FMV: \$77,900



Street Address: 307 Thompson St.  
Parcel ID: 19-002-213  
Lat/Long bldg dot: 41 12 0.86 N, -77 15 25.85 W  
FMV: \$61,460

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 315 Thomson St.  
Parcel ID: 19-002-214  
Lat/Long bldg dot: 41 12 0.77 N, -77 15 26.48 W  
FMV: \$274,170



Street Address: 411 Rear Wilson St.  
Parcel ID: 19-002-302.A  
Lat/Long bldg dot: 41 11 55.33 N, -77 15 28.44 W  
FMV: \$12,540



Street Address: Thomson St.  
Parcel ID: 19-002-216  
Lat/Long bldg dot: 41 12 1.32 N, -77 15 28.67 W  
FMV: \$34,420



Street Address: 417 Wilson St.  
Parcel ID: 19-002-304  
Lat/Long bldg dot: 41 11 55.63 N, -77 15 30.54 W  
FMV: \$56,790



Street Address: 407 Wilson St.  
Parcel ID: 19-002-301  
Lat/Long bldg dot: 41 11 56.07 N, -77 15 30.29 W  
FMV: \$58,540



Street Address: 421 Rear Wilson St.  
Parcel ID: 19-002-305  
Lat/Long bldg dot: 41 11 54.15 N, -77 15 28.79 W  
FMV: \$35,480



Street Address: 411 Wilson St.  
Parcel ID: 19-002-302  
Lat/Long bldg dot: 41 11 55.61 N, -77 15 30.55 W  
FMV: \$47,320



Street Address: 425 Wilson St.  
Parcel ID: 19-002-306  
Lat/Long bldg dot: 41 11 53.55 N, -77 15 30.95 W  
FMV: \$49,430



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 427 Wilson St.  
Parcel ID: 19-002-307  
Lat/Long bldg dot: 41 11 53.14 N, -77 15 31.12 W  
FMV: \$156,350



Street Address: 326 Cemetery St.  
Parcel ID: 19-002-312  
Lat/Long bldg dot: 41 11 49.63 N, -77 15 30.75 W  
FMV: \$85,870



Street Address: 435 Wilson St.  
Parcel ID: 19-002-309  
Lat/Long bldg dot: 41 11 52.21 N, -77 15 31.29 W  
FMV: \$73,200



Street Address: 454 S. Broad St.  
Parcel ID: 19-002-314  
Lat/Long bldg dot: 41 11 49.86 N, -77 15 27.38 W  
FMV: \$90,660



Street Address: 441 Wilson St.  
Parcel ID: 19-002-310  
Lat/Long bldg dot: 41 11 51.52 N, -77 15 31.50 W  
FMV: \$86,520



Street Address: 446 S. Broad St.  
Parcel ID: 19-002-315  
Lat/Long bldg dot: 41 11 50.67 N, -77 15 26.72 W  
FMV: \$64,660



Street Address: 443 Wilson St.  
Parcel ID: 19-002-311.A  
Lat/Long bldg dot: 41 11 50.57 N, -77 15 31.59 W  
FMV: \$85,240



Street Address: 442 S. Broad St.  
Parcel ID: 19-002-316  
Lat/Long bldg dot: 41 11 51.22 N, -77 15 26.62 W  
FMV: \$72,010

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 438 S. Broad St.  
Parcel ID: 19-002-317  
Lat/Long bldg dot: 41 11 51.63 N, -77 15 26.51 W  
FMV: \$68,360



Street Address: 313 Pine St.  
Parcel ID: 19-002-321  
Lat/Long bldg dot: 41 11 53.72 N, -77 15 26.06 W  
FMV: \$68,900



Street Address: 434 S. Broad St.  
Parcel ID: 19-002-318  
Lat/Long bldg dot: 41 11 52.21 N, -77 15 26.48 W  
FMV: \$71,930



Street Address: 418 S. Broad St.  
Parcel ID: 19-002-322  
Lat/Long bldg dot: 41 11 54.19 N, -77 15 25.93 W  
FMV: \$65,640



Street Address: 428 S. Broad St.  
Parcel ID: 19-002-319  
Lat/Long bldg dot: 41 11 52.80 N, -77 15 26.34 W  
FMV: \$75,560



Street Address: 414 S. Broad St.  
Parcel ID: 19-002-323  
Lat/Long bldg dot: 41 11 54.69 N, -77 15 25.90 W  
FMV: \$63,560



Street Address: 426 S. Broad St.  
Parcel ID: 19-002-320  
Lat/Long bldg dot: 41 11 53.29 N, -77 15 26.18 W  
FMV: \$71,050



Street Address: 410 S. Broad St.  
Parcel ID: 19-002-324  
Lat/Long bldg dot: 41 11 55.23 N, -77 15 25.84 W  
FMV: \$55,320



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 406 S. Broad St.  
Parcel ID: 19-002-325  
Lat/Long bldg dot: 41 11 55.68 N, -77 15 25.82 W  
FMV: \$111,890



Street Address: 509 Wilson St.  
Parcel ID: 19-002-401  
Lat/Long bldg dot: 41 11 47.78 N, -77 15 32.06 W  
FMV: \$63,400



Street Address: 400 S. Broad St.  
Parcel ID: 19-002-326  
Lat/Long bldg dot: 41 11 56.24 N, -77 15 25.87 W  
FMV: \$74,430



Street Address: 517 Wilson St.  
Parcel ID: 19-002-402  
Lat/Long bldg dot: 41 11 46.95 N, -77 15 32.14 W  
FMV: \$107,150



Street Address: 317 Locust St.  
Parcel ID: 19-002-327  
Lat/Long bldg dot: 41 11 56.39 N, -77 15 28.41 W  
FMV: \$64,190



Street Address: 521 Wilson St.  
Parcel ID: 19-002-403  
Lat/Long bldg dot: 41 11 45.95 N, -77 15 32.33 W  
FMV: \$79,850



Street Address: 331 Cemetery St.  
Parcel ID: 19-002-400  
Lat/Long bldg dot: 41 11 48.81 N, -77 15 31.87 W  
FMV: \$79,530



Street Address: 531 Wilson St.  
Parcel ID: 19-002-404  
Lat/Long bldg dot: 41 11 44.86 N, -77 15 32.62 W  
FMV: \$71,270

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 545 Wilson St.  
Parcel ID: 19-002-405  
Lat/Long bldg dot: 41 11 43.58 N, -77 15 31.92 W  
FMV: \$153,360



Street Address: 528 S. Broad St.  
Parcel ID: 19-002-409  
Lat/Long bldg dot: 41 11 45.23 N, -77 15 27.95 W  
FMV: \$49,620



Street Address: 544 S. Broad St.  
Parcel ID: 19-002-406  
Lat/Long bldg dot: 41 11 43.38 N, -77 15 28.27 W  
FMV: \$61,470



Street Address: 524 S. Broad St.  
Parcel ID: 19-002-410  
Lat/Long bldg dot: 41 11 45.88 N, -77 15 27.61 W  
FMV: \$84,120



Street Address: 536 S. Broad St.  
Parcel ID: 19-002-407  
Lat/Long bldg dot: 41 11 44.09 N, -77 15 28.01 W  
FMV: \$67,230



Street Address: 518 S. Broad St.  
Parcel ID: 19-002-411  
Lat/Long bldg dot: 41 11 46.77 N, -77 15 27.83 W  
FMV: \$86,900



Street Address: 532 S. Broad St.  
Parcel ID: 19-002-408  
Lat/Long bldg dot: 41 11 44.60 N, -77 15 27.96 W  
FMV: \$74,220



Street Address: 514 S. Broad St.  
Parcel ID: 19-002-412  
Lat/Long bldg dot: 41 11 47.27 N, -77 15 27.70 W  
FMV: \$97,810



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 506 S. Broad St.  
Parcel ID: 19-002-413  
Lat/Long bldg dot: 41 11 48.27 N, -77 15 27.95 W  
FMV: \$105,300



Street Address: 344 Thompson St.  
Parcel ID: 19-002-502  
Lat/Long bldg dot: 41 12 2.42 N, -77 15 31.73 W  
FMV: \$64,620



Street Address: 321 Cemetery St.  
Parcel ID: 19-002-415  
Lat/Long bldg dot: 41 11 48.84 N, -77 15 30.24 W  
FMV: \$72,680



Street Address: 338 Thompson St.  
Parcel ID: 19-002-503  
Lat/Long bldg dot: 41 12 2.42 N, -77 15 31.20 W  
FMV: \$62,390



Street Address: 352 Thompson St.  
Parcel ID: 19-002-500  
Lat/Long bldg dot: 41 12 2.56 N, -77 15 32.95 W  
FMV: \$67,330



Street Address: 222 Wilson St.  
Parcel ID: 19-002-504  
Lat/Long bldg dot: 41 12 2.79 N, -77 15 300.27 W  
FMV: \$81,050



Street Address: 348 Thompson St.  
Parcel ID: 19-002-501  
Lat/Long bldg dot: 41 12 2.68 N, -77 15 32.28 W  
FMV: \$90,490



Street Address: 216 Wilson St.  
Parcel ID: 19-002-505  
Lat/Long bldg dot: 41 12 4.67 N, -77 15 29.97 W  
FMV: \$67,480

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 335 Smith St.  
Parcel ID: 19-002-506  
Lat/Long bldg dot: 41 12 5.57 N, -77 15 29.84 W  
FMV: \$14,130



Street Address: 337 Thompson St.  
Parcel ID: 19-002-603  
Lat/Long bldg dot: 41 12 1.59 N, -77 15 31.03 W  
FMV: \$63,210



Street Address: 339 Smith St.  
Parcel ID: 19-002-507  
Lat/Long bldg dot: 41 12 6.24 N, -77 15 30.25 W  
FMV: \$70,330



Street Address: 341 Thompson St.  
Parcel ID: 19-002-604  
Lat/Long bldg dot: 41 121 1.56 N, -77 15 31.50 W  
FMV: \$71,780



Street Address: 410 Thompson St.  
Parcel ID: 19-002-509  
Lat/Long bldg dot: 41 12 7.75 N, -77 15 35.24 W  
FMV: \$265,650



Street Address: 343 Thompson St.  
Parcel ID: 19-002-605  
Lat/Long bldg dot: 41 12 1.57 N, -77 15 31.93 W  
FMV: \$74,920



Street Address: 318 Wilson St.  
Parcel ID: 19-002-600  
Lat/Long bldg dot: 41 11 59.61 N, -77 15 30.93 W  
FMV: \$70,990



Street Address: 317 S. Lincoln Ave.  
Parcel ID: 19-002-611  
Lat/Long bldg dot: 41 12 0.17 N, -77 15 35.04 W  
FMV: \$53,780

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 366 Locust St.  
Parcel ID: 19-002-708  
Lat/Long bldg dot: 41 11 58.23 N, -77 15 36.20 W  
FMV: \$89,000



Street Address: 354 Locust St.  
Parcel ID: 19-002-712  
Lat/Long bldg dot: 41 11 57.93 N, -77 15 34.11 W  
FMV: \$54,290



Street Address: 362 Locust St.  
Parcel ID: 19-002-709  
Lat/Long bldg dot: 41 11 58.12 N, -77 15 35.64 W  
FMV: \$67,470



Street Address: 330 Wilson St.  
Parcel ID: 19-002-713  
Lat/Long bldg dot: 41 11 57.71 N, -77 15 31.55 W  
FMV: \$128,020



Street Address: 358 Locust St.  
Parcel ID: 19-002-710  
Lat/Long bldg dot: 41 11 58.06 N, -77 15 35.14 W  
FMV: \$76,610



Street Address: 328 Wilson St.  
Parcel ID: 19-002-714  
Lat/Long bldg dot: 41 11 58.50 N, -77 15 31.62 W  
FMV: \$83,560



Street Address: 356 Locust St.  
Parcel ID: 19-002-711  
Lat/Long bldg dot: 41 11 57.96 N, -77 15 34.62 W  
FMV: \$69,160



Street Address: 322 S. Lincoln Ave.  
Parcel ID: 19-002-717  
Lat/Long bldg dot: 41 11 59.55 N, -77 15 36.25 W  
FMV: \$49,370



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 310 S. Lincoln Ave.  
Parcel ID: 19-002-720  
Lat/Long bldg dot: 41 12 0.83 N, -77 15 36.14 W  
FMV: \$368,310



Street Address: 122 West St.  
Parcel ID: 19-002-803  
Lat/Long bldg dot: 41 11 53.42 N, -77 15 35.37 W  
FMV: \$89,260

Street Address: West St.  
Parcel ID: 19-002-800  
Lat/Long bldg dot: 41 11 53.70 N, -77 15 36.85 W  
FMV: \$18,000



Street Address: 428 Wilson St.  
Parcel ID: 19-002-805  
Lat/Long bldg dot: 41 11 53.19 N, -77 15 32.37 W  
FMV: \$60,370



Street Address: 128 West St.  
Parcel ID: 19-002-801  
Lat/Long bldg dot: 41 11 53.65 N, -77 15 36.44 W  
FMV: \$60,310



Street Address: 424 Wilson St.  
Parcel ID: 19-002-806  
Lat/Long bldg dot: 41 11 53.86 N, -77 15 32.30 W  
FMV: \$69,020



Street Address: 126 West St.  
Parcel ID: 19-002-802  
Lat/Long bldg dot: 41 11 53.84 N, -77 15 35.72 W  
FMV: \$72,860



Street Address: 420 Wilson St.  
Parcel ID: 19-002-807  
Lat/Long bldg dot: 41 11 54.39 N, -77 15 32.21 W  
FMV: \$77,860

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 414 Wilson St.  
Parcel ID: 19-002-808  
Lat/Long bldg dot: 41 11 54.91 N, -77 15 32.00 W  
FMV: \$73,940



Street Address: 400 Wilson St.  
Parcel ID: 19-002-812  
Lat/Long bldg dot: 41 11 56.85 N, -77 15 31.43 W  
FMV: \$71,460



Street Address: 412 Wilson St.  
Parcel ID: 19-002-809  
Lat/Long bldg dot: 41 11 55.44 N, -77 15 31.79 W  
FMV: \$66,740



Street Address: 355 Locust St.  
Parcel ID: 19-002-813  
Lat/Long bldg dot: 41 11 56.99 N, -77 15 34.49 W  
FMV: \$76,540



Street Address: 408 Wilson St.  
Parcel ID: 19-002-810  
Lat/Long bldg dot: 41 11 55.84 N, -77 15 31.71 W  
FMV: \$51,860



Street Address: 359 Locust St.  
Parcel ID: 19-002-815  
Lat/Long bldg dot: 41 11 56.90 N, -77 15 35.97 W  
FMV: \$21,570



Street Address: 404 Wilson St.  
Parcel ID: 19-002-811  
Lat/Long bldg dot: 41 11 56.27 N, -77 15 31.61 W  
FMV: \$67,790



Street Address: 361 Locust St.  
Parcel ID: 19-002-816  
Lat/Long bldg dot: 41 11 57.10 N, -77 15 36.58 W  
FMV: \$71,100



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 544 Wilson St.  
Parcel ID: 19-002-900  
Lat/Long bldg dot: 41 11 43.67 N, -77 15 34.61 W  
FMV: \$72,040



Street Address: 518 Wilson St.  
Parcel ID: 19-002-906  
Lat/Long bldg dot: 41 11 46.74 N, -77 15 33.99 W  
FMV: \$54,980



Street Address: 530 Wilson St.  
Parcel ID: 19-002-903  
Lat/Long bldg dot: 41 11 45.26 N, -77 15 34.26 W  
FMV: \$95,990



Street Address: 351 Cemetery St.  
Parcel ID: 19-002-907  
Lat/Long bldg dot: 41 11 48.90 N, -77 15 36.12 W  
FMV: \$72,690



Street Address: 526 Wilson St.  
Parcel ID: 19-002-904  
Lat/Long bldg dot: 41 11 45.69 N, -77 15 34.17 W  
FMV: \$67,740



Street Address: 347 Cemetery St.  
Parcel ID: 19-002-908  
Lat/Long bldg dot: 41 11 48.89 N, -77 15 35.40 W  
FMV: \$75,770



Street Address: 522 Wilson St.  
Parcel ID: 19-002-905  
Lat/Long bldg dot: 41 11 46.32 N, -77 15 34.12 W  
FMV: \$57,230



Street Address: 341 Cemetery St.  
Parcel ID: 19-002-910  
Lat/Long bldg dot: 41 11 48.20 N, -77 15 34.27 W  
FMV: \$84,720

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 337 Cemetery St.  
Parcel ID: 19-002-911  
Lat/Long bldg dot: 41 11 48.82 N, -77 15 33.34 W  
FMV: \$67,230



Street Address: 442 Wilson St.  
Parcel ID: 19-002-915.A  
Lat/Long bldg dot: 41 11 51.38 N, -77 15 32.70 W  
FMV: \$43,510



Street Address: 448 Wilson St.  
Parcel ID: 19-002-913  
Lat/Long bldg dot: 41 11 50.51 N, -77 15 33.23 W  
FMV: \$49,940



Street Address: 438 Wilson St.  
Parcel ID: 19-002-916  
Lat/Long bldg dot: 41 11 52.00 N, -77 15 32.68 W  
FMV: \$83,380



Street Address: 446 Wilson St.  
Parcel ID: 19-002-914  
Lat/Long bldg dot: 41 11 50.89 N, -77 15 33.08 W  
FMV: \$43,410



Street Address: 434 Wilson St.  
Parcel ID: 19-002-917  
Lat/Long bldg dot: 41 11 52.58 N, -77 15 32.69 W  
FMV: \$72,300



Street Address: 340 Hunter Alley  
Parcel ID: 19-002-915  
Lat/Long bldg dot: 41 11 51.47 N, -77 15 34.05 W  
FMV: \$75,410



Street Address: 119 West St.  
Parcel ID: 19-002-918  
Lat/Long bldg dot: 41 11 52.69 N, -77 15 35.49 W  
FMV: \$67,950

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 123 West St.  
Parcel ID: 19-002-919  
Lat/Long bldg dot: 41 11 52.69 N, -77 15 36.27 W  
FMV: \$64,650



Street Address: 350 Cemetery St.  
Parcel ID: 19-002-923  
Lat/Long bldg dot: 41 11 49.85 N, -77 15 35.67 W  
FMV: \$72,640



Street Address: 127 West St.  
Parcel ID: 19-002-920  
Lat/Long bldg dot: 41 11 52.72 N, -77 15 36.80 W  
FMV: \$72,480



Street Address: 346 Cemetery St.  
Parcel ID: 19-002-924  
Lat/Long bldg dot: 41 11 50.08 N, -77 15 34.68 W  
FMV: \$78,890



Street Address: 358 Cemetery St.  
Parcel ID: 19-002-921  
Lat/Long bldg dot: 41 11 49.82 N, -77 15 36.91 W  
FMV: \$101,210



Street Address: 342 Cemetery St.  
Parcel ID: 19-002-925  
Lat/Long bldg dot: 41 11 49.98 N, -77 15 34.17 W  
FMV: \$65,300



Street Address: 354 Cemetery St.  
Parcel ID: 19-002-922  
Lat/Long bldg dot: 41 11 49.80 N, -77 15 36.37 W  
FMV: \$74,400



Street Address: 518 Cemetery St.  
Parcel ID: 19-002-958  
Lat/Long bldg dot: 41 11 50.29 N, -77 15 42.13 W  
FMV: \$55,800



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 402 Cemetery St.  
Parcel ID: 19-002-960  
Lat/Long bldg dot: 41 11 50.16 N, -77 15 40.46 W  
FMV: \$16,200



Street Address: 218 Seminary St.  
Parcel ID: 20-001-115  
Lat/Long bldg dot: 41 12 14.51 N, -77 15 15.70 W  
FMV: \$70,310



Street Address: 226 Seminary St.  
Parcel ID: 20-001-112  
Lat/Long bldg dot: 41 12 14.76 N, -77 15 17.19 W  
FMV: \$52,700



Street Address: 214 Seminary St.  
Parcel ID: 20-001-116  
Lat/Long bldg dot: 41 12 14.46 N, -77 15 15.27 W  
FMV: \$53,460



Street Address: 222 Seminary St.  
Parcel ID: 20-001-113  
Lat/Long bldg dot: 41 12 14.68 N, -77 15 16.45 W  
FMV: \$62,440



Street Address: 219 Seminary St.  
Parcel ID: 20-001-200  
Lat/Long bldg dot: 41 12 13.72 N, -77 15 15.98 W  
FMV: \$55,380



Street Address: 220 Seminary St.  
Parcel ID: 20-001-114  
Lat/Long bldg dot: 41 12 14.55 N, -77 15 16.03 W  
FMV: \$40,380



Street Address: 221 Seminary St.  
Parcel ID: 20-001-201  
Lat/Long bldg dot: 41 12 13.84 N, -77 15 17.19 W  
FMV: \$128,580

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 234 Allegheny St.  
Parcel ID: 20-001-203  
Lat/Long bldg dot: 41 12 10.59 N, -77 15 17.74 W  
FMV: \$385,040



Street Address: 220 Allegheny St.  
Parcel ID: 20-001-207  
Lat/Long bldg dot: 41 12 9.82 N, -77 15 15.57 W  
FMV: \$64,620



Street Address: 232 Allegheny St.  
Parcel ID: 20-001-204  
Lat/Long bldg dot: 41 12 10.45 N, -77 15 17.01 W  
FMV: \$126,900



Street Address: 111 S. Pennsylvania Ave.  
Parcel ID: 20-001-250  
Lat/Long bldg dot: 41 12 8.33 N, -77 15 18.65 W  
FMV: \$123,920



Street Address: 222 Allegheny St.  
Parcel ID: 20-001-205  
Lat/Long bldg dot: 41 12 10.30 N, -77 15 16.61 W  
FMV: \$47,090



Street Address: 129 S. Pennsylvania Ave.  
Parcel ID: 20-001-253  
Lat/Long bldg dot: 41 12 6.60 N, -77 15 18.90 W  
FMV: \$199,580



Street Address: 222 Allegheny St.  
Parcel ID: 20-001-206  
Lat/Long bldg dot: 41 12 10.44 N, -77 15 16.20 W  
FMV: \$157,600



Street Address: 216 Smith St.  
Parcel ID: 20-001-255  
Lat/Long bldg dot: 41 12 5.54 N, -77 15 17.77 W  
FMV: \$102,960

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 128 S. Main St.  
Parcel ID: 20-001-262  
Lat/Long bldg dot: 41 12 6.58 N, -77 15 14.09 W  
FMV: \$166,160



Street Address: 229 Allegheny St.  
Parcel ID: 20-001-275  
Lat/Long bldg dot: 41 12 9.32 N, -77 15 18.03 W  
FMV: \$103,710



Street Address: 217 Allegheny St.  
Parcel ID: 20-001-269  
Lat/Long bldg dot: 41 12 8.76 N, -77 15 15.43 W  
FMV: \$115,560



Street Address: 306 Burke St.  
Parcel ID: 20-001-301  
Lat/Long bldg dot: 41 12 23.68 N, -77 15 20.99 W  
FMV: \$85,030



Street Address: Market St.  
Parcel ID: 20-001-271  
Lat/Long bldg dot: 41 12 9.23 N, -77 15 16.49 W  
FMV: \$45,450



Street Address: 240 Burke St.  
Parcel ID: 20-001-303  
Lat/Long bldg dot: 41 12 23.32 N, -77 15 20.03 W  
FMV: \$64,130



Street Address: 227 Allegheny St.  
Parcel ID: 20-001-274  
Lat/Long bldg dot: 41 12 9.14 N, -77 15 17.41 W  
FMV: \$104,520



Street Address: 222 Burke St.  
Parcel ID: 20-001-304  
Lat/Long bldg dot: 41 12 23.15 N, -77 15 19.36 W  
FMV: \$43,340



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 218 Burke St.  
Parcel ID: 20-001-305  
Lat/Long bldg dot: 41 12 23.04 N, -77 15 18.60 W  
FMV: \$73,560



Street Address: 218 N. Broad St.  
Parcel ID: 20-001-320  
Lat/Long bldg dot: 41 12 17.94 N, -77 15 19.69 W  
FMV: \$70,260

Street Address: Burke St.  
Parcel ID: 20-001-308  
Lat/Long bldg dot: 41 12 22.23 N, -77 15 19.31 W  
FMV: \$17,000



Street Address: 216 N. Broad St.  
Parcel ID: 20-001-321  
Lat/Long bldg dot: 41 12 17.44 N, -77 15 19.75 W  
FMV: \$77,820



Street Address: 316 Campbell St.  
Parcel ID: 20-001-310  
Lat/Long bldg dot: 41 12 21.61 N, -77 15 21.64 W  
FMV: \$62,860



Street Address: 214 N. Broad St.  
Parcel ID: 20-001-322  
Lat/Long bldg dot: 41 12 16.96 N, -77 15 19.86 W  
FMV: \$75,250



Street Address: 224 N. Broad St.  
Parcel ID: 20-001-319  
Lat/Long bldg dot: 41 12 18.32 N, -77 15 19.62 W  
FMV: \$77,580



Street Address: 236 Bubbs Lane  
Parcel ID: 20-001-323  
Lat/Long bldg dot: 41 12 16.75 N, -77 15 18.85 W  
FMV: \$70,520



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 208 N. Broad St.  
Parcel ID: 20-001-324  
Lat/Long bldg dot: 41 12 16.31 N, -77 15 20.04 W  
FMV: \$52,220



Street Address: 130 N. Broad St.  
Parcel ID: 20-001-330  
Lat/Long bldg dot: 41 12 14.19 N, -77 15 20.48 W  
FMV: \$90,610



Street Address: 244 Seminary St.  
Parcel ID: 20-001-325  
Lat/Long bldg dot: 41 12 15.13 N, -77 15 20.43 W  
FMV: \$59,760



Street Address: 126 N. Broad St.  
Parcel ID: 20-001-331  
Lat/Long bldg dot: 41 12 13.75 N, -77 15 20.54 W  
FMV: \$77,710



Street Address: 238 Seminary St.  
Parcel ID: 20-001-326  
Lat/Long bldg dot: 41 12 15.11 N, -77 15 19.75 W  
FMV: \$72,000



Street Address: 122 N. Broad St.  
Parcel ID: 20-001-332  
Lat/Long bldg dot: 41 12 13.27 N, -77 15 20.54 W  
FMV: \$81,690



Street Address: 234 Seminary St.  
Parcel ID: 20-001-327  
Lat/Long bldg dot: 41 12 14.94 N, -77 15 18.82 W  
FMV: \$68,700



Street Address: 118 N. Broad St.  
Parcel ID: 20-001-333  
Lat/Long bldg dot: 41 12 12.81 N, -77 15 20.68 W  
FMV: \$74,250

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 110 N. Broad St.  
Parcel ID: 20-001-334  
Lat/Long bldg dot: 41 12 11.71 N, -77 15 21.08 W  
FMV: \$53,700



Street Address: 115 N. Pennsylvania Ave.  
Parcel ID: 20-001-337  
Lat/Long bldg dot: 41 12 11.75 N, -77 15 19.23 W  
FMV: \$228,440



Street Address: 116 N. Broad St.  
Parcel ID: 20-001-334.01  
Lat/Long bldg dot: 41 12 12.21 N, -77 15 21.03 W  
FMV: \$55,330



Street Address: 252 Allegheny St.  
Parcel ID: 20-001-337.A  
Lat/Long bldg dot: 41 12 10.88 N, -77 15 19.86 W  
FMV: \$23,950



Street Address: 106 N. Broad St.  
Parcel ID: 20-001-335  
Lat/Long bldg dot: 41 12 10.95 N, -77 15 21.31 W  
FMV: \$109,150



Street Address: 235 Seminary St.  
Parcel ID: 20-001-339  
Lat/Long bldg dot: 41 12 14.04 N, -77 15 18.91 W  
FMV: \$68,980



Street Address: 2256 Allegheny St.  
Parcel ID: 20-001-336  
Lat/Long bldg dot: 41 12 10.88 N, -77 15 20.75 W  
FMV: \$180,210



Street Address: 259 Allegheny St.  
Parcel ID: 20-001-350  
Lat/Long bldg dot: 41 12 9.82 N, -77 15 21.51 W  
FMV: \$116,720

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 117 S. Broad St.  
Parcel ID: 20-001-351  
Lat/Long bldg dot: 41 12 8.21 N, -77 12 21.95 W  
FMV: \$45,410



Street Address: 127 S. Broad St.  
Parcel ID: 20-001-354  
Lat/Long bldg dot: 41 12 6.86 N, -77 15 22.05 W  
FMV: \$60,680



Street Address: 115 S. Broad St.  
Parcel ID: 20-001-351.A  
Lat/Long bldg dot: 41 12 8.54 N, -77 15 21.82 W  
FMV: \$13,680



Street Address: 131 S. Broad St.  
Parcel ID: 20-001-355  
Lat/Long bldg dot: 41 12 6.69 N, -77 15 22.25 W  
FMV: \$45,280



Street Address: 119 S. Broad St.  
Parcel ID: 20-001-352  
Lat/Long bldg dot: 41 12 7.68 N, -77 15 21.82 W  
FMV: \$62,440



Street Address: 135 S. Broad St.  
Parcel ID: 20-001-356  
Lat/Long bldg dot: 41 12 5.92 N, -77 15 22.35 W  
FMV: \$59,600



Street Address: 123 S. Broad St.  
Parcel ID: 20-001-353  
Lat/Long bldg dot: 41 12 7.38 N, -77 15 21.99 W  
FMV: \$58,590



Street Address: 240 Smith St.  
Parcel ID: 20-001-357  
Lat/Long bldg dot: 41 12 5.91 N, -77 15 21.93 W  
FMV: \$46,890



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 232 Smith St.  
Parcel ID: 20-001-359  
Lat/Long bldg dot: 41 12 5.91 N, -77 15 20.43 W  
FMV: \$168,960



Street Address: 255 Allegheny St.  
Parcel ID: 20-001-363  
Lat/Long bldg dot: 41 12 9.66 N, -77 15 20.88 W  
FMV: \$402,720



Street Address: 130 S. Pennsylvania Ave.  
Parcel ID: 20-001-360  
Lat/Long bldg dot: 41 12 6.93 N, -77 15 20.55 W  
FMV: \$366,080



Street Address: 324 Burke St.  
Parcel ID: 20-001-402  
Lat/Long bldg dot: 41 12 24.44 N, -77 15 25.01 W  
FMV: \$65,270



Street Address: 241 Allegheny St.  
Parcel ID: 20-001-361  
Lat/Long bldg dot: 41 12 9.54 N, -77 15 19.81 W  
FMV: \$143,080



Street Address: 318 Burke St.  
Parcel ID: 20-001-403  
Lat/Long bldg dot: 41 12 24.25 N, -77 15 24.22 W  
FMV: \$71,020



Street Address: 249 Allegheny St.  
Parcel ID: 20-001-362  
Lat/Long bldg dot: 41 12 9.75 N, -77 15 20.28 W  
FMV: \$80,880



Street Address: 314 Burke St.  
Parcel ID: 20-001-404  
Lat/Long bldg dot: 41 12 24.11 N, -77 15 23.67 W  
FMV: \$68,600

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 312 Burke St.  
Parcel ID: 20-001-405  
Lat/Long bldg dot: 41 12 23.40 N, -77 15 23.10 W  
FMV: \$69,220



Street Address: 336 Washington Ave.  
Parcel ID: 20-001-411  
Lat/Long bldg dot: 41 12 20.81 N, -77 15 26.30 W  
FMV: \$93,500



Street Address: 310 Burke St.  
Parcel ID: 20-001-406  
Lat/Long bldg dot: 41 12 23.88 N, -77 15 22.52 W  
FMV: \$60,190



Street Address: 332 Washington Ave.  
Parcel ID: 20-001-412  
Lat/Long bldg dot: 41 12 20.60 N, -77 15 25.69 W  
FMV: \$82,380



Street Address: 308 Burke St.  
Parcel ID: 20-001-407  
Lat/Long bldg dot: 41 12 23.73 N, -77 15 21.84 W  
FMV: \$51,890



Street Address: 328 Washington Ave.  
Parcel ID: 20-001-413  
Lat/Long bldg dot: 41 12 20.48 N, -77 15 25.05 W  
FMV: \$68,960



Street Address: 323 Burke St.  
Parcel ID: 20-001-410  
Lat/Long bldg dot: 41 12 23.32 N, -77 15 25.41 W  
FMV: \$50,340



Street Address: 326 Washington Ave.  
Parcel ID: 20-001-414  
Lat/Long bldg dot: 41 12 20.36 N, -77 15 24.41 W  
FMV: \$69,820



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 322 Washington Ave.  
Parcel ID: 20-001-415  
Lat/Long bldg dot: 41 12 20.22 N, -77 15 23.85 W  
FMV: \$35,400



Street Address: 327 Campbell St.  
Parcel ID: 20-001-419  
Lat/Long bldg dot: 41 12 22.94 N, -77 15 22.35 W  
FMV: \$56,610



Street Address: 318 Washington Ave.  
Parcel ID: 20-001-416  
Lat/Long bldg dot: 41 12 20.09 N, -77 15 23.23 W  
FMV: \$67,610



Street Address: 315 Burke St.  
Parcel ID: 20-001-420  
Lat/Long bldg dot: 41 12 22.47 N, -77 15 24.35 W  
FMV: \$97,490



Street Address: 315 Campbell St.  
Parcel ID: 20-001-417  
Lat/Long bldg dot: 41 12 21.79 N, -77 15 22.66 W  
FMV: \$60,730



Street Address: 315 Burke St.  
Parcel ID: 20-001-421  
Lat/Long bldg dot: 41 12 23.11 N, -77 15 24.66 W  
FMV: \$



Street Address: 321 Campbell St.  
Parcel ID: 20-001-418  
Lat/Long bldg dot: 41 12 22.35 N, -77 15 22.56 W  
FMV: \$65,060



Street Address: 335 Washington Ave.  
Parcel ID: 20-001-500  
Lat/Long bldg dot: 41 12 19.54 N, -77 15 26.69 W  
FMV: \$83,660



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 350 Seminary St.  
Parcel ID: 20-001-501  
Lat/Long bldg dot: 41 12 16.65 N, -77 15 27.22 W  
FMV: \$86,550



Street Address: 325 Washington Ave.  
Parcel ID: 20-001-512  
Lat/Long bldg dot: 41 12 19.31 N, -77 15 24.86 W  
FMV: \$77,450



Street Address: 320 Seminary St.  
Parcel ID: 20-001-502  
Lat/Long bldg dot: 41 12 15.77 N, -77 15 24.69 W  
FMV: \$306,670



Street Address: 329 Washington Ave.  
Parcel ID: 20-001-513  
Lat/Long bldg dot: 41 12 19.29 N, -77 15 25.44 W  
FMV: \$58,010



Street Address: 201 N. Broad St.  
Parcel ID: 20-001-503  
Lat/Long bldg dot: 41 12 15.76 N, -77 15 21.45 W  
FMV: \$206,640



Street Address: 331 Washington Ave.  
Parcel ID: 20-001-514  
Lat/Long bldg dot: 41 12 19.44 N, -77 15 26.05 W  
FMV: \$78,230



Street Address: 207 N. Broad St.  
Parcel ID: 20-001-504  
Lat/Long bldg dot: 41 12 16.48 N, -77 15 21.21 W  
FMV: \$56,160



Street Address: 190 Tomb Ave.  
Parcel ID: 20-001-550  
Lat/Long bldg dot: 41 12 14.98 N, -77 15 27.68 W  
FMV: \$76,000

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 110 Tomb Ave.  
Parcel ID: 20-001-551  
Lat/Long bldg dot: 41 12 12.71 N, -77 15 28.88 W  
FMV: \$21,600



Street Address: Allegheny St.  
Parcel ID: 20-001-557  
Lat/Long bldg dot: 41 12 12.57 N, -77 15 24.76 W  
FMV: \$11,570



Street Address: 342 Allegheny St.  
Parcel ID: 20-001-552  
Lat/Long bldg dot: 41 12 12.45 N, -77 15 28.33 W  
FMV: \$106,640



Street Address: 318 Allegheny St.  
Parcel ID: 20-001-558  
Lat/Long bldg dot: 41 12 11.40 N, -77 15 24.70 W  
FMV: \$74,340



Street Address: 336 Allegheny St.  
Parcel ID: 20-001-554  
Lat/Long bldg dot: 41 12 12.31 N, -77 15 27.25 W  
FMV: \$105,380



Street Address: 312 Allegheny St.  
Parcel ID: 20-001-559  
Lat/Long bldg dot: 41 12 11.34 N, -77 15 24.17 W  
FMV: \$160,600



Street Address: 327 McClintock Alley  
Parcel ID: 20-001-556  
Lat/Long bldg dot: 41 12 11.76 N, -77 15 25.93 W  
FMV: \$82,470



Street Address: 308 Allegheny St.  
Parcel ID: 20-001-560  
Lat/Long bldg dot: 41 12 11.40 N, -77 15 23.10 W  
FMV: \$237,290

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 300 Allegheny St.  
Parcel ID: 20-001-561  
Lat/Long bldg dot: 41 12 11.23 N, -77 15 22.46 W  
FMV: \$295,120



Street Address: 125 N. Broad St.  
Parcel ID: 20-001-567  
Lat/Long bldg dot: 41 12 14.13 N, -77 15 21.75 W  
FMV: \$61,390



Street Address: 117 N. Broad St.  
Parcel ID: 20-001-564  
Lat/Long bldg dot: 41 12 12.81 N, -77 15 22.21 W  
FMV: \$36,410



Street Address: 129 N. Broad St.  
Parcel ID: 20-001-568  
Lat/Long bldg dot: 41 12 14.39 N, -77 15 21.85 W  
FMV: \$55,740



Street Address: 119 N. Broad St.  
Parcel ID: 20-001-565  
Lat/Long bldg dot: 41 12 13.02 N, -77 15 22.12 W  
FMV: \$65,330



Street Address: 307 Seminary St.  
Parcel ID: 20-001-569  
Lat/Long bldg dot: 41 12 14.51 N, -77 15 22.93 W  
FMV: \$43,300



Street Address: 123 N. Broad St.  
Parcel ID: 20-001-566  
Lat/Long bldg dot: 41 12 13.24 N, -77 15 21.99 W  
FMV: \$55,120



Street Address: 111 Wilson St.  
Parcel ID: 20-001-600  
Lat/Long bldg dot: 41 12 9.21 N, -77 15 27.63 W  
FMV: \$73,610



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 327 Allegheny St.  
Parcel ID: 20-001-600.A  
Lat/Long bldg dot: 41 12 10.55 N, -77 15 27.17 W  
FMV: \$92,450



Street Address: 318 Smith St.  
Parcel ID: 20-001-605  
Lat/Long bldg dot: 41 12 6.68 N, -77 15 26.46 W  
FMV: \$76,850



Street Address: 330 Smith St.  
Parcel ID: 20-001-602  
Lat/Long bldg dot: 41 12 6.90 N, -77 15 28.19 W  
FMV: \$92,230



Street Address: 319 Bank Ave.  
Parcel ID: 20-001-606  
Lat/Long bldg dot: 41 12 8.12 N, -77 15 26.07 W  
FMV: \$23,000



Street Address: 326 Smith St.  
Parcel ID: 20-001-603  
Lat/Long bldg dot: 41 12 6.70 N, -77 15 27.79 W  
FMV: \$66,640



Street Address: 314 Smith St.  
Parcel ID: 20-001-607  
Lat/Long bldg dot: 41 12 6.41 N, -77 15 25.74 W  
FMV: \$56,210



Street Address: 322 Smith St.  
Parcel ID: 20-001-604  
Lat/Long bldg dot: 41 12 6.68 N, -77 15 27.06 W  
FMV: \$81,910



Street Address: 312 Smith St.  
Parcel ID: 20-001-608  
Lat/Long bldg dot: 41 12 6.36 N, -77 15 24.95 W  
FMV: \$58,290

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 304 Smith St.  
Parcel ID: 20-001-609  
Lat/Long bldg dot: 41 12 6.19 N, -77 15 23.82 W  
FMV: \$40,980



Street Address: 120 S. Broad St.  
Parcel ID: 20-001-613  
Lat/Long bldg dot: 41 12 7.74 N, -77 15 23.23 W  
FMV: \$153,900



Street Address: 132 S. Broad St.  
Parcel ID: 20-001-610  
Lat/Long bldg dot: 41 12 6.35 N, -77 15 23.41 W  
FMV: \$63,280



Street Address: 116 S. Broad St.  
Parcel ID: 20-001-614  
Lat/Long bldg dot: 41 12 8.39 N, -77 15 23.03 W  
FMV: \$43,490



Street Address: 130 S. Broad St.  
Parcel ID: 20-001-611  
Lat/Long bldg dot: 41 12 6.86 N, -77 15 23.56 W  
FMV: \$68,520



Street Address: 301 Allegheny St.  
Parcel ID: 20-001-615  
Lat/Long bldg dot: 41 12 9.96 N, -77 15 22.51 W  
FMV: \$80,990



Street Address: 124 S. Broad St.  
Parcel ID: 20-001-612  
Lat/Long bldg dot: 41 12 7.28 N, -77 15 23.43 W  
FMV: \$97,150



Street Address: 303 Allegheny St.  
Parcel ID: 20-001-616  
Lat/Long bldg dot: 41 12 9.98 N, -77 15 22.94 W  
FMV: \$65,980



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 307 Allegheny St.  
Parcel ID: 20-001-617  
Lat/Long bldg dot: 41 12 10.08 N, -77 15 23.49 W  
FMV: \$84,280



Street Address: 323 Allegheny St.  
Parcel ID: 20-001-621  
Lat/Long bldg dot: 41 12 10.53 N, -77 15 26.71 W  
FMV: \$74,620



Street Address: 313 Allegheny St.  
Parcel ID: 20-001-618  
Lat/Long bldg dot: 41 12 10.23 N, -77 15 24.22 W  
FMV: \$97,430



Street Address: 512 N. Lincoln Ave.  
Parcel ID: 20-001-701  
Lat/Long bldg dot: 41 12 29.08 N, -77 15 25.85 W  
FMV: \$81,460



Street Address: 317 Allegheny St.  
Parcel ID: 20-001-619  
Lat/Long bldg dot: 41 12 10.28 N, -77 15 24.98 W  
FMV: \$153,940



Street Address: 420 N. Lincoln Ave.  
Parcel ID: 20-001-702.A  
Lat/Long bldg dot: 41 12 27.17 N, -77 15 26.65 W  
FMV: \$70,490



Street Address: 320 Hazel Alley  
Parcel ID: 20-001-620  
Lat/Long bldg dot: 41 12 10.44 N, -77 15 25.94 W  
FMV: \$122,190



Street Address: 414 N. Lincoln Ave.  
Parcel ID: 20-001-703  
Lat/Long bldg dot: 41 12 26.28 N, -77 15 25.58 W  
FMV: \$20,150



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 412 N. Lincoln Ave.  
Parcel ID: 20-001-704  
Lat/Long bldg dot: 41 12 25.77 N, -77 15 27.03 W  
FMV: \$65,880



Street Address: 350 Washington Ave.  
Parcel ID: 20-001-709  
Lat/Long bldg dot: 41 12 21.33 N, -77 15 28.89 W  
FMV: \$90,230



Street Address: 402 N. Lincoln Ave.  
Parcel ID: 20-001-706  
Lat/Long bldg dot: 41 12 24.88 N, -77 15 27.47 W  
FMV: \$73,030



Street Address: 348 Washington Ave.  
Parcel ID: 20-001-710  
Lat/Long bldg dot: 41 12 21.23 N, -77 15 28.19 W  
FMV: \$110,980



Street Address: 356 Burke St.  
Parcel ID: 20-001-707  
Lat/Long bldg dot: 41 12 24.68 N, -77 15 26.22 W  
FMV: \$68,170



Street Address: 344 Washington Ave.  
Parcel ID: 20-001-711  
Lat/Long bldg dot: 41 12 21.09 N, -77 15 27.55 W  
FMV: \$91,870



Street Address: 324 N. Lincoln Ave.  
Parcel ID: 20-001-708  
Lat/Long bldg dot: 41 12 23.82 N, -77 15 27.93 W  
FMV: \$71,380



Street Address: 357 Burke St.  
Parcel ID: 20-001-712  
Lat/Long bldg dot: 41 12 23.73 N, -77 15 26.54 W  
FMV: \$66,890

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 361 Burke St.  
Parcel ID: 20-001-713  
Lat/Long bldg dot: 41 12 23.89 N, -77 15 27.14 W  
FMV: \$58,670



Street Address: 212 N. Lincoln Ave.  
Parcel ID: 20-001-805  
Lat/Long bldg dot: 41 12 17.87 N, -77 15 29.79 W  
FMV: \$58,080



Street Address: 225 Tomb Ave.  
Parcel ID: 20-001-800  
Lat/Long bldg dot: 41 12 19.72 N, -77 15 27.96 W  
FMV: \$69,570



Street Address: 208 N. Lincoln Ave.  
Parcel ID: 20-001-806  
Lat/Long bldg dot: 41 12 17.50 N, -77 15 29.91 W  
FMV: \$71,620



Street Address: 351 Washington Ave.  
Parcel ID: 20-001-802  
Lat/Long bldg dot: 41 12 20.03 N, -77 15 29.31 W  
FMV: \$80,120



Street Address: 204 N. Lincoln Ave.  
Parcel ID: 20-001-807  
Lat/Long bldg dot: 41 12 17.07 N, -77 15 29.97 W  
FMV: \$81,040



Street Address: 214 N. Lincoln Ave.  
Parcel ID: 20-001-804  
Lat/Long bldg dot: 41 12 18.29 N, -77 15 29.67 W  
FMV: \$87,230



Street Address: 200 N. Lincoln Ave.  
Parcel ID: 20-001-808  
Lat/Long bldg dot: 41 12 16.56 N, -77 15 30.21 W  
FMV: \$65,350

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 124 N. Lincoln Ave.  
Parcel ID: 20-001-809  
Lat/Long bldg dot: 41 12 15.69 N, -77 15 30.55 W  
FMV: \$58,750



Street Address: 112 N. Lincoln Ave.  
Parcel ID: 20-001-813  
Lat/Long bldg dot: 41 12 14.14 N, -77 15 31.07 W  
FMV: \$97,840



Street Address: 120 N. Lincoln Ave.  
Parcel ID: 20-001-810  
Lat/Long bldg dot: 41 12 15.25 N, -77 15 30.75 W  
FMV: \$82,420



Street Address: 106 N. Lincoln Ave.  
Parcel ID: 20-001-814  
Lat/Long bldg dot: 41 12 13.40 N, -77 15 31.32 W  
FMV: \$43,260



Street Address: 116 N. Lincoln Ave.  
Parcel ID: 20-001-811  
Lat/Long bldg dot: 41 12 14.82 N, -77 15 30.72 W  
FMV: \$64,910



Street Address: 366 Allegheny St.  
Parcel ID: 20-001-815  
Lat/Long bldg dot: 41 12 12.57 N, -77 15 31.64 W  
FMV: \$127,080



Street Address: 114 N. Lincoln Ave.  
Parcel ID: 20-001-812  
Lat/Long bldg dot: 41 12 14.55 N, -77 15 30.77 W  
FMV: \$64,290



Street Address: 362 Allegheny St.  
Parcel ID: 20-001-816  
Lat/Long bldg dot: 41 12 12.56 N, -77 15 31.01 W  
FMV: \$61,680



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 360 Allegheny St.  
Parcel ID: 20-001-817  
Lat/Long bldg dot: 41 12 12.53 N, -77 15 30.63 W  
FMV: \$87,110



Street Address: 120 Wilson St.  
Parcel ID: 20-001-903  
Lat/Long bldg dot: 41 12 8.57 N, -77 15 29.23 W  
FMV: \$71,830



Street Address: 354 Allegheny St.  
Parcel ID: 20-001-818  
Lat/Long bldg dot: 41 12 12.59 N, -77 15 30.18 W  
FMV: \$152,830



Street Address: 110 Wilson St.  
Parcel ID: 20-001-904  
Lat/Long bldg dot: 41 12 9.81 N, -77 15 28.96 W  
FMV: \$73,420



Street Address: 130 Wilson St.  
Parcel ID: 20-001-900  
Lat/Long bldg dot: 41 12 6.90 N, -77 15 29.41 W  
FMV: \$53,130



Street Address: 104 Wilson St.  
Parcel ID: 20-001-905  
Lat/Long bldg dot: 41 12 10.90 N, -77 15 28.69 W  
FMV: \$99,790



Street Address: 124 Wilson St.  
Parcel ID: 20-001-902  
Lat/Long bldg dot: 41 12 8.03 N, -77 15 29.37 W  
FMV: \$81,110



Street Address: 339 Allegheny St.  
Parcel ID: 20-001-906  
Lat/Long bldg dot: 41 12 10.93 N, -77 15 29.14 W  
FMV: \$30,260

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 341 Allegheny St.  
Parcel ID: 20-001-907  
Lat/Long bldg dot: 41 12 10.99 N, -77 15 29.44 W  
FMV: \$45,710



Street Address: 351 Allegheny St.  
Parcel ID: 20-001-911  
Lat/Long bldg dot: 41 12 11.51 N, -77 15 32.10 W  
FMV: \$78,910



Street Address: 345 Allegheny St.  
Parcel ID: 20-001-908  
Lat/Long bldg dot: 41 12 11.22 N, -77 15 30.41 W  
FMV: \$108,000



Street Address: 119 S. Lincoln Ave.  
Parcel ID: 20-001-912  
Lat/Long bldg dot: 41 12 9.33 N, -77 15 32.36 W  
FMV: \$51,330



Street Address: 347 Allegheny St.  
Parcel ID: 20-001-909  
Lat/Long bldg dot: 41 12 11.32 N, -77 15 30.97 W  
FMV: \$78,730



Street Address: 123 S. Lincoln Ave.  
Parcel ID: 20-001-913  
Lat/Long bldg dot: 41 12 8.81 N, -77 15 32.51 W  
FMV: \$74,510



Street Address: 349 Allegheny St.  
Parcel ID: 20-001-910  
Lat/Long bldg dot: 41 12 11.42 N, -77 15 31.57 W  
FMV: \$75,730



Street Address: 127 S. Lincoln Ave.  
Parcel ID: 20-001-914  
Lat/Long bldg dot: 41 12 8.43 N, -77 15 32.77 W  
FMV: \$52,680

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 522 Eden St.  
Parcel ID: 20-002-100  
Lat/Long bldg dot: 41 12 30.43 N, -77 15 35.86 W  
FMV: \$69,850



Street Address: 502 Eden St.  
Parcel ID: 20-002-105  
Lat/Long bldg dot: 41 12 29.76 N, -77 15 32.65 W  
FMV: \$62,120



Street Address: 518 Eden St.  
Parcel ID: 20-002-101  
Lat/Long bldg dot: 41 12 30.27 N, -77 15 34.87 W  
FMV: \$87,470



Street Address: 426 Eden St.  
Parcel ID: 20-002-106  
Lat/Long bldg dot: 41 12 29.42 N, -77 15 31.51 W  
FMV: \$64,020



Street Address: 508 Eden St.  
Parcel ID: 20-002-103  
Lat/Long bldg dot: 41 12 30.03 N, -77 15 33.98 W  
FMV: \$62,390



Street Address: 422 Eden St.  
Parcel ID: 20-002-107  
Lat/Long bldg dot: 41 12 29.30 N, -77 15 30.92 W  
FMV: \$63,500



Street Address: 504 Eden St.  
Parcel ID: 20-002-104  
Lat/Long bldg dot: 41 12 29.86 N, -77 15 33.26 W  
FMV: \$66,870



Street Address: 418 Eden St.  
Parcel ID: 20-002-108  
Lat/Long bldg dot: 41 12 29.19 N, -77 15 30.34 W  
FMV: \$72,060



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 414 Eden St.  
Parcel ID: 20-002-109  
Lat/Long bldg dot: 41 12 29.08 N, -77 15 29.85 W  
FMV: \$82,050



Street Address: 402 Eden St.  
Parcel ID: 20-002-113  
Lat/Long bldg dot: 41 12 28.69 N, -77 15 27.52 W  
FMV: \$82,670



Street Address: 412 Eden St.  
Parcel ID: 20-002-110  
Lat/Long bldg dot: 41 12 28.94 N, -77 15 29.22 W  
FMV: \$65,790



Street Address: 523 Eden St.  
Parcel ID: 20-002-200  
Lat/Long bldg dot: 41 12 29.43 N, -77 15 36.19 W  
FMV: \$71,250



Street Address: 408 Eden St.  
Parcel ID: 20-002-111  
Lat/Long bldg dot: 41 12 28.85 N, -77 15 28.72 W  
FMV: \$50,200



Street Address: 520 Burke St.  
Parcel ID: 20-002-201  
Lat/Long bldg dot: 41 12 26.98 N, -77 15 36.96 W  
FMV: \$79,080



Street Address: 404 Eden St.  
Parcel ID: 20-002-112  
Lat/Long bldg dot: 41 12 28.69 N, -77 15 28.09 W  
FMV: \$53,550



Street Address: 516 Burke St.  
Parcel ID: 20-002-202  
Lat/Long bldg dot: 41 12 26.89 N, -77 15 36.39 W  
FMV: \$84,160

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 512 Burke St.  
Parcel ID: 20-002-203  
Lat/Long bldg dot: 41 12 26.77 N, -77 15 35.89 W  
FMV: \$62,420



Street Address: 420 Burke St.  
Parcel ID: 20-002-208  
Lat/Long bldg dot: 41 12 25.87 N, -77 15 31.58 W  
FMV: \$70,560



Street Address: 502 Burke St.  
Parcel ID: 20-002-204  
Lat/Long bldg dot: 41 12 26.62 N, -77 15 33.94 W  
FMV: \$108,700



Street Address: 416 Burke St.  
Parcel ID: 20-002-209  
Lat/Long bldg dot: 41 12 25.67 N, -77 15 30.83 W  
FMV: \$60,200



Street Address: 422 Burke St.  
Parcel ID: 20-002-207  
Lat/Long bldg dot: 41 12 25.93 N, -77 15 32.09 W  
FMV: \$49,020



Street Address: 414 Burke St.  
Parcel ID: 20-002-210  
Lat/Long bldg dot: 41 12 25.60 N, -77 15 30.38 W  
FMV: \$68,700



Street Address: 424 Burke St.  
Parcel ID: 20-002-207.A  
Lat/Long bldg dot: 41 12 26.24 N, -77 15 32.65 W  
FMV: \$71,690



Street Address: 410 Burke St.  
Parcel ID: 20-002-211  
Lat/Long bldg dot: 41 12 25.43 N, -77 15 29.94 W  
FMV: \$59,850



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 406 Burke St.  
Parcel ID: 20-002-212  
Lat/Long bldg dot: 41 12 25.35 N, -77 15 29.36 W  
FMV: \$68,900



Street Address: 411 Eden St.  
Parcel ID: 20-002-217  
Lat/Long bldg dot: 41 12 27.95 N, -77 15 29.79 W  
FMV: \$70,020



Street Address: 402 Burke St.  
Parcel ID: 20-002-213  
Lat/Long bldg dot: 41 12 25.21 N, -77 15 28.70 W  
FMV: \$50,220



Street Address: 425 Eden St.  
Parcel ID: 20-002-219  
Lat/Long bldg dot: 41 12 28.22 N, -77 15 31.39 W  
FMV: \$78,340



Street Address: 403 Eden St.  
Parcel ID: 20-002-214  
Lat/Long bldg dot: 41 12 27.59 N, -77 15 27.96 W  
FMV: \$102,220



Street Address: 503 Eden St.  
Parcel ID: 20-002-220  
Lat/Long bldg dot: 41 12 28.71 N, -77 15 32.97 W  
FMV: \$67,000



Street Address: 405 Eden St.  
Parcel ID: 20-002-215  
Lat/Long bldg dot: 41 12 27.70 N, -77 15 28.52 W  
FMV: \$81,430



Street Address: 505 Eden St.  
Parcel ID: 20-002-221  
Lat/Long bldg dot: 41 12 28.91 N, -77 15 33.64 W  
FMV: \$45,520

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 519 Eden St.  
Parcel ID: 20-002-222  
Lat/Long bldg dot: 41 12 29.03 N, -77 15 34.88 W  
FMV: \$340,450



Street Address: 508 Washington Ave.  
Parcel ID: 20-002-304  
Lat/Long bldg dot: 41 12 22.91 N, -77 15 36.56 W  
FMV: \$93,760



Street Address: 521 Burke St.  
Parcel ID: 20-002-300  
Lat/Long bldg dot: 41 12 26.01 N, -77 15 37.50 W  
FMV: \$66,260



Street Address: 506 Washington Ave.  
Parcel ID: 20-002-305  
Lat/Long bldg dot: 41 12 22.75 N, -77 15 35.90 W  
FMV: \$80,860



Street Address: 520 Washington Ave.  
Parcel ID: 20-002-301  
Lat/Long bldg dot: 41 12 23.27 N, -77 15 38.49 W  
FMV: \$55,710



Street Address: 502 Washington Ave.  
Parcel ID: 20-002-306  
Lat/Long bldg dot: 41 12 22.71 N, -77 15 35.21 W  
FMV: \$82,460



Street Address: 512 Washington Ave.  
Parcel ID: 20-002-303  
Lat/Long bldg dot: 41 12 23.05 N, -77 15 37.02 W  
FMV: \$67,490



Street Address: 426 Washington Ave.  
Parcel ID: 20-002-307  
Lat/Long bldg dot: 41 12 22.46 N, -77 15 34.13 W  
FMV: \$78,720



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 420 Washington Ave.  
Parcel ID: 20-002-308  
Lat/Long bldg dot: 41 12 22.34 N, -77 15 33.44 W  
FMV: \$28,320



Street Address: 412 Washington Ave.  
Parcel ID: 20-002-312  
Lat/Long bldg dot: 41 12 22.14 N, -77 15 31.71 W  
FMV: \$89,330



Street Address: 420 Washington Ave.  
Parcel ID: 20-002-309  
Lat/Long bldg dot: 41 12 22.34 N, -77 15 33.44 W  
FMV: \$27,150



Street Address: 408 Washington Ave.  
Parcel ID: 20-002-313  
Lat/Long bldg dot: 41 12 21.85 N, -77 15 31.26 W  
FMV: \$58,230



Street Address: 418 Washington Ave.  
Parcel ID: 20-002-310  
Lat/Long bldg dot: 41 12 22.17 N, -77 15 32.86 W  
FMV: \$70,690



Street Address: 404 Washington Ave.  
Parcel ID: 20-002-314  
Lat/Long bldg dot: 41 12 21.74 N, -77 15 30.73 W  
FMV: \$69,650



Street Address: 414 Washington Ave.  
Parcel ID: 20-002-311  
Lat/Long bldg dot: 41 12 21.96 N, -77 15 32.41 W  
FMV: \$52,580



Street Address: 400 Washington Ave.  
Parcel ID: 20-002-315  
Lat/Long bldg dot: 41 12 21.61 N, -77 15 30.01 W  
FMV: \$62,240

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 323 N. Lincoln Ave.  
Parcel ID: 20-002-317  
Lat/Long bldg dot: 41 12 23.86 N, -77 15 29.37 W  
FMV: \$76,760



Street Address: 421 Burke St.  
Parcel ID: 20-002-321  
Lat/Long bldg dot: 41 12 24.73 N, -77 15 31.49 W  
FMV: \$69,500



Street Address: 415 Burke St.  
Parcel ID: 20-002-318  
Lat/Long bldg dot: 41 12 24.61 N, -77 15 30.75 W  
FMV: \$53,420



Street Address: 425 Burke St.  
Parcel ID: 20-002-323  
Lat/Long bldg dot: 41 12 25.00 N, -77 15 32.97 W  
FMV: \$90,040



Street Address: 417 Burke St.  
Parcel ID: 20-002-319  
Lat/Long bldg dot: 41 12 24.70 N, -77 15 31.19 W  
FMV: \$44,700



Street Address: 503 Burke St.  
Parcel ID: 20-002-325  
Lat/Long bldg dot: 41 12 25.29 N, -77 15 34.33 W  
FMV: \$54,130



Street Address: 419 Burke St.  
Parcel ID: 20-002-320  
Lat/Long bldg dot: 41 12 24.69 N, -77 15 31.20 W  
FMV: \$50,840



Street Address: 505 Burke St.  
Parcel ID: 20-002-326  
Lat/Long bldg dot: 41 12 25.38 N, -77 15 34.92 W  
FMV: \$64,080



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 511 Burke St.  
Parcel ID: 20-002-327  
Lat/Long bldg dot: 41 12 25.47 N, -77 15 35.53 W  
FMV: \$82,900



Street Address: 218 Wylie St.  
Parcel ID: 20-002-401  
Lat/Long bldg dot: 41 12 20.26 N, -77 15 39.30 W  
FMV: \$68,820



Street Address: 515 Burke St.  
Parcel ID: 20-002-328  
Lat/Long bldg dot: 41 12 25.74 N, -77 15 36.22 W  
FMV: \$63,060



Street Address: 212 Wylie St.  
Parcel ID: 20-002-402  
Lat/Long bldg dot: 41 12 19.56 N, -77 15 39.44 W  
FMV: \$57,770



Street Address: 517 Burke St.  
Parcel ID: 20-002-329  
Lat/Long bldg dot: 41 12 25.80 N, -77 15 36.81 W  
FMV: \$106,060



Street Address: 210 Wylie St.  
Parcel ID: 20-002-403  
Lat/Long bldg dot: 41 12 19.32 N, -77 15 39.54 W  
FMV: \$64,070



Street Address: 521 Washington Ave.  
Parcel ID: 20-002-400  
Lat/Long bldg dot: 41 12 22.12 N, -77 15 38.70 W  
FMV: \$71,520



Street Address: 206 Wylie St.  
Parcel ID: 20-002-404  
Lat/Long bldg dot: 41 12 18.90 N, -77 15 39.76 W  
FMV: \$62,460

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 204 Wylie St.  
Parcel ID: 20-002-405  
Lat/Long bldg dot: 41 12 18.62 N, -77 15 39.81 W  
FMV: \$41,540



Street Address: 207 Calvert St.  
Parcel ID: 20-002-409  
Lat/Long bldg dot: 41 12 18.50 N, -77 15 36.77 W  
FMV: \$57,320



Street Address: 200 Wylie St.  
Parcel ID: 20-002-406  
Lat/Long bldg dot: 41 12 18.11 N, -77 15 39.96 W  
FMV: \$64,300



Street Address: 209 Calvert St.  
Parcel ID: 20-002-410  
Lat/Long bldg dot: 41 12 18.76 N, -77 15 36.70 W  
FMV: \$58,410



Street Address: 201 Calvert St.  
Parcel ID: 20-002-407  
Lat/Long bldg dot: 41 12 17.65 N, -77 15 37.00 W  
FMV: \$72,080



Street Address: 215 Calvert St.  
Parcel ID: 20-002-411  
Lat/Long bldg dot: 41 12 19.50 N, -77 15 36.45 W  
FMV: \$58,290



Street Address: 205 Calvert St.  
Parcel ID: 20-002-408  
Lat/Long bldg dot: 41 12 18.19 N, -77 15 36.83 W  
FMV: \$61,770



Street Address: 217 Calvert St.  
Parcel ID: 20-002-412  
Lat/Long bldg dot: 41 12 19.75 N, -77 15 36.33 W  
FMV: \$72,910

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 501 Washington Ave.  
Parcel ID: 20-002-413  
Lat/Long bldg dot: 41 12 21.39 N, -77 15 35.58 W  
FMV: \$73,510



Street Address: 517 Washington Ave.  
Parcel ID: 20-002-417  
Lat/Long bldg dot: 41 12 21.99 N, -77 15 38.15 W  
FMV: \$62,800



Street Address: 507 Washington Ave.  
Parcel ID: 20-002-414  
Lat/Long bldg dot: 41 12 21.58 N, -77 15 36.19 W  
FMV: \$74,130



Street Address: 425 Washington Ave.  
Parcel ID: 20-002-418  
Lat/Long bldg dot: 41 12 22.12 N, -77 15 38.72 W  
FMV: \$86,800



Street Address: 509 Washington Ave.  
Parcel ID: 20-002-415  
Lat/Long bldg dot: 41 12 21.72 N, -77 15 36.87 W  
FMV: \$65,940



Street Address: 218 Calvert St.  
Parcel ID: 20-002-419  
Lat/Long bldg dot: 41 12 19.57 N, -77 15 35.07 W  
FMV: \$79,950



Street Address: 513 Washington Ave.  
Parcel ID: 20-002-416  
Lat/Long bldg dot: 41 12 21.91 N, -77 15 37.58 W  
FMV: \$65,990



Street Address: 214 Calvert St.  
Parcel ID: 20-002-420  
Lat/Long bldg dot: 41 12 19.08 N, -77 15 35.21 W  
FMV: \$64,710



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 208 Calvert St.  
Parcel ID: 20-002-421  
Lat/Long bldg dot: 41 12 18.51 N, -77 15 35.42 W  
FMV: \$77,160



Street Address: 205 N. Lincoln Ave.  
Parcel ID: 20-002-425  
Lat/Long bldg dot: 41 12 17.30 N, -77 15 31.53 W  
FMV: \$71,780



Street Address: 206 Calvert St.  
Parcel ID: 20-002-422  
Lat/Long bldg dot: 41 12 17.97 N, -77 15 35.41 W  
FMV: \$72,530



Street Address: 209 N. Lincoln Ave.  
Parcel ID: 20-002-426  
Lat/Long bldg dot: 41 12 17.77 N, -77 15 31.53 W  
FMV: \$63,910



Street Address: 202 Calvert St.  
Parcel ID: 20-002-423  
Lat/Long bldg dot: 41 12 17.53 N, -77 15 35.57 W  
FMV: \$89,900



Street Address: 213 N. Lincoln Ave.  
Parcel ID: 20-002-427  
Lat/Long bldg dot: 41 12 18.33 N, -77 15 31.43 W  
FMV: \$78,730



Street Address: 201 N. Lincoln Ave.  
Parcel ID: 20-002-424  
Lat/Long bldg dot: 41 12 17.05 N, -77 15 33.23 W  
FMV: \$97,120



Street Address: 217 N. Lincoln Ave.  
Parcel ID: 20-002-428  
Lat/Long bldg dot: 41 12 18.61 N, -77 15 31.30 W  
FMV: \$60,640

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 401 Washington Ave.  
Parcel ID: 20-002-429  
Lat/Long bldg dot: 41 12 20.35 N, -77 15 30.52 W  
FMV: \$68,850



Street Address: 419 Washington Ave.  
Parcel ID: 20-002-434  
Lat/Long bldg dot: 41 12 21.00 N, -77 15 33.27 W  
FMV: \$68,680



Street Address: 405 Washington Ave.  
Parcel ID: 20-002-430  
Lat/Long bldg dot: 41 12 20.49 N, -77 15 31.03 W  
FMV: \$93,720



Street Address: 421 Washington Ave.  
Parcel ID: 20-002-435  
Lat/Long bldg dot: 41 12 21.19 N, -77 15 33.91 W  
FMV: \$69,390



Street Address: 409 Washington Ave.  
Parcel ID: 20-002-432  
Lat/Long bldg dot: 41 12 20.67 N, -77 15 31.63 W  
FMV: \$68,690



Street Address: 124 Wylie St.  
Parcel ID: 20-002-500  
Lat/Long bldg dot: 41 12 17.50 N, -77 15 40.10 W  
FMV: \$58,370



Street Address: 415 Washington Ave.  
Parcel ID: 20-002-433  
Lat/Long bldg dot: 41 12 20.97 N, -77 15 32.88 W  
FMV: \$72,810



Street Address: 122 Wylie St.  
Parcel ID: 20-002-501  
Lat/Long bldg dot: 41 12 17.20 N, -77 15 40.20 W  
FMV: \$50,030



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 120 Wylie  
Parcel ID: 20-002-502  
Lat/Long bldg dot: 41 12 16.79 N, -77 15 40.40 W  
FMV: \$64,160



Street Address: 516 Allegheny St.  
Parcel ID: 20-002-506  
Lat/Long bldg dot: 41 12 13.83 N, -77 15 40.52 W  
FMV: \$71,630



Street Address: 116 Wylie St.  
Parcel ID: 20-002-503  
Lat/Long bldg dot: 41 12 16.28 N, -77 15 40.55 W  
FMV: \$76,450



Street Address: 512 Allegheny St.  
Parcel ID: 20-002-507  
Lat/Long bldg dot: 41 12 13.73 N, -77 15 39.79 W  
FMV: \$48,200



Street Address: 112 Wylie St.  
Parcel ID: 20-002-504  
Lat/Long bldg dot: 41 12 15.81 N, -77 15 40.71 W  
FMV: \$59,620



Street Address: 508 Allegheny St.  
Parcel ID: 20-002-508  
Lat/Long bldg dot: 41 12 13.74 N, -77 15 39.46 W  
FMV: \$81,820



Street Address: 520 Allegheny St.  
Parcel ID: 20-002-505  
Lat/Long bldg dot: 41 12 13.99 N, -77 15 41.04 W  
FMV: \$54,250



Street Address: 506 Allegheny St.  
Parcel ID: 20-002-509  
Lat/Long bldg dot: 41 12 13.63 N, -77 15 38.79 W  
FMV: \$57,060

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 500 Allegheny St.  
Parcel ID: 20-002-510  
Lat/Long bldg dot: 41 12 13.50 N, -77 15 38.07 W  
FMV: \$75,540



Street Address: 123 Calvert St.  
Parcel ID: 20-002-514  
Lat/Long bldg dot: 41 12 16.20 N, -77 15 37.53 W  
FMV: \$58,010



Street Address: 111 Calvert St.  
Parcel ID: 20-002-511  
Lat/Long bldg dot: 41 12 15.20 N, -77 15 37.72 W  
FMV: \$54,240



Street Address: 125 Calvert St.  
Parcel ID: 20-002-515  
Lat/Long bldg dot: 41 12 16.52 N, -77 15 37.44 W  
FMV: \$52,020



Street Address: 113 Calvert St.  
Parcel ID: 20-002-512  
Lat/Long bldg dot: 41 12 15.42 N, -77 15 37.70 W  
FMV: \$53,510



Street Address: 127 Calvert St.  
Parcel ID: 20-002-516  
Lat/Long bldg dot: 41 12 16.86 N, -77 15 38.24 W  
FMV: \$11,460



Street Address: 119 Calvert St.  
Parcel ID: 20-002-513  
Lat/Long bldg dot: 41 12 15.84 N, -77 15 37.44 W  
FMV: \$63,520



Street Address: 129 Calvert St.  
Parcel ID: 20-002-517  
Lat/Long bldg dot: 41 12 16.93 N, -77 15 37.21 W  
FMV: \$57,160

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 126 Calvert St.  
Parcel ID: 20-002-518  
Lat/Long bldg dot: 41 12 16.61 N, -77 15 35.94 W  
FMV: \$74,350



Street Address: 420 Allegheny St.  
Parcel ID: 20-002-522  
Lat/Long bldg dot: 41 12 13.75 N, -77 15 39.46 W  
FMV: \$80,340



Street Address: 124 Calvert St.  
Parcel ID: 20-002-519  
Lat/Long bldg dot: 41 12 16.19 N, -77 15 36.08 W  
FMV: \$70,830



Street Address: 418 Allegheny St.  
Parcel ID: 20-002-523  
Lat/Long bldg dot: 41 12 13.26 N, -77 15 36.47 W  
FMV: \$84,920



Street Address: 114 Calvert St.  
Parcel ID: 20-002-520  
Lat/Long bldg dot: 41 12 15.72 N, -77 15 36.28 W  
FMV: \$70,430



Street Address: 416 Allegheny St.  
Parcel ID: 20-002-524  
Lat/Long bldg dot: 41 12 13.15 N, -77 15 35.69 W  
FMV: \$57,790



Street Address: 110 Calvert St.  
Parcel ID: 20-002-521  
Lat/Long bldg dot: 41 12 15.17 N, -77 15 36.49 W  
FMV: \$78,980



Street Address: 412 Allegheny St.  
Parcel ID: 20-002-525  
Lat/Long bldg dot: 41 12 13.05 N, -77 15 34.97 W  
FMV: \$107,410



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 400 Allegheny St.  
Parcel ID: 20-002-527  
Lat/Long bldg dot: 41 12 13.33 N, -77 15 33.36 W  
FMV: \$321,340



Street Address: 119 N. Lincoln Ave.  
Parcel ID: 20-002-532  
Lat/Long bldg dot: 41 12 15.46 N, -77 15 32.12 W  
FMV: \$67,860



Street Address: 113 N. Lincoln Ave.  
Parcel ID: 20-002-529  
Lat/Long bldg dot: 41 12 14.51 N, -77 15 32.34 W  
FMV: \$58,790



Street Address: 125 N. Lincoln Ave.  
Parcel ID: 20-002-533  
Lat/Long bldg dot: 41 12 15.97 N, -77 15 32.02 W  
FMV: \$95,890



Street Address: 115 N. Lincoln Ave.  
Parcel ID: 20-002-530  
Lat/Long bldg dot: 41 12 14.78 N, -77 15 32.32 W  
FMV: \$41,690



Street Address: 115 McCanna Dr.  
Parcel ID: 20-002-600  
Lat/Long bldg dot: 41 12 13.72 N, -77 15 46.51 W  
FMV: \$121,120



Street Address: 117 N. Lincoln Ave.  
Parcel ID: 20-002-531  
Lat/Long bldg dot: 41 12 15.07 N, -77 15 32.23 W  
FMV: \$31,800



Street Address: 421 Allegheny St.  
Parcel ID: 20-002-610  
Lat/Long bldg dot: 41 12 12.21 N, -77 15 36.88 W  
FMV: \$59,910

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 423 Allegheny St.  
Parcel ID: 20-002-611  
Lat/Long bldg dot: 41 12 12.23 N, -77 15 37.23 W  
FMV: \$71,250



Street Address: 509 Allegheny St.  
Parcel ID: 20-002-615  
Lat/Long bldg dot: 41 12 12.69 N, -77 15 39.72 W  
FMV: \$61,800



Street Address: 425 Allegheny St.  
Parcel ID: 20-002-612  
Lat/Long bldg dot: 41 12 12.32 N, -77 15 37.72 W  
FMV: \$69,450



Street Address: 513 Allegheny St.  
Parcel ID: 20-002-616  
Lat/Long bldg dot: 41 12 12.75 N, -77 15 40.03 W  
FMV: \$63,700



Street Address: 503 Allegheny St.  
Parcel ID: 20-002-613  
Lat/Long bldg dot: 41 12 12.44 N, -77 15 38.46 W  
FMV: \$67,610



Street Address: 515 Allegheny St.  
Parcel ID: 20-002-617  
Lat/Long bldg dot: 41 12 12.80 N, -77 15 40.43 W  
FMV: \$52,810



Street Address: 507 Allegheny St.  
Parcel ID: 20-002-614  
Lat/Long bldg dot: 41 12 12.63 N, -77 15 39.26 W  
FMV: \$64,190



Street Address: 517 Allegheny St.  
Parcel ID: 20-002-618  
Lat/Long bldg dot: 41 12 12.92 N, -77 15 40.93 W  
FMV: \$59,830



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 107 Wylie St.  
Parcel ID: 20-002-619  
Lat/Long bldg dot: 41 12 12.10 N, -77 15 41.78 W  
FMV: \$83,980



Street Address: 609 Allegheny St.  
Parcel ID: 20-002-623  
Lat/Long bldg dot: 41 12 13.36 N, -77 15 43.93 W  
FMV: \$79,570



Street Address: 521 Allegheny St.  
Parcel ID: 20-002-620  
Lat/Long bldg dot: 41 12 12.82 N, -77 15 41.71 W  
FMV: \$122,080



Street Address: 604 Allegheny St.  
Parcel ID: 20-002-718  
Lat/Long bldg dot: 41 12 14.65 N, -77 15 42.27 W  
FMV: \$50,610



Street Address: 601 Allegheny St.  
Parcel ID: 20-002-621  
Lat/Long bldg dot: 41 12 13.00 N, -77 15 42.59 W  
FMV: \$79,830



Street Address: 600 Allegheny St.  
Parcel ID: 20-002-719  
Lat/Long bldg dot: 41 12 15.36 N, -77 15 42.09 W  
FMV: \$71,380



Street Address: 605 Allegheny St.  
Parcel ID: 20-002-622  
Lat/Long bldg dot: 41 12 13.25 N, -77 15 43.37 W  
FMV: \$82,560



Street Address: 10 Wylie St.  
Parcel ID: 20-002-720  
Lat/Long bldg dot: 41 12 14.32 N, -77 15 42.86 W  
FMV: \$71,710

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 111 Wylie St.  
Parcel ID: 20-002-722  
Lat/Long bldg dot: 41 12 15.83 N, -77 15 41.92 W  
FMV: \$65,720



Street Address: 123 Wylie St.  
Parcel ID: 20-002-726  
Lat/Long bldg dot: 41 12 17.64 N, -77 15 41.45 W  
FMV: \$76,880



Street Address: 117 Wylie St.  
Parcel ID: 20-002-723  
Lat/Long bldg dot: 41 12 16.60 N, -77 15 41.66 W  
FMV: \$67,140



Street Address: 201 Wylie St.  
Parcel ID: 20-002-727  
Lat/Long bldg dot: 41 12 18.34 N, -77 15 41.16 W  
FMV: \$65,540



Street Address: 119 Wylie St.  
Parcel ID: 20-002-724  
Lat/Long bldg dot: 41 12 16.91 N, -77 15 41.66 W  
FMV: \$64,220



Street Address: 203 Wylie St.  
Parcel ID: 20-002-728  
Lat/Long bldg dot: 41 12 18.62 N, -77 15 41.03 W  
FMV: \$65,200



Street Address: 121 Wylie St.  
Parcel ID: 20-002-725  
Lat/Long bldg dot: 41 12 17.32 N, -77 15 41.51 W  
FMV: \$60,780



Street Address: 207 Wylie St.  
Parcel ID: 20-002-729  
Lat/Long bldg dot: 41 12 18.96 N, -77 15 40.98 W  
FMV: \$95,540

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 209 Wylie St.  
Parcel ID: 20-002-730  
Lat/Long bldg dot: 41 12 19.33 N, -77 15 40.97 W  
FMV: \$45,210



Street Address: 221 Wylie St.  
Parcel ID: 20-002-734  
Lat/Long bldg dot: 41 12 21.19 N, -77 15 40.51 W  
FMV: \$69,820



Street Address: 211 Wylie St.  
Parcel ID: 20-002-731  
Lat/Long bldg dot: 41 12 19.79 N, -77 15 40.85 W  
FMV: \$56,880



Street Address: 603 Washington Ave.  
Parcel ID: 20-002-735  
Lat/Long bldg dot: 41 12 22.23 N, -77 15 40.22 W  
FMV: \$111,310



Street Address: 215 Wylie St.  
Parcel ID: 20-002-732  
Lat/Long bldg dot: 41 12 20.27 N, -77 15 40.79 W  
FMV: \$79,260



Street Address: 623 Washington Ave.  
Parcel ID: 20-002-739  
Lat/Long bldg dot: 41 12 23.09 N, -77 15 43.33 W  
FMV: \$74,280



Street Address: 219 Wylie St.  
Parcel ID: 20-002-733  
Lat/Long bldg dot: 41 12 20.66 N, -77 15 40.61 W  
FMV: \$67,700



Street Address: 625 Washington Ave.  
Parcel ID: 20-002-740  
Lat/Long bldg dot: 41 12 23.17 N, -77 15 43.66 W  
FMV: \$71,010



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 610 Washington Ave.  
Parcel ID: 20-002-800  
Lat/Long bldg dot: 41 12 25.32 N, -77 15 41.86W  
FMV: \$334,980



Street Address: 421 Wylie St.  
Parcel ID: 20-002-914  
Lat/Long bldg dot: 41 12 29.26 W  
FMV: \$72,430



Street Address: 614 Burke St.  
Parcel ID: 20-002-909  
Lat/Long bldg dot: 41 12 27.78 N, -77 15 40.56 W  
FMV: \$72,430



Street Address: 423 Wylie St.  
Parcel ID: 20-002-915  
Lat/Long bldg dot: 41 12 30.45 N, -77 15 37.13 W  
FMV: \$70,990



Street Address: 600 Burke St.  
Parcel ID: 20-002-911  
Lat/Long bldg dot: 41 12 27.49 N, -77 15 38.23 W  
FMV: \$94,200



Street Address: 703 Allegheny St.  
Parcel ID: 21-002-100  
Lat/Long bldg dot: 41 12 12.74 N, -77 15 49.46 W  
FMV: \$403,150



Street Address: 417 Wylie St.  
Parcel ID: 20-002-913  
Lat/Long bldg dot: 41 12 28.76 N, -77 15 37.66 W  
FMV: \$52,840



Street Address: 801 Allegheny St.  
Parcel ID: 21-002-200  
Lat/Long bldg dot: 41 12 14.47 N, -77 15 51.14 W  
FMV: \$135,570

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 805 Allegheny St.  
Parcel ID: 21-002-201  
Lat/Long bldg dot: 41 12 14.43 N, -77 15 51.89 W  
FMV: \$207,890



Street Address: 202 Charles St.  
Parcel ID: 21-002-701  
Lat/Long bldg dot: 41 12 16.19 N, -77 16 2.83 W  
FMV: \$45,240



Street Address: 807 Allegheny St.  
Parcel ID: 21-002-202  
Lat/Long bldg dot: 41 12 14.53 N, -77 15 52.40 W  
FMV: \$44,890



Street Address: 110 Charles St.  
Parcel ID: 21-002-702  
Lat/Long bldg dot: 41 12 15.80 N, -77 16 2.07 W  
FMV: \$81,980



Street Address: 815 Allegheny St.  
Parcel ID: 21-002-203  
Lat/Long bldg dot: 41 12 14.87 N, -77 15 54.17 W  
FMV: \$163,520



Street Address: 930 Allegheny St.  
Parcel ID: 21-002-704  
Lat/Long bldg dot: 41 12 14.57 N, -77 16 1.37 W  
FMV: \$180,940



Street Address: 909 Allegheny St.  
Parcel ID: 21-002-205  
Lat/Long bldg dot: 41 12 14.17 N, -77 15 58.21 W  
FMV: \$98,000



Street Address: 924 Allegheny St.  
Parcel ID: 21-002-705  
Lat/Long bldg dot: 41 12 14.51 N, -77 16 0.59 W  
FMV: \$74,460



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 922 Allegheny St.  
Parcel ID: 21-002-706  
Lat/Long bldg dot: 41 12 14.73 N, -77 16 0.16 W  
FMV: \$84,200



Street Address: 906 Allegheny St.  
Parcel ID: 21-002-710  
Lat/Long bldg dot: 41 12 15.45 N, -77 15 57.90 W  
FMV: \$62,950



Street Address: 918 Allegheny St.  
Parcel ID: 21-002-707  
Lat/Long bldg dot: 41 12 14.91 N, -77 15 59.49 W  
FMV: \$77,870



Street Address: 902 Allegheny St.  
Parcel ID: 21-002-710.A  
Lat/Long bldg dot: 41 12 15.66 N, -77 15 57.11 W  
FMV: \$81,380



Street Address: 914 Allegheny St.  
Parcel ID: 21-002-708  
Lat/Long bldg dot: 41 12 15.08 N, -77 15 58.83 W  
FMV: \$85,460



Street Address: 958 Hill Alley  
Parcel ID: 21-002-822  
Lat/Long bldg dot: 41 12 15.40 N, -77 16 3.63 W  
FMV: \$136,140



Street Address: 910 Allegheny St.  
Parcel ID: 21-002-709  
Lat/Long bldg dot: 41 12 15.30 N, -77 15 58.48 W  
FMV: \$60,770



Street Address: 712 Allegheny St.  
Parcel ID: 21-003-301  
Lat/Long bldg dot: 41 12 15.36 N, -77 15 50.04 W  
FMV: \$94,310

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 710 Allegheny St.  
Parcel ID: 21-003-302  
Lat/Long bldg dot: 41 12 15.29 N, -77 15 49.47 W  
FMV: \$84,930



Street Address: 826 Allegheny St.  
Parcel ID: 21-003-501  
Lat/Long bldg dot: 41 12 16.94 N, -77 15 55.25 W  
FMV: \$560,730



Street Address: 706 Allegheny St.  
Parcel ID: 21-003-303  
Lat/Long bldg dot: 41 12 15.26 N, -77 15 48.88 W  
FMV: \$84,780



Street Address: 112 Wye Alley  
Parcel ID: 21-003-504  
Lat/Long bldg dot: 41 12 17.17 N, -77 15 52.93 W  
FMV: \$44,920



Street Address: 704 Allegheny St.  
Parcel ID: 21-003-304  
Lat/Long bldg dot: 41 12 15.06 N, -77 15 48.16 W  
FMV: \$90,070



Street Address: 814 Allegheny St.  
Parcel ID: 21-003-505  
Lat/Long bldg dot: 41 12 15.92 N, -77 15 53.22 W  
FMV: \$54,910



Street Address: 120 Fountain St.  
Parcel ID: 21-003-308  
Lat/Long bldg dot: 41 12 17.50 N, -77 15 49.37 W  
FMV: \$89,980



Street Address: 810 Allegheny St.  
Parcel ID: 21-003-506  
Lat/Long bldg dot: 41 12 15.82 N, -77 15 52.61 W  
FMV: \$89,340

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 806 Allegheny St.  
Parcel ID: 21-003-507  
Lat/Long bldg dot: 41 12 15.66 N, -77 15 51.82 W  
FMV: \$87,000



Street Address: 121 Fountain St.  
Parcel ID: 21-003-511  
Lat/Long bldg dot: 41 12 18.34 N, -77 15 50.48 W  
FMV: \$58,930



Street Address: 800 Allegheny St.  
Parcel ID: 21-003-508  
Lat/Long bldg dot: 41 12 15.62 N, -77 15 51.29 W  
FMV: \$82,500



Street Address: 123 Fountain St.  
Parcel ID: 21-003-512  
Lat/Long bldg dot: 41 12 18.82 N, -77 15 50.37 W  
FMV: \$67,010



Street Address: 111 Fountain St.  
Parcel ID: 21-003-509  
Lat/Long bldg dot: 41 12 16.84 N, -77 15 50.93 W  
FMV: \$57,080



Street Address: 807 Seminary St.  
Parcel ID: 21-003-513  
Lat/Long bldg dot: 41 12 19.05 N, -77 15 51.81 W  
FMV: \$76,570



Street Address: 117 Fountain St.  
Parcel ID: 21-003-510  
Lat/Long bldg dot: 41 12 17.82 N, -77 15 50.63 W  
FMV: \$64,500



Street Address: 809 Seminary St.  
Parcel ID: 21-003-514  
Lat/Long bldg dot: 41 12 19.10 N, -77 15 52.40 W  
FMV: \$68,000



Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 826 McClintock Alley  
Parcel ID: 21-003-516  
Lat/Long bldg dot: 41 12 18.09 N, -77 15 54.20 W  
FMV: \$82,490



Street Address: 230 Culvert St.  
Parcel ID: 21-003-602  
Lat/Long bldg dot: 41 12 17.02 N, -77 16 0.57 W  
FMV: \$44,890



Street Address: 819 Seminary St.  
Parcel ID: 21-003-517  
Lat/Long bldg dot: 41 12 19.29 N, -77 15 53.81 W  
FMV: \$96,430



Street Address: 226 Culvert St.  
Parcel ID: 21-003-603  
Lat/Long bldg dot: 41 12 16.97 N, -77 16 3.01 W  
FMV: \$80,630

Street Address: Culvert St.  
Parcel ID: 21-003-600  
Lat/Long bldg dot: 41 12 17.35 N, -77 16 1.85 W  
FMV: \$17,000



Street Address: 201 Depot St.  
Parcel ID: 21-003-604  
Lat/Long bldg dot: 41 12 16.48 N, -77 15 56.95 W  
FMV: \$77,930



Street Address: 232 Culvert St.  
Parcel ID: 21-003-601  
Lat/Long bldg dot: 41 12 17.12 N, -77 16 0.96 W  
FMV: \$36,050



Street Address: 203 Depot St.  
Parcel ID: 21-003-605  
Lat/Long bldg dot: 41 12 16.65 N, -77 15 56.94 W  
FMV: \$

Project: PP7  
(JS BOR RET 01-07) Flood Fringe/General Floodplain



Street Address: 207 Depot St.  
Parcel ID: 21-003-606  
Lat/Long bldg dot: 41 12 17.04 N, -77 15 56.94 W  
FMV: \$53,090



Street Address: 222 Culvert St.  
Parcel ID: 21-003-606.A  
Lat/Long bldg dot: 41 12 16.85 N, -77 15 58.25 W  
FMV: \$34,950



Street Address: 800 Rear Railroad St.  
Parcel ID: 22-001-716  
Lat/Long bldg dot: 41 12 7.35 N, -77 16 53.89 W  
FMV: \$31,680



Street Address: 566 High St.  
Parcel ID: 22-001-801  
Lat/Long bldg dot: 41 12 9.72 N, -77 16 54.57 W  
FMV: \$157,690



# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP8 (MONTG RET 0001)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Walter Bohner  
**TITLE:** Hazard Red Planner/ Permit Officer  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA  
**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Maps 38, 51-54) and Photo Pages

**Elevation** unknown                      **certificate** N  
**Flood Insurance** unknown              **Date of verification**

## BRIEF DESCRIPTION OF PROJECT:

*This project would involve elevating utilities near Broad Street and Brook Street and in the Robert Montgomery Housing Complex at 38 Bower St. These flood prone structures would have utility or structure elevation to raise all utilities above the Base Flood Elevation. Decision on which alternative to implement for each structure would be based on the most cost effective means for damage reduction. The project involves 17 floodway homes, and an estimated 45 of 90 flood fringe homes. Ninety homes are presented here as potential for retrofitting programs. The properties would be included upon receipt of an application. Floodway and repetitive loss properties would be prioritized and the eligibility list completed with remaining applicants. Breaker boxes would be elevated at the Robert Montgomery Housing complex for the elderly. Currently the boxes are located below the first floor with commercial disconnects.*

**Estimated Project Cost:** \$1,625,000

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*This river flooded borough has suffered significant damages in former flood events. Black Hole Creek, which flows through the Borough, floods at frequent intervals. The EMC notes that when the river reaches 25 ft or more that there is a need to evacuate the elderly residents of the Robert Montgomery Housing Complex to a mass care shelter. This is necessary because the breaker boxes are lower than the first floor elevation. Elevation of the breaker boxes to above the water level achieved when the river gage reaches 31 feet would minimize the need for disruption of the residents while still providing adequate time for evacuation.*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD/partially property owner

**COMMUNITY RANKING SCORE:** Montgomery Priority 2; Countywide priority 2:8

Project: PP8  
(MONTG RET 0001) Floodway



Street Address: 11 Brook St.  
Parcel ID: 35-001-233  
Lat/Long bldg dot: 41 10 13.40 N, -76 52 41.00 W  
FMV: \$61,900



Street Address: 97 2<sup>nd</sup> St.  
Parcel ID: 35-003-202  
Lat/Long bldg dot: 41 10 8.53 N, -76 52 23.81 W  
FMV: \$52,780



Street Address: 38 Bower St.  
Parcel ID: 35-002-124  
Lat/Long bldg dot: 41 10 7.29 N, -76 52 39.91 W  
FMV: \$749,800



Street Address: 37 Broad St.  
Parcel ID: 35-003-203  
Lat/Long bldg dot: 41 10 8.70 N, -76 52 24.48 W  
FMV: \$40,980



Street Address: 107 2<sup>nd</sup> St.  
Parcel ID: 35-003-200  
Lat/Long bldg dot: 41 10 7.07 N, -76 52 22.22 W  
FMV: \$144,480



Street Address: 104 1<sup>st</sup> St.  
Parcel ID: 35-003-204  
Lat/Long bldg dot: 41 10 7.16 N, -76 52 25.18 W  
FMV: \$70,990



Street Address: 101 2<sup>nd</sup> St.  
Parcel ID: 35-003-201  
Lat/Long bldg dot: 41 10 8.14 N, -76 52 23.35 W  
FMV: \$49,580



Street Address: 106 1<sup>st</sup> St.  
Parcel ID: 35-003-205  
Lat/Long bldg dot: 41 10 6.77 N, -76 52 24.61 W  
FMV: \$51,710

Project: PP8  
(MONTG RET 0001) Floodway



Street Address: 8 Broad St.  
Parcel ID: 35-003-301  
Lat/Long bldg dot: 41 10 6.82 N, -76 52 29.39 W  
FMV: \$45,120



Street Address: 30 Broad St.  
Parcel ID: 35-003-307  
Lat/Long bldg dot: 41 10 8.88 N, -76 52 26.60 W  
FMV: \$62,020



Street Address: 10 Broad St.  
Parcel ID: 35-003-302  
Lat/Long bldg dot: 41 10 7.26 N, -76 52 28.85 W  
FMV: \$71,050



Street Address: 34 Broad St.  
Parcel ID: 35-003-308  
Lat/Long bldg dot: 41 10 9.21 N, -76 52 25.83 W  
FMV: \$41,240



Street Address: 24 Broad St.  
Parcel ID: 35-003-305  
Lat/Long bldg dot: 41 10 8.16 N, -76 52 27.74 W  
FMV: \$80,100



Street Address: 2<sup>nd</sup> St.  
Parcel ID: 35-005-634  
Lat/Long bldg dot: 41 10 6.42 N, -76 52 19.43 W  
FMV: \$23,630



Street Address: 28 Broad St.  
Parcel ID: 35-003-306  
Lat/Long bldg dot: 41 10 8.68 N, -76 52 26.91 W  
FMV: \$63,940



Street Address: 197 Broad St. Ext.  
Parcel ID: 35-006-505  
Lat/Long bldg dot: 41 10 28.39 N, -76 51 46.55 W  
FMV: \$88,400

Project: PP8  
(MONTG RET 0001) Floodway



Street Address: 199 Broad St. Ext.

Parcel ID: 35-006-506

Lat/Long bldg dot: 41 10 28.82 N, -76 51 45.53 W

FMV: \$120,770



Project: PP8  
(MONTG RET 0001) Floodfringe/General Floodplain



Street Address: 42 Brook St.  
Parcel ID: 35-001-111  
Lat/Long bldg dot: 41 10 17.83 N, -76 52 40.54 W  
FMV: \$53,240



Street Address: 24 Brook St.  
Parcel ID: 35-001-118  
Lat/Long bldg dot: 41 10 15.22 N, -76 52 40.83 W  
FMV: \$49,320



Street Address: 40 Brook St.  
Parcel ID: 35-001-112  
Lat/Long bldg dot: 41 10 17.59 N, -76 52 40.53 W  
FMV: \$50,840



Street Address: 20 Brook St.  
Parcel ID: 35-001-119  
Lat/Long bldg dot: 41 10 14.73 N, -76 52 40.69 W  
FMV: \$49,860



Street Address: 38 Brook St.  
Parcel ID: 35-001-113  
Lat/Long bldg dot: 41 10 17.42 N, -76 52 40.51 W  
FMV: \$50,840



Street Address: 16 Brook St.  
Parcel ID: 35-001-119.A  
Lat/Long bldg dot: 41 10 14.25 N, -76 52 40.16 W  
FMV: \$85,550



Street Address: 36 Brook St.  
Parcel ID: 35-001-114  
Lat/Long bldg dot: 41 10 16.77 N, -76 52 40.62 W  
FMV: \$70,370



Street Address: 14 Brook St.  
Parcel ID: 35-001-120  
Lat/Long bldg dot: 41 10 13.99 N, -76 52 39.97 W  
FMV: \$16,200



Project: PP8  
(MONTG RET 0001) Floodfringe/General Floodplain



Street Address: 18 W. Houston Ave.  
Parcel ID: 35-001-121  
Lat/Long bldg dot: 41 10 13.04 N, -76 52 39.47 W  
FMV: \$153,000



Street Address: 23 Brook St.  
Parcel ID: 35-001-236  
Lat/Long bldg dot: 41 10 14.96 N, -76 52 41.92 W  
FMV: \$72,650



Street Address: 14 W. Houston Ave.  
Parcel ID: 35-001-122  
Lat/Long bldg dot: 41 10 13.22 N, -76 52 38.98 W  
FMV: \$51,160



Street Address: 25 Brook St.  
Parcel ID: 35-001-237  
Lat/Long bldg dot: 41 10 15.40 N, -76 52 41.79 W  
FMV: \$63,870



Street Address: 15 Brook St.  
Parcel ID: 35-001-234  
Lat/Long bldg dot: 41 10 13.95 N, -76 52 41.21 W  
FMV: \$58,620



Street Address: 29 Brook St.  
Parcel ID: 35-001-238  
Lat/Long bldg dot: 41 10 15.90 N, -76 52 41.80 W  
FMV: \$64,110



Street Address: 19 Brook St.  
Parcel ID: 35-001-235  
Lat/Long bldg dot: 41 10 14.31 N, -76 52 41.55 W  
FMV: \$64,240



Street Address: 31 Brook St.  
Parcel ID: 35-001-239  
Lat/Long bldg dot: 41 10 16.44 N, -76 52 41.75 W  
FMV: \$71,320

Project: PP8  
(MONTG RET 0001) Floodfringe/General Floodplain



Street Address: 35 Brook St.  
Parcel ID: 35-001-240  
Lat/Long bldg dot: 41 10 16.83 N, -76 52 41.72 W  
FMV: \$156,820



Street Address: 10 W. Penn St.  
Parcel ID: 35-001-245  
Lat/Long bldg dot: 41 10 18.77 N, -76 52 40.67 W  
FMV: \$67,820



Street Address: 37 Brook St.  
Parcel ID: 35-001-241  
Lat/Long bldg dot: 41 10 17.43 N, -76 52 41.65 W  
FMV: \$49,730



Street Address: 11 Broad St.  
Parcel ID: 35-003-104  
Lat/Long bldg dot: 41 10 6.26 N, -76 52 28.00 W  
FMV: \$72,940



Street Address: 41 Brook St.  
Parcel ID: 35-001-242  
Lat/Long bldg dot: 41 10 17.80 N, -76 52 41.64 W  
FMV: \$60,910



Street Address: 36 Broad St.  
Parcel ID: 35-003-308.A  
Lat/Long bldg dot: 41 10 9.75 N, -76 52 25.25 W  
FMV: \$74,910



Street Address: 43 Brook St.  
Parcel ID: 35-001-243  
Lat/Long bldg dot: 41 10 18.25 N, -76 52 41.54 W  
FMV: \$50,240



Street Address: 85 2<sup>nd</sup> St.  
Parcel ID: 35-003-309  
Lat/Long bldg dot: 41 10 10.32 N, -76 52 25.95 W  
FMV: \$57,790



Project: PP8  
(MONTG RET 0001) Floodfringe/General Floodplain



Street Address: 42 Broad St.  
Parcel ID: 35-005-103  
Lat/Long bldg dot: 41 10 10.32 N, -76 52 24.26 W  
FMV: \$89,730



Street Address: 56 Broad St.  
Parcel ID: 35-005-108  
Lat/Long bldg dot: 41 10 12.38 N, -76 52 21.36 W  
FMV: \$83,140



Street Address: 44 Broad St.  
Parcel ID: 35-005-104  
Lat/Long bldg dot: 41 10 10.60 N, -76 52 23.85 W  
FMV: \$48,810



Street Address: 64 Broad St.  
Parcel ID: 35-005-110  
Lat/Long bldg dot: 41 10 13.21 N, -76 52 20.21 W  
FMV: \$74,610



Street Address: 52 Broad St.  
Parcel ID: 35-005-106  
Lat/Long bldg dot: 41 10 11.77 N, -76 52 22.20 W  
FMV: \$27,520



Street Address: 66 Broad St.  
Parcel ID: 35-005-111  
Lat/Long bldg dot: 41 10 13.54 N, -76 52 19.55 W  
FMV: \$66,060



Street Address: 54 Broad St.  
Parcel ID: 35-005-107  
Lat/Long bldg dot: 41 10 12.00 N, -76 52 21.90 W  
FMV: \$44,310



Street Address: 68 Broad St.  
Parcel ID: 35-005-112  
Lat/Long bldg dot: 41 10 13.87 N, -76 52 19.04 W  
FMV: \$68,850

Project: PP8  
(MONTG RET 0001) Floodfringe/General Floodplain



Street Address: 72 Broad St.  
Parcel ID: 35-005-117  
Lat/Long bldg dot: 41 10 14.25 N, -76 52 18.53 W  
FMV: \$81,200



Street Address: 80 Broad St.  
Parcel ID: 35-005-121  
Lat/Long bldg dot: 41 10 15.66 N, -76 52 16.28 W  
FMV: \$76,610



Street Address: 74 Broad St.  
Parcel ID: 35-005-118  
Lat/Long bldg dot: 41 10 14.61 N, -76 52 17.91 W  
FMV: \$79,280



Street Address: 82 Broad St.  
Parcel ID: 35-005-122  
Lat/Long bldg dot: 41 10 15.91 N, -76 52 15.88 W  
FMV: \$65,020



Street Address: 76 Broad St.  
Parcel ID: 35-005-119  
Lat/Long bldg dot: 41 10 14.97 N, -76 52 17.32 W  
FMV: \$72,620



Street Address: 84 Broad St.  
Parcel ID: 35-005-123  
Lat/Long bldg dot: 41 10 16.35 N, -76 52 15.21 W  
FMV: \$69,840



Street Address: 78 Broad St.  
Parcel ID: 35-005-120  
Lat/Long bldg dot: 41 10 15.21 N, -76 52 16.94 W  
FMV: \$71,900



Street Address: 86 Broad St.  
Parcel ID: 35-005-124  
Lat/Long bldg dot: 41 10 16.73 N, -76 52 14.62 W  
FMV: \$85,060

Project: PP8  
(MONTG RET 0001) Floodfringe/General Floodplain



Street Address: 90 Broad St.  
Parcel ID: 35-005-125  
Lat/Long bldg dot: 41 10 17.01 N, -76 52 14.24 W  
FMV: \$63,220



Street Address: 102 Broad St.  
Parcel ID: 35-005-130  
Lat/Long bldg dot: 41 10 18.72 N, -76 52 11.52 W  
FMV: \$121,270



Street Address: 92 Broad St.  
Parcel ID: 35-005-126  
Lat/Long bldg dot: 41 10 17.61 N, -76 52 13.55 W  
FMV: \$82,280



Street Address: 104 Broad St.  
Parcel ID: 35-005-131  
Lat/Long bldg dot: 41 10 19.10 N, -76 52 11.11 W  
FMV: \$71,510



Street Address: 94 Broad St.  
Parcel ID: 35-005-127  
Lat/Long bldg dot: 41 10 17.83 N, -76 52 13.03 W  
FMV: \$83,750



Street Address: 106 Broad St.  
Parcel ID: 35-005-132  
Lat/Long bldg dot: 41 10 19.61 N, -76 52 10.44 W  
FMV: \$41,950



Street Address: 100 Broad St.  
Parcel ID: 35-005-129  
Lat/Long bldg dot: 41 10 18.36 N, -76 52 12.11 W  
FMV: \$77,260



Street Address: 108 Broad St.  
Parcel ID: 35-005-133  
Lat/Long bldg dot: 41 10 19.73 N, -76 52 10.34 W  
FMV: \$41,950



Project: PP8  
(MONTG RET 0001) Floodfringe/General Floodplain



Street Address: 112 Broad St.  
Parcel ID: 35-005-134  
Lat/Long bldg dot: 41 10 19.88 N, -76 52 9.85 W  
FMV: \$69,180



Street Address: 71 Broad St.  
Parcel ID: 35-005-209  
Lat/Long bldg dot: 41 10 13.77 N, -76 52 16.98 W  
FMV: \$79,420



Street Address: 116 Broad St.  
Parcel ID: 35-005-135  
Lat/Long bldg dot: 41 10 20.14 N, -76 52 9.11 W  
FMV: \$85,760



Street Address: 69 Broad St.  
Parcel ID: 35-005-210  
Lat/Long bldg dot: 41 10 13.52 N, -76 52 17.53 W  
FMV: \$66,620



Street Address: 120 Broad St.  
Parcel ID: 35-005-136  
Lat/Long bldg dot: 41 10 20.49 N, -76 52 8.54 W  
FMV: \$97,200



Street Address: 65 Broad St.  
Parcel ID: 35-005-211  
Lat/Long bldg dot: 41 10 12.68 N, -76 52 18.84 W  
FMV: \$71,680



Street Address: 75 Broad St.  
Parcel ID: 35-005-208  
Lat/Long bldg dot: 41 10 14.19 N, -76 52 16.46 W  
FMV: \$67,370



Street Address: 63 Broad St.  
Parcel ID: 35-005-212  
Lat/Long bldg dot: 41 10 12.40 N, -76 52 19.29 W  
FMV: \$45,260

Project: PP8  
(MONTG RET 0001) Floodfringe/General Floodplain



Street Address: 59 Broad St.  
Parcel ID: 35-005-213  
Lat/Long bldg dot: 41 10 12.04 N, -76 52 19.66 W  
FMV: \$53,570



Street Address: 101 5<sup>th</sup> St.  
Parcel ID: 35-005-309  
Lat/Long bldg dot: 41 10 17.08 N, -76 52 10.27 W  
FMV: \$38,940



Street Address: 61 Broad St.  
Parcel ID: 35-005-213.A  
Lat/Long bldg dot: 41 10 11.86 N, -76 52 19.82 W  
FMV: \$55,390



Street Address: 99 Broad St.  
Parcel ID: 35-005-310  
Lat/Long bldg dot: 41 10 17.70 N, -76 52 11.40 W  
FMV: \$52,360



Street Address: 55 Broad St.  
Parcel ID: 35-005-214  
Lat/Long bldg dot: 41 10 11.70 N, -76 52 20.20 W  
FMV: \$70,730



Street Address: 97 Broad St.  
Parcel ID: 35-005-311  
Lat/Long bldg dot: 41 10 17.19 N, -76 52 11.91 W  
FMV: \$80,360



Street Address: 53 Broad St.  
Parcel ID: 35-005-215  
Lat/Long bldg dot: 41 10 11.18 N, -76 52 20.55 W  
FMV: \$72,570



Street Address: 93 Broad St.  
Parcel ID: 35-005-312  
Lat/Long bldg dot: 41 10 16.97 N, -76 52 12.34 W  
FMV: \$73,720



Project: PP8  
(MONTG RET 0001) Floodfringe/General Floodplain



Street Address: 91 Broad St.  
Parcel ID: 35-005-313  
Lat/Long bldg dot: 41 10 16.61 N, -76 52 12.86 W  
FMV: \$65,560



Street Address: 81 Broad St.  
Parcel ID: 35-005-317  
Lat/Long bldg dot: 41 10 15.05 N, -76 52 14.91 W  
FMV: \$82,030



Street Address: 89 Broad St.  
Parcel ID: 35-005-314  
Lat/Long bldg dot: 41 10 16.28 N, -76 52 13.42 W  
FMV: \$74,450



Street Address: 77 Broad St.  
Parcel ID: 35-005-318  
Lat/Long bldg dot: 41 10 14.54 N, -76 52 15.56 W  
FMV: \$84,740



Street Address: 87 Broad St.  
Parcel ID: 35-005-315  
Lat/Long bldg dot: 41 10 15.81 N, -76 52 14.04 W  
FMV: \$63,710



Street Address: 109 Broad St.  
Parcel ID: 35-005-412  
Lat/Long bldg dot: 41 10 18.94 N, -76 52 9.15 W  
FMV: \$68,910



Street Address: 85 Broad St.  
Parcel ID: 35-005-316  
Lat/Long bldg dot: 41 10 15.62 N, -76 52 14.38 W  
FMV: \$79,280



Street Address: 105 Broad St.  
Parcel ID: 35-005-413  
Lat/Long bldg dot: 41 10 18.63 N, -76 52 9.77 W  
FMV: \$73,770

Project: PP8  
(MONTG RET 0001) Floodfringe/General Floodplain



Street Address: 101 Broad St.  
Parcel ID: 35-005-414  
Lat/Long bldg dot: 41 10 18.23 N, -76 52 10.33 W  
FMV: \$70,760



Street Address: 43 Broad St.  
Parcel ID: 35-005-629  
Lat/Long bldg dot: 41 10 9.98 N, -76 52 22.84 W  
FMV: \$73,190



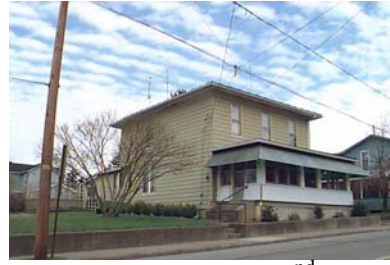
Street Address: 49 Broad St.  
Parcel ID: 35-005-627  
Lat/Long bldg dot: 41 10 10.69 N, -76 52 21.77 W  
FMV: \$58,710



Street Address: 41 Broad St.  
Parcel ID: 35-005-630  
Lat/Long bldg dot: 41 10 9.56 N, -76 52 23.65 W  
FMV: \$74,810



Street Address: 45 Broad St.  
Parcel ID: 35-005-628  
Lat/Long bldg dot: 41 10 10.33 N, -76 52 22.26 W  
FMV: \$76,540



Street Address: 104 2<sup>nd</sup> St.  
Parcel ID: 35-005-631  
Lat/Long bldg dot: 41 10 8.34 N, -76 52 22.00 W  
FMV: \$66,610



Street Address: 101 3<sup>rd</sup> St.  
Parcel ID: 35-005-628.A  
Lat/Long bldg dot: 41 10 9.41 N, -76 52 21.37 W  
FMV: \$49,900



Street Address: 108 2<sup>nd</sup> St.  
Parcel ID: 35-005-632  
Lat/Long bldg dot: 41 10 7.91 N, -76 52 21.50 W  
FMV: \$45,850

Project: PP8  
(MONTG RET 0001) Floodfringe/General Floodplain



Street Address: 110 2<sup>nd</sup> St.  
Parcel ID: 35-005-633  
Lat/Long bldg dot: 41 10 7.50 N, -76 52 21.03 W  
FMV: \$70,770



Street Address: 179 Broad St.  
Parcel ID: 35-006-400  
Lat/Long bldg dot: 41 10 25.49 N, -76 51 53.41 W  
FMV: \$111,530



Street Address: 130 Broad St.  
Parcel ID: 35-006-300  
Lat/Long bldg dot: 41 10 21.26 N, -76 52 6.59 W  
FMV: \$147,750



Street Address: 173 Broad St.  
Parcel ID: 35-006-402  
Lat/Long bldg dot: 41 10 25.01 N, -76 51 54.90 W  
FMV: \$70,270



Street Address: 140 Broad St.  
Parcel ID: 35-006-301  
Lat/Long bldg dot: 41 10 23.07 N, -76 52 2.60 W  
FMV: \$186,340



Street Address: 169 Broad St.  
Parcel ID: 35-006-403  
Lat/Long bldg dot: 41 10 24.27 N, -76 51 56.53 W  
FMV: \$74,950



Street Address: 166 Broad St.  
Parcel ID: 35-006-302  
Lat/Long bldg dot: 41 10 25.58 N, -76 52 57.52 W  
FMV: \$137,320



Street Address: 167 Broad St.  
Parcel ID: 35-006-404  
Lat/Long bldg dot: 41 10 24.01 N, -76 51 57.22 W  
FMV: \$70,540



Project: PP8  
(MONTG RET 0001) Floodfringe/General Floodplain



Street Address: 159 Broad St.  
Parcel ID: 35-006-405  
Lat/Long bldg dot: 41 10 23.77 N, -76 51 58.04 W  
FMV: \$66,200



Street Address: 193 Broad St. Ext.  
Parcel ID: 35-006-503  
Lat/Long bldg dot: 41 10 27.64 N, -76 51 48.48 W  
FMV: \$74,580



Street Address: 157 Broad St.  
Parcel ID: 35-006-406  
Lat/Long bldg dot: 41 10 23.47 N, -76 51 58.64 W  
FMV: \$70,380



Street Address: 195 Broad St. Ext.  
Parcel ID: 35-006-504  
Lat/Long bldg dot: 41 10 28.06 N, -76 51 47.49 W  
FMV: \$78,840



Street Address: 185 Broad St. Ext.  
Parcel ID: 35-006-500  
Lat/Long bldg dot: 41 10 26.46 N, -76 51 51.30 W  
FMV: \$223,660



Street Address: 191 Broad St. Ext.  
Parcel ID: 35-006-502  
Lat/Long bldg dot: 41 10 27.29 N, -76 51 49.26 W  
FMV: \$80,360

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP9 (MUNCY BOR ACQ 0001)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Ed Coup  
**TITLE:** Hazard Red Planner/ Borough Manager  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA  
**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Map 55, 58) and Photo Pages  
**Elevation** See attached **certificate** Y  
**Flood Insurance** unknown **Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

*This project involves voluntary acquisition of 18 homes in the N Market and N Main St area of the Borough of Muncy. Thirty-five homes are located within the designated acquisition area allowing the owners to apply for acquisition. It is anticipated that half of these properties would be successfully carried through the process from application to demolition. Repetitive loss properties would be the first priority. Land acquired through this project would be combined with acquisitions from previous HMGP projects to further develop a municipal recreation area restricted by open space deed restrictions.*

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*These homes are located near the confluence of Muncy Creek, Glade Run and the West Branch of the Susquehanna. Although they are flood fringe properties, many of them experience flooding in excess of the second floor elevation. This project would remove the residents of these structures and those who rescue them from Harm's Way.*

**Estimated Project Cost:** \$ 1,698,000

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD

**COMMUNITY RANKING SCORE:** Muncy Borough Priority 3/Countywide Priority 2:9

Project: PP9  
(MUNCY BOR ACQ 0001)



Street Address: 22 N. Market St.  
Parcel ID: 39-001-127  
Lat/Long bldg dot: 41 12 25.64 N, -76 47 17.28 W  
FMV: \$56,300



Street Address: 104 N. Market St.  
Parcel ID: 39-001-131  
Lat/Long bldg dot: 41 12 27.69 N, -76 47 17.34 W  
FMV: \$81,230



Street Address: 24 N. Market St.  
Parcel ID: 39-001-128  
Lat/Long bldg dot: 41 12 25.93 N, -76 47 17.28 W  
FMV: \$66,680  
1<sup>st</sup> floor elevation (ft): 487.4  
Lowest grade elevation (ft): 491.6



*Street Address: 106 N. Market St.*  
*Parcel ID: 39-001-132*  
*Lat/Long bldg dot: 41 12 28.25 N, -76 47 17.38 W*  
*FMV: \$75,640*



Street Address: 102 N. Market St.  
Parcel ID: 39-001-130  
Lat/Long bldg dot: 41 12 27.21 N, -76 47 17.29 W  
FMV: \$73,780  
1<sup>st</sup> floor elevation (ft): 487.4  
Lowest grade elevation (ft): 490.5



Street Address: 110 N. Market St.  
Parcel ID: 39-001-133  
Lat/Long bldg dot: 41 12 28.58 N, -76 47 17.54 W  
FMV: \$95,420

Project: PP9  
(MUNCY BOR ACQ 0001)



Street Address: 114 N. Market St.  
Parcel ID: 39-001-134  
Lat/Long bldg dot: 41 12 30.05 N, -76 47 17.85 W  
FMV: \$91,330  
1<sup>st</sup> floor elevation (ft): 484.5  
Lowest grade elevation (ft): 489.7



Street Address: 105 N. Market St.  
Parcel ID: 39-001-204  
Lat/Long bldg dot: 41 12 28.23 N, -76 47 15.76 W  
FMV: \$75,070



Street Address: 115 N. Market St.  
Parcel ID: 39-001-200  
Lat/Long bldg dot: 41 12 30.22 N, -76 47 15.72 W  
FMV: \$88,630



Street Address: 103 N. Market St.  
Parcel ID: 39-001-205  
Lat/Long bldg dot: 41 12 27.88 N, -76 47 15.74 W  
FMV: \$77,740



Street Address: 107 N. Market St.  
Parcel ID: 39-001-203  
Lat/Long bldg dot: 41 12 28.89 N, -76 47 15.71 W  
FMV: \$76,810  
1<sup>st</sup> floor elevation (ft): 486.0  
Lowest grade elevation (ft): 489.8



Street Address: 100 N. Main St.  
Parcel ID: 39-001-236  
Lat/Long bldg dot: 41 12 27.34 N, -76 47 12.33 W  
FMV: \$41,720



Project: PP9  
(MUNCY BOR ACQ 0001)



Street Address: 102 N. Main St.  
Parcel ID: 39-001-237  
Lat/Long bldg dot: 41 12 27.86 N, -76 47 11.64 W  
FMV: \$82,890



Street Address: 110 N. Main St.  
Parcel ID: 39-001-240  
Lat/Long bldg dot: 41 12 30.30 N, -76 47 11.77 W  
FMV: \$81,880



Street Address: 106 N. Main St.  
Parcel ID: 39-001-238  
Lat/Long bldg dot: 41 12 29.00 N, -76 47 11.61 W  
FMV: \$102,650  
1<sup>st</sup> floor elevation (ft): 488.1  
Lowest grade elevation (ft): 491.7



Street Address: 200 N. Main St.  
Parcel ID: 39-001-300  
Lat/Long bldg dot: 41 12 31.34 N, -76 47 11.83 W  
FMV: \$97,770



Street Address: 108 N. Main St.  
Parcel ID: 39-001-239  
Lat/Long bldg dot: 41 12 29.75 N, -76 47 11.81 W  
FMV: \$208,070



Street Address: 202 N. Main St.  
Parcel ID: 39-001-301  
Lat/Long bldg dot: 41 12 31.84 N, -76 47 11.84 W  
FMV: \$79,000



Project: PP9  
(MUNCY BOR ACQ 0001)



Street Address: 204 N. Main St.  
Parcel ID: 39-001-302  
Lat/Long bldg dot: 41 12 32.35 N, -76 47 11.80 W  
FMV: \$45,800



Street Address: 214 N. Main St.  
Parcel ID: 39-001-307  
Lat/Long bldg dot: 41 12 35.36 N, -76 47 12.10 W  
FMV: \$53,840  
1<sup>st</sup> floor elevation (ft): 485.7  
Lowest grade elevation (ft): 489.3



Street Address: 206 N. Main St.  
Parcel ID: 39-001-303  
Lat/Long bldg dot: 41 12 32.88 N, -76 47 11.83 W  
FMV: \$81,380



Street Address: 216 N. Main St.  
Parcel ID: 39-001-308  
Lat/Long bldg dot: 41 12 35.84 N, 76 47 12.06 W  
FMV: \$88,740



Street Address: 212 N. Main St.  
Parcel ID: 39-001-306  
Lat/Long bldg dot: 41 12 34.81 N, -76 47 12.16 W  
FMV: \$94,250



Street Address: 217 N. Market St.  
Parcel ID: 39-001-309  
Lat/Long bldg dot: 41 12 35.70 N, -76 47 16.09 W  
FMV: \$60,900

Project: PP9  
(MUNCY BOR ACQ 0001)



*Street Address: 211 N. Market St.  
Parcel ID: 39-001-312  
Lat/Long bldg dot: 41 12 33.88 N, -76 47 16.19 W  
FMV: \$75,020*



*Street Address: 201 N. Market St.  
Parcel ID: 39-001-315  
Lat/Long bldg dot: 41 12 31.31 N, -76 47 16.04 W  
FMV: \$98,140  
1<sup>st</sup> floor elevation (ft): 486.2  
Lowest grade elevation (ft): 491.2*



*Street Address: 209 N. Market St.  
Parcel ID: 39-001-313  
Lat/Long bldg dot: 41 12 33.42 N, -76 47 16.20 W  
FMV: \$73,400*



*Street Address: 200 N. Market St.  
Parcel ID: 39-001-400  
Lat/Long bldg dot: 41 12 31.49 N, -76 47 17.62 W  
FMV: \$88,580*



*Street Address: 205 N. Market St.  
Parcel ID: 39-001-314  
Lat/Long bldg dot: 41 12 32.20 N, -76 47 16.11 W  
FMV: \$74,790  
1<sup>st</sup> floor elevation (ft): 484.3  
Lowest grade elevation (ft): 488.4*



*Street Address: 204 N. Market St.  
Parcel ID: 39-001-402  
Lat/Long bldg dot: 41 12 32.08 N, -76 47 17.65 W  
FMV: \$89,940*

Project: PP9  
(MUNCY BOR ACQ 0001)



Street Address: 214 N. Market St.  
Parcel ID: 39-001-406  
Lat/Long bldg dot: 41 12 34.92 N, -76 47 17.77 W  
FMV: \$87,340



Street Address: 308 N. Main St.  
Parcel ID: 39-001-503  
Lat/Long bldg dot: 41 12 38.13 N, -76 47 12.48 W  
FMV: \$109,980  
*1<sup>st</sup> floor elevation (ft): 487.3*  
*Lowest grade elevation (ft): 487.3*



Street Address: 1 W. Mechanic St.  
Parcel ID: 39-001-501  
Lat/Long bldg dot: 41 12 37.01 N, -76 47 15.30 W  
FMV: \$91,870



Street Address: 312 N. Main St.  
Parcel ID: 39-001-504  
Lat/Long bldg dot: 41 12 39.39 N, -76 47 12.83 W  
FMV: \$57,600  
*1<sup>st</sup> floor elevation (ft): 488.3*  
*Lowest grade elevation (ft): 487.8*



Street Address: 300 N. Main St.  
Parcel ID: 39-001-502  
Lat/Long bldg dot: 41 12 36.89 N, -76 47 12.31 W  
FMV: \$71,110  
*1<sup>st</sup> floor elevation (ft): 485.7*  
*Lowest grade elevation (ft): 489.5*

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECTS:** PP10

(MUNCY BOR RET 0001; MUNCY BOR RET 0002; MUNCY BOR RET 0003)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Ed Coup  
**TITLE:** Hazard Red Planner/ Borough Manager  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA  
**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Maps 55-61) and Photo Pages

**Elevation** Partial **certificate** y  
**Flood Insurance** unknown **Date of verification**

## BRIEF DESCRIPTION OF PROJECT:

*This project would involve retrofitting flood prone residences and businesses in the Borough of Muncy. These flood prone structures would have utility or structure elevation to raise all utilities above the Base Flood Elevation. Decision on which alternative to implement for each structure would be based on the most cost effective means for damage reduction. The project would draw from a pool of eligible properties that includes 58 floodway homes, and 258 flood fringe homes. In order to maintain a manageable project, no more than 50 properties would be completed in each project with additional applicants included in two supplemental projects to bring the total of retrofits to 150 properties. The properties would be included upon receipt of an application. Floodway and repetitive loss properties would be prioritized and the eligibility list completed with remaining applicants*

**Estimated Project Cost:** MUNCY BOR RET 0001: \$1,250,000  
MUNCY BOR RET 0002: \$1,250,000  
MUNCY BOR RET 0003: \$1,250,000

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*These homes, located in the historic Borough of Muncy near the confluence of Muncy Creek, Glade Run and the West Branch of the Susquehanna, have been subject to severe inundation through the years. With over 39% of the Borough's structures in the regulatory floodplain, broad reaching acquisition and demolition programs are not a viable solution. Although they are flood fringe properties, many of them experience flooding in excess of the second floor elevation. This project would reduce damages to the most expensive house systems and allow property owners to evacuate more promptly without concern about moving appliances above expected flood levels.*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD/partially property owner

**COMMUNITY RANKING SCORE:** Muncy Borough Priority 2; Countywide priority 2:10



Project: PP10  
(MUNCY BOR RET 0001-0003) Floodway



Street Address: 120 W. Water St.  
Parcel ID: 38-001-137  
Lat/Long bldg dot: 41 12 14.02 N, -76 47 24.14 W  
FMV: \$5,032,620



Street Address: 138 W. Water St.  
Parcel ID: 38-001-142  
Lat/Long bldg dot: 41 12 20.35 N, -76 47 28.08 W  
FMV: \$79,390



*Street Address: 140 W. Water St.  
Parcel ID: 38-001-143  
Lat/Long bldg dot: 41 12 20.39 N, -76 47 28.89 W  
FMV: \$74,850  
1<sup>st</sup> floor elevation (ft): 487.4  
Lowest grade elevation (ft): 491.4*



Street Address: 142 W. Water St.  
Parcel ID: 38-001-144  
Lat/Long bldg dot: 41 12 20.52 N, -76 47 29.59 W  
FMV: \$95,450



Street Address: 144 W. Water St.  
Parcel ID: 38-001-145  
Lat/Long bldg dot: 41 12 20.58 N, -76 47 30.12 W  
FMV: \$92,320



Street Address: 152 W. Water St.  
Parcel ID: 38-001-147  
Lat/Long bldg dot: 41 12 20.76 N, -76 47 33.02 W  
FMV: \$83,960



Street Address: 154 W. Water St.  
Parcel ID: 38-001-148  
Lat/Long bldg dot: 41 12 20.78 N, -76 47 33.63 W  
FMV: \$85,580



Project: PP10  
(MUNCY BOR RET 0001-0003) Floodway



Street Address: 158 W. Water St.  
Parcel ID: 38-001-150  
Lat/Long bldg dot: 41 12 20.89 N, -76 47 34.76 W  
FMV: \$84,090



Street Address: 150 W. Water St.  
Parcel ID: 38-001-155  
Lat/Long bldg dot: 41 12 17.03 N, -76 47 31.15 W  
FMV: \$297,930



Street Address: 166 W. Water St.  
Parcel ID: 38-001-152  
Lat/Long bldg dot: 41 12 20.95 N, -76 47 36.73 W  
FMV: \$107,810



Street Address: 97 Carpenter St.  
Parcel ID: 38-002-508  
Lat/Long bldg dot: 41 12 18.10 N, -76 47 1.07 W  
FMV: \$322,510



*Street Address: 168 W. Water St.  
Parcel ID: 38-001-153  
Lat/Long bldg dot: 41 12 21.01 N, -76 47 37.51 W  
FMV: \$77,630*



Street Address: 123 E. Penn St.  
Parcel ID: 38-002-719  
Lat/Long bldg dot: 41 12 11.39 N, -76 46 57.76 W  
FMV: \$98,370



Street Address: 162 W. Water St.  
Parcel ID: 38-001-154  
Lat/Long bldg dot: 41 12 18.65 N, -76 47 35.54 W  
FMV: \$92,710



Street Address: 101 Carpenter St.  
Parcel ID: 38-002-800  
Lat/Long bldg dot: 41 12 17.49 N, -76 46 58.97 W  
FMV: \$86,540

*Italic text designates repetitive-loss properties*

Project: PP10  
(MUNCY BOR RET 0001-0003) Floodway



Street Address: 105 Carpenter St.  
Parcel ID: 38-002-802  
Lat/Long bldg dot: 41 12 18.14 N, -76 46 57.70 W  
FMV: \$83,900  
1<sup>st</sup> floor elevation (ft): 495.4  
Lowest grade elevation (ft): 499.0



Street Address: 111 Carpenter St.  
Parcel ID: 38-002-805  
Lat/Long bldg dot: 41 12 18.91 N, -76 46 56.39 W  
FMV: \$97,030  
1<sup>st</sup> floor elevation (ft): 493.9  
Lowest grade elevation (ft): 499.1



Street Address: 107 Carpenter St.  
Parcel ID: 38-002-803  
Lat/Long bldg dot: 41 12 18.36 N, -76 46 57.27 W  
FMV: \$64,550



Street Address: 115 Carpenter St.  
Parcel ID: 38-002-806  
Lat/Long bldg dot: 41 12 19.19 N, -76 46 55.52 W  
FMV: \$57,350



Street Address: 109 Carpenter St.  
Parcel ID: 38-002-804  
Lat/Long bldg dot: 41 12 19.73 N, -76 46 57.71 W  
FMV: \$41,240



Street Address: 116 E. Water St.  
Parcel ID: 38-002-845  
Lat/Long bldg dot: 41 12 20.92 N, -76 46 58.85 W  
FMV: \$76,770

Project: PP10  
(MUNCY BOR RET 0001-0003) Floodway



Street Address: 114 E. Water St.  
Parcel ID: 38-002-846  
Lat/Long bldg dot: 41 12 20.65 N, -76 46 59.40 W  
FMV: \$78,930



Street Address: 169 W. Water St.  
Parcel ID: 39-001-100  
Lat/Long bldg dot: 41 12 22.20 N, -76 47 37.51 W  
FMV: \$57,360



Street Address: 12 E. Water St.  
Parcel ID: 38-002-847  
Lat/Long bldg dot: 41 12 20.52 N, -76 47 0.14 W  
FMV: \$80,290



Street Address: 161 W. Water St.  
Parcel ID: 39-001-101  
Lat/Long bldg dot: 41 12 23.17 N, -76 47 35.29 W  
FMV: \$265,660



Street Address: 110 Carpenter St.  
Parcel ID: 38-002-915  
Lat/Long bldg dot: 41 12 17.61 N, -76 46 55.59 W  
FMV: \$74,500



Street Address: 151 W. Water St.  
Parcel ID: 39-001-102  
Lat/Long bldg dot: 41 12 22.66 N, -76 47 32.41 W  
FMV: \$238,320



Street Address: 108 Carpenter St.  
Parcel ID: 38-002-916  
Lat/Long bldg dot: 41 12 17.51 N, -76 46 56.11 W  
FMV: \$63,360



Street Address: 147 W. Water St.  
Parcel ID: 39-001-103  
Lat/Long bldg dot: 41 12 21.77 N, -76 47 30.32 W  
FMV: \$91,200

*Italic text designates repetitive-loss properties*



Project: PP10  
(MUNCY BOR RET 0001-0003) Floodway



Street Address: 145 W. Water St.  
Parcel ID: 39-001-104  
Lat/Long bldg dot: 41 12 21.43 N, -76 47 29.18 W  
FMV: \$63,990



Street Address: 301 N. Main St.  
Parcel ID: 39-002-103  
Lat/Long bldg dot: 41 12 37.25 N, -76 47 10.18 W  
FMV: \$102,000



Street Address: 143 W. Water St.  
Parcel ID: 39-001-105  
Lat/Long bldg dot: 41 12 21.43 N, -76 47 28.34 W  
FMV: \$77,030



Street Address: 219 N. Main St.  
Parcel ID: 39-002-200  
Lat/Long bldg dot: 41 12 36.05 N, -76 47 9.31 W  
FMV: \$300,710



Street Address: 131 W. Water St.  
Parcel ID: 39-001-106  
Lat/Long bldg dot: 41 12 21.54 N, -76 47 26.45 W  
FMV: \$134,400



Street Address: 112 N. Washington St.  
Parcel ID: 39-002-247  
Lat/Long bldg dot: 41 12 29.19 N, -76 47 6.66 W  
FMV: \$100,230



Street Address: 129 W. Water St.  
Parcel ID: 39-001-109  
Lat/Long bldg dot: 41 12 21.09 N, -76 47 24.39 W  
FMV: \$76,890



Street Address: 114 N. Washington St.  
Parcel ID: 39-002-248  
Lat/Long bldg dot: 41 12 29.85 N, -76 47 6.66 W  
FMV: \$80,410

*Italic text designates repetitive-loss properties*

Project: PP10  
(MUNCY BOR RET 0001-0003) Floodway



Street Address: 122 N. Washington St.  
Parcel ID: 39-002-252  
Lat/Long bldg dot: 41 12 32.68 N, -76 47 6.61 W  
FMV: \$80,250



Street Address: 113 N. Washington St.  
Parcel ID: 39-002-405  
Lat/Long bldg dot: 41 12 30.15 N, -76 47 5.28 W  
FMV: \$50,650



Street Address: N. Washington St.  
Parcel ID: 39-002-254  
Lat/Long bldg dot: 41 12 36.52 N, -76 47 7.75 W  
FMV: \$42,010



Street Address: 111 N. Washington St.  
Parcel ID: 39-002-406  
Lat/Long bldg dot: 41 12 29.39 N, -76 47 5.28 W  
FMV: \$56,220  
1<sup>st</sup> floor elevation (ft): 489.3  
Lowest grade elevation (ft): 492.2



Street Address: 104 E. Mechanic St.  
Parcel ID: 39-002-401  
Lat/Long bldg dot: 41 12 37.05 N, -76 47 4.24 W  
FMV: \$59,970



Street Address: 103 N. Washington St.  
Parcel ID: 39-002-407  
Lat/Long bldg dot: 41 12 27.18 N, -76 47 4.84 W  
FMV: \$91,700



Street Address: 119 N. Washington St.  
Parcel ID: 39-002-404  
Lat/Long bldg dot: 41 12 31.55 N, -76 47 5.32 W  
FMV: \$80,890

*Italic text designates repetitive-loss properties*



Project: PP10  
(MUNCY BOR RET 0001-0003) Floodway



Street Address: 21 Green St.  
Parcel ID: 39-002-410  
Lat/Long bldg dot: 41 12 27.16 N, -76 47 59.82 W  
FMV: \$78,370



Street Address: 19 N. Washington St.  
Parcel ID: 39-002-500  
Lat/Long bldg dot: 41 12 24.91 N, -76 47 4.79 W  
FMV: \$78,050



Street Address: 23 Green St.  
Parcel ID: 39-002-411  
Lat/Long bldg dot: 41 12 27.25 N, -76 47 59.07 W  
FMV: \$98,260



Street Address: 103 E. Water St.  
Parcel ID: 39-002-507  
Lat/Long bldg dot: 41 12 21.28 N, -76 47 2.74 W  
FMV: \$81,120



Street Address: 122 Division St.  
Parcel ID: 39-002-415  
Lat/Long bldg dot: 41 12 32.57 N, -76 47 0.84 W  
FMV: \$86,550



Street Address: 115 E. Water St.  
Parcel ID: 39-002-509  
Lat/Long bldg dot: 41 12 21.85 N, -76 47 0.38 W  
FMV: \$65,080



Street Address: 124 Division St.  
Parcel ID: 39-002-416  
Lat/Long bldg dot: 41 12 32.95 N, -76 47 0.81 W  
FMV: \$58,670



Street Address: 117 E. Water St.  
Parcel ID: 39-002-511  
Lat/Long bldg dot: 41 12 22.37 N, -76 46 59.43 W  
FMV: \$89,720

*Italic text designates repetitive-loss properties*

Project: PP10  
(MUNCY BOR RET 0001-0003) Floodway



Street Address: 20 Green St.  
Parcel ID: 39-002-551  
Lat/Long bldg dot: 41 12 25.84 N, -76 46 59.95 W  
FMV: \$82,300



Street Address: 123 Division St.  
Parcel ID: 39-002-614  
Lat/Long bldg dot: 41 12 33.21 N, -76 46 59.42 W  
FMV: \$79,580



Street Address: 18 Green St.  
Parcel ID: 39-002-552  
Lat/Long bldg dot: 41 12 25.70 N, -76 47 0.66 W  
FMV: \$96,260



Street Address: 111 Division St.  
Parcel ID: 39-002-617  
Lat/Long bldg dot: 41 12 30.86 N, -76 46 58.87 W  
FMV: \$99,690



Street Address: 16 Green St.  
Parcel ID: 39-002-553  
Lat/Long bldg dot: 41 12 25.51 N, -76 47 1.73 W  
FMV: \$81,830



Street Address: 125 Division St.  
Parcel ID: 39-002-613  
Lat/Long bldg dot: 41 12 33.71 N, -76 46 59.61 W  
FMV: \$58,560

*Italic text designates repetitive-loss properties*

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 120 E. Penn St.  
Parcel ID: 37-002-800  
Lat/Long bldg dot: 41 12 8.42 N, -76 46 56.59 W  
FMV: \$86,790



Street Address: 267 Pepper St.  
Parcel ID: 37-003-100  
Lat/Long bldg dot: 41 11 53.06 N, -76 47 45.04 W  
FMV: \$79,420



Street Address: 118 E. Penn St.  
Parcel ID: 37-002-801  
Lat/Long bldg dot: 41 12 8.33 N, -76 46 57.39 W  
FMV: \$70,910



Street Address: 210 Painter St.  
Parcel ID: 37-003-127  
Lat/Long bldg dot: 41 11 56.06 N, -76 47 39.24 W  
FMV: \$70,200



Street Address: 116 E. Penn St.  
Parcel ID: 37-002-802  
Lat/Long bldg dot: 41 12 8.30 N, -76 46 58.18 W  
FMV: \$94,270



Street Address: 314 W. Penn St.  
Parcel ID: 37-003-137  
Lat/Long bldg dot: 41 12 5.59 N, -76 47 41.54 W  
FMV: \$68,960



Street Address: 112 E. Penn St.  
Parcel ID: 37-002-803  
Lat/Long bldg dot: 41 12 8.25 N, -76 46 0.32 W  
FMV: \$122,720



Street Address: 318 W. Penn St.  
Parcel ID: 37-003-138  
Lat/Long bldg dot: 41 12 5.42 N, -76 47 42.68 W  
FMV: \$82,910



Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 320 W. Penn St.  
Parcel ID: 37-003-139  
Lat/Long bldg dot: 41 12 5.32 N, -76 47 43.32 W  
FMV: \$81,440



Street Address: 328 W. Penn St.  
Parcel ID: 37-003-143  
Lat/Long bldg dot: 41 12 5.03 N, -76 47 46.08 W  
FMV: \$60,350



Street Address: 322 W. Penn St.  
Parcel ID: 37-003-140  
Lat/Long bldg dot: 41 12 5.31 N, -76 47 43.97 W  
FMV: \$53,580



Street Address: 330 W. Penn St.  
Parcel ID: 37-003-144  
Lat/Long bldg dot: 41 12 4.86 N, -76 47 46.68 W  
FMV: \$54,140



Street Address: 324 W. Penn St.  
Parcel ID: 37-003-141  
Lat/Long bldg dot: 41 12 5.28 N, -76 47 44.67 W  
FMV: \$82,640



Street Address: 332 W. Penn St.  
Parcel ID: 37-003-145  
Lat/Long bldg dot: 41 12 4.92 N, -76 47 47.27 W  
FMV: \$66,200



Street Address: 326 W. Penn St.  
Parcel ID: 37-003-142  
Lat/Long bldg dot: 41 12 5.22 N, -76 47 45.20 W  
FMV: \$64,020



Street Address: 336 W. Penn St.  
Parcel ID: 37-003-146  
Lat/Long bldg dot: 41 12 3.32 N, -76 47 48.07 W  
FMV: \$1,861,290

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 331 W. Penn St.  
Parcel ID: 38-001-101  
Lat/Long bldg dot: 41 12 6.02 N, -76 47 46.78 W  
FMV: \$91,320



Street Address: 103 Sherman St.  
Parcel ID: 38-001-209  
Lat/Long bldg dot: 41 12 12.93 N, -76 17 20.62 W  
FMV: \$84,420



Street Address: 327 W. Penn St.  
Parcel ID: 38-001-103  
Lat/Long bldg dot: 41 12 6.26 N, -76 47 45.88 W  
FMV: \$78,360



Street Address: 10 S. Market St.  
Parcel ID: 38-001-301  
Lat/Long bldg dot: 41 12 15.76 N, -76 47 17.13 W  
FMV: \$232,360



Street Address: 321 W. Penn St.  
Parcel ID: 38-001-106  
Lat/Long bldg dot: 41 12 6.62 N, -76 47 43.99 W  
FMV: \$75,740



Street Address: S. Market St.  
Parcel ID: 38-001-301.A  
Lat/Long bldg dot: 41 12 17.49 N, -76 47 16.93 W  
FMV: \$204,520



Street Address: 101 Sherman St.  
Parcel ID: 38-001-208  
Lat/Long bldg dot: 41 12 13.35 N, -76 47 20.04 W  
FMV: \$87,780



Street Address: 100 W. Water St.  
Parcel ID: 38-001-302  
Lat/Long bldg dot: 41 12 19.39 N, -76 47 16.83 W  
FMV: \$102,820



Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 112 W. Water St.  
Parcel ID: 38-001-306  
Lat/Long bldg dot: 41 12 19.81 N, -76 47 19.48 W  
FMV: \$57,430



Street Address: Sherman St.  
Parcel ID: 38-001-312  
Lat/Long bldg dot: 41 12 18.01 N, -76 47 18.90 W  
FMV: \$37,800



Street Address: 114 W. Water St.  
Parcel ID: 38-001-307  
Lat/Long bldg dot: 41 12 19.80 N, -76 47 20.11 W  
FMV: \$83,560



Street Address: 22 S. Main St.  
Parcel ID: 38-002-206  
Lat/Long bldg dot: 41 12 17.91 N, -76 47 11.03 W  
FMV: \$143,760



Street Address: 116 W. Water St.  
Parcel ID: 38-001-308  
Lat/Long bldg dot: 41 12 19.81 N, -76 47 20.75 W  
FMV: \$44,010



Street Address: 16 S. Main St.  
Parcel ID: 38-002-208  
Lat/Long bldg dot: 41 12 18.35 N, -76 47 11.05 W  
FMV: \$89,950



Street Address: 51 Sherman St.  
Parcel ID: 38-001-311  
Lat/Long bldg dot: 41 12 17.83 N, -76 47 21.56 W  
FMV: \$12,720



Street Address: 12 S. Main St.  
Parcel ID: 38-002-209  
Lat/Long bldg dot: 41 12 18.61 N, -76 47 11.08 W  
FMV: \$89,210

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 8 S. Main St.  
Parcel ID: 38-002-210  
Lat/Long bldg dot: 41 12 18.98 N, -76 47 11.13 W  
FMV: \$128,110



Street Address: S. Market St.  
Parcel ID: 38-002-216  
Lat/Long bldg dot: 41 12 17.82 N, -76 47 15.26 W  
FMV: 576,000



Street Address: 4 S. Main St.  
Parcel ID: 38-002-211  
Lat/Long bldg dot: 41 12 19.44 N, -76 47 11.19 W  
FMV: \$109,800



Street Address: 18 S. Washington St.  
Parcel ID: 38-002-402  
Lat/Long bldg dot: 41 12 15.68 N, -76 47 5.74 W  
FMV: \$113,830



Street Address: 20 W. Water St.  
Parcel ID: 38-002-214  
Lat/Long bldg dot: 41 12 19.55 N, -76 47 14.64 W  
FMV: \$35,560



Street Address: 16 S. Washington St.  
Parcel ID: 38-002-403  
Lat/Long bldg dot: 41 12 16.16 N, -76 47 5.76 W  
FMV: \$78,700



Street Address: 24 W. Water St.  
Parcel ID: 38-002-215  
Lat/Long bldg dot: 41 12 19.46 N, -76 47 15.49 W  
FMV: \$102,450



Street Address: 14 S. Washington St.  
Parcel ID: 38-002-404  
Lat/Long bldg dot: 41 12 16.63 N, -76 47 5.83 W  
FMV: \$93,410

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 12 S. Washington St.  
Parcel ID: 38-002-405  
Lat/Long bldg dot: 41 12 17.19 N, -76 47 5.69 W  
FMV: \$82,250



Street Address: 18 E. Water St.  
Parcel ID: 38-002-409  
Lat/Long bldg dot: 41 12 19.41 N, -76 47 6.84 W  
FMV: \$453,000



Street Address: 10 S. Washington St.  
Parcel ID: 38-002-406  
Lat/Long bldg dot: 41 12 17.74 N, -76 47 5.84 W  
FMV: \$90,450



Street Address: 1 S. Main St.  
Parcel ID: 38-002-410  
Lat/Long bldg dot: 41 12 19.47 N, -76 47 9.28 W  
FMV: \$334,670



Street Address: 8 S. Washington St.  
Parcel ID: 38-002-407  
Lat/Long bldg dot: 41 12 18.20 N, -76 47 5.88 W  
FMV: \$102,100



Street Address: 3 S. Main St.  
Parcel ID: 38-002-411  
Lat/Long bldg dot: 41 12 19.14 N, -76 47 9.30 W  
FMV: \$81,600



Street Address: 6 S. Washington St.  
Parcel ID: 38-002-408  
Lat/Long bldg dot: 41 12 18.69 N, -76 47 6.05 W  
FMV: \$103,740



Street Address: 11 S. Main St.  
Parcel ID: 38-002-412  
Lat/Long bldg dot: 41 12 18.83 N, -76 47 9.43 W  
FMV: \$138,850



Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 13 S. Main St.  
Parcel ID: 38-002-413  
Lat/Long bldg dot: 41 12 18.47 N, -76 47 9.42 W  
FMV: \$109,290



Street Address: 29 S. Main St.  
Parcel ID: 38-002-420  
Lat/Long bldg dot: 41 12 16.98 N, -76 47 7.60 W  
FMV: \$35,980



Street Address: 17 S. Main St.  
Parcel ID: 38-002-414  
Lat/Long bldg dot: 41 12 18.08 N, -76 47 9.41 W  
FMV: \$136,010



Street Address: 110 E. Water St.  
Parcel ID: 38-002-500  
Lat/Long bldg dot: 41 12 19.88 N, -76 47 1.05 W  
FMV: \$200,590



Street Address: 21 S. Main St.  
Parcel ID: 38-002-415  
Lat/Long bldg dot: 41 12 17.90 N, -76 47 9.55 W  
FMV: \$75,700



Street Address: 108 E. Water St.  
Parcel ID: 38-002-501  
Lat/Long bldg dot: 41 12 19.61 N, -76 47 2.66 W  
FMV: \$130,420



Street Address: 23 S. Main St.  
Parcel ID: 38-002-416  
Lat/Long bldg dot: 41 12 17.69 N, -76 47 9.42 W  
FMV: \$82,370



Street Address: 3 S. Washington St.  
Parcel ID: 38-002-503  
Lat/Long bldg dot: 41 12 19.43 N, -76 47 4.28 W  
FMV: \$208,350

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 7 S. Washington St.  
Parcel ID: 38-002-504  
Lat/Long bldg dot: 41 12 18.63 N, -76 47 4.24 W  
FMV: \$70,630



Street Address: 98 Carpenter St.  
Parcel ID: 38-002-601  
Lat/Long bldg dot: 41 12 15.99 N, -76 47 1.17 W  
FMV: \$299,340



Street Address: 9 S. Washington St.  
Parcel ID: 38-002-505  
Lat/Long bldg dot: 41 12 17.91 N, -76 47 4.15 W  
FMV: \$57,500



Street Address: 19 S. Washington St.  
Parcel ID: 38-002-604  
Lat/Long bldg dot: 41 12 15.43 N, -76 47 4.14 W  
FMV: \$80,470



Street Address: 11 S. Washington St.  
Parcel ID: 38-002-506  
Lat/Long bldg dot: 41 12 17.62 N, -76 47 4.15 W  
FMV: \$74,720



Street Address: 21 S. Washington St.  
Parcel ID: 38-002-605  
Lat/Long bldg dot: 41 12 14.73 N, -76 47 4.11 W  
FMV: \$79,320



Street Address: 100 Carpenter St.  
Parcel ID: 38-002-600  
Lat/Long bldg dot: 41 12 15.66 N, -76 47 59.79 W  
FMV: \$139,470



Street Address: 23 S. Washington St.  
Parcel ID: 38-002-606  
Lat/Long bldg dot: 41 12 14.08 N, -76 47 4.06 W  
FMV: \$73,890



Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 25 S. Washington St.  
Parcel ID: 38-002-607  
Lat/Long bldg dot: 41 12 13.67 N, -76 47 4.01 W  
FMV: \$85,150



Street Address: 16 Bruner St.  
Parcel ID: 38-002-701  
Lat/Long bldg dot: 41 12 12.72 N, -76 47 59.57 W  
FMV: \$101,690



Street Address: 27 S. Washington St.  
Parcel ID: 38-002-608  
Lat/Long bldg dot: 41 12 13.26 N, -76 47 3.79 W  
FMV: \$158,740



Street Address: 14 Bruner St.  
Parcel ID: 38-002-702  
Lat/Long bldg dot: 41 12 12.72 N, -76 47 59.87 W  
FMV: \$75,500



Street Address: 9 Bruner St.  
Parcel ID: 38-002-609  
Lat/Long bldg dot: 41 12 13.38 N, -76 47 1.74 W  
FMV: \$95,770



Street Address: 12 Bruner St.  
Parcel ID: 38-002-703  
Lat/Long bldg dot: 41 12 12.20 N, -76 47 0.45 W  
FMV: \$46,040



Street Address: 25 Bruner St.  
Parcel ID: 38-002-611  
Lat/Long bldg dot: 41 12 13.77 N, -76 46 59.61 W  
FMV: \$316,800



Street Address: 10 Bruner St.  
Parcel ID: 38-002-704  
Lat/Long bldg dot: 41 12 12.36 N, -76 47 1.24 W  
FMV: \$93,230

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 8 Bruner St.  
Parcel ID: 38-002-705  
Lat/Long bldg dot: 41 12 12.33 N, -76 47 1.91 W  
FMV: \$95,300



Street Address: 115 E. Penn St.  
Parcel ID: 38-002-716  
Lat/Long bldg dot: 41 12 9.47 N, -76 46 59.52 W  
FMV: \$83,610



Street Address: 109 E. Penn St.  
Parcel ID: 38-002-713  
Lat/Long bldg dot: 41 12 9.31 N, -76 47 1.53 W  
FMV: \$58,630



Street Address: 117 E. Penn St.  
Parcel ID: 38-002-717  
Lat/Long bldg dot: 41 12 9.47 N, -76 46 58.80 W  
FMV: \$75,460



Street Address: 111 E. Penn St.  
Parcel ID: 38-002-714  
Lat/Long bldg dot: 41 12 9.36 N, -76 47 0.82 W  
FMV: \$83,510



Street Address: 121 E. Penn St.  
Parcel ID: 38-002-718  
Lat/Long bldg dot: 41 12 9.46 N, -76 47 58.06 W  
FMV: \$82,340



Street Address: 113 E. Penn St.  
Parcel ID: 38-002-715  
Lat/Long bldg dot: 41 12 9.43 N, -76 47 6.87 W  
FMV: \$64,850



Street Address: 125 E. Penn St.  
Parcel ID: 38-002-719.A  
Lat/Long bldg dot: 41 12 9.46 N, -76 46 57.19 W  
FMV: \$88,280



Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 117 Carpenter St.  
Parcel ID: 38-002-807  
Lat/Long bldg dot: 41 12 20.56 N, -76 46 55.76 W  
FMV: \$65,050



Street Address: 127 Carpenter St.  
Parcel ID: 38-002-812  
Lat/Long bldg dot: 41 12 20.67 N, -76 46 52.04 W  
FMV: \$72,420



Street Address: 119 Carpenter St.  
Parcel ID: 38-002-808  
Lat/Long bldg dot: 41 12 19.71 N, -76 46 53.99 W  
FMV: \$85,740



Street Address: 129 Carpenter St.  
Parcel ID: 38-002-813  
Lat/Long bldg dot: 41 12 20.87 N, -76 46 51.52 W  
FMV: \$98,220



Street Address: 123 Carpenter St.  
Parcel ID: 38-002-810  
Lat/Long bldg dot: 41 12 20.12 N, -76 46 52.88 W  
FMV: \$49,700



Street Address: 135 Carpenter St.  
Parcel ID: 38-002-814  
Lat/Long bldg dot: 41 12 21.69 N, -76 46 49.90 W  
FMV: \$109,430



Street Address: 125 Carpenter St.  
Parcel ID: 38-002-811  
Lat/Long bldg dot: 41 12 20.48 N, -76 47 52.37 W  
FMV: \$70,490



Street Address: 139 Carpenter St.  
Parcel ID: 38-002-814.A  
Lat/Long bldg dot: 41 12 22.21 N, -76 46 48.76 W  
FMV: \$96,040

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 143 Carpenter St.  
Parcel ID: 38-002-815  
Lat/Long bldg dot: 41 12 23.52 N, -76 46 47.80 W  
FMV: \$60,240



Street Address: 157 Carpenter St.  
Parcel ID: 38-002-821  
Lat/Long bldg dot: 41 12 24.28 N, -76 46 43.48 W  
FMV: \$45,540



Street Address: 151 Carpenter St.  
Parcel ID: 38-002-818  
Lat/Long bldg dot: 41 12 23.57 N, -76 46 45.11 W  
FMV: \$59,820



Street Address: 160 E. Water St.  
Parcel ID: 38-002-822  
Lat/Long bldg dot: 41 12 26.51 N, -76 46 45.01 W  
FMV: \$115,030



Street Address: 153 Carpenter St.  
Parcel ID: 38-002-819  
Lat/Long bldg dot: 41 12 23.77 N, -76 46 44.47 W  
FMV: \$96,300



Street Address: 158 E. Water St.  
Parcel ID: 38-002-823  
Lat/Long bldg dot: 41 12 26.51 N, -76 46 45.70 W  
FMV: \$77,570  
1<sup>st</sup> floor elevation (ft): 493.7  
Lowest grade elevation (ft): 497.9



Street Address: 155 Carpenter St.  
Parcel ID: 38-002-820  
Lat/Long bldg dot: 41 12 23.98 N, -76 46 43.93 W  
FMV: \$59,620

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 156 E. Water St.  
Parcel ID: 38-002-824  
Lat/Long bldg dot: 41 12 26.32 N, -76 47 46.34 W  
FMV: \$74,890  
1<sup>st</sup> floor elevation (ft): 493.7  
Lowest grade elevation (ft): 497.5



Street Address: 150 E. Water St.  
Parcel ID: 38-002-827  
Lat/Long bldg dot: 41 12 25.52 N, -76 46 48.00 W  
FMV: \$73,530



Street Address: 154 E. Water St.  
Parcel ID: 38-002-825  
Lat/Long bldg dot: 41 12 26.04 N, -76 46 46.93 W  
FMV: \$69,860



Street Address: 146 E. Water St.  
Parcel ID: 38-002-829  
Lat/Long bldg dot: 41 12 25.21 N, -76 46 49.18 W  
FMV: \$75,370



Street Address: 152 E. Water St.  
Parcel ID: 38-002-826  
Lat/Long bldg dot: 41 12 25.79 N, -76 46 47.42 W  
FMV: \$86,650



Street Address: 144 E. Water St.  
Parcel ID: 38-002-830  
Lat/Long bldg dot: 41 12 24.91 N, -76 46 49.75 W  
FMV: \$83,330



Street Address: 138 E. Water St.  
Parcel ID: 38-002-833  
Lat/Long bldg dot: 41 12 24.27 N, -76 46 51.56 W  
FMV: \$71,090



Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 136 E. Water St.  
Parcel ID: 38-002-834  
Lat/Long bldg dot: 41 12 24.04 N, -76 46 52.19 W  
FMV: \$75,990



Street Address: 130 E. Water St.  
Parcel ID: 38-002-838  
Lat/Long bldg dot: 41 12 22.91 N, -76 46 54.39 W  
FMV: \$63,680



Street Address: 134 E. Water St.  
Parcel ID: 38-002-835  
Lat/Long bldg dot: 41 12 23.84 N, -76 46 52.82 W  
FMV: \$73,220



Street Address: 128 E. Water St.  
Parcel ID: 38-002-839  
Lat/Long bldg dot: 41 12 22.87 N, -76 46 55.09 W  
FMV: \$66,730



Street Address: 132 E. Water St.  
Parcel ID: 38-002-836  
Lat/Long bldg dot: 41 12 23.30 N, -76 46 53.12 W  
FMV: \$49,720



Street Address: 126 E. Water St.  
Parcel ID: 38-002-840  
Lat/Long bldg dot: 41 12 22.65 N, -76 46 55.76 W  
FMV: \$68,680



Street Address: 130 E. Water St.  
Parcel ID: 38-002-837  
Lat/Long bldg dot: 41 12 23.08 N, -76 47 53.69 W  
FMV: \$80,760



Street Address: 124 E. Water St.  
Parcel ID: 38-002-841  
Lat/Long bldg dot: 41 12 22.38 N, -76 46 56.39 W  
FMV: \$71,340

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 122 E. Water St.  
Parcel ID: 38-002-842  
Lat/Long bldg dot: 41 12 22.00 N, -76 46 57.17 W  
FMV: \$115,310



Street Address: 138 Carpenter St.  
Parcel ID: 38-002-906  
Lat/Long bldg dot: 41 12 20.90 N, -76 46 48.23 W  
FMV: \$78,600



Street Address: 120 E. Water St.  
Parcel ID: 38-002-843  
Lat/Long bldg dot: 41 12 21.71 N, -76 46 57.94 W  
FMV: \$83,500



Street Address: 136 Carpenter St.  
Parcel ID: 38-002-907  
Lat/Long bldg dot: 41 12 20.66 N, -76 46 48.85 W  
FMV: \$115,080



Street Address: 150 Carpenter St.  
Parcel ID: 38-002-901  
Lat/Long bldg dot: 41 12 22.22 N, -76 46 44.72 W  
FMV: \$55,480



Street Address: 134 Carpenter St.  
Parcel ID: 38-002-908  
Lat/Long bldg dot: 41 12 20.10 N, 76 46 49.18 W  
FMV: \$65,220



Street Address: 140 Carpenter St.  
Parcel ID: 38-002-904  
Lat/Long bldg dot: 41 12 21.31 N, -76 46 46.59 W  
FMV: \$106,470



Street Address: 130 Carpenter St.  
Parcel ID: 38-002-909  
Lat/Long bldg dot: 41 12 19.77 N, -76 46 50.31 W  
FMV: \$142,430

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 124 Carpenter St.  
Parcel ID: 38-002-910  
Lat/Long bldg dot: 41 12 19.08 N, -76 46 52.10 W  
FMV: \$80,480



Street Address: 125 W. Water St.  
Parcel ID: 39-001-111  
Lat/Long bldg dot: 41 12 20.87 N, -76 47 23.06 W  
FMV: \$90,670



Street Address: 120 Carpenter St.  
Parcel ID: 38-002-912  
Lat/Long bldg dot: 41 12 18.72 N, -76 46 53.54 W  
FMV: \$57,190



Street Address: 119 W. Water St.  
Parcel ID: 39-001-113  
Lat/Long bldg dot: 41 12 20.75 N, -76 47 21.29 W  
FMV: \$47,650



Street Address: 106 Carpenter St.  
Parcel ID: 38-002-917  
Lat/Long bldg dot: 41 12 14.49 N, -76 46 56.55 W  
FMV: \$864,000



Street Address: 117 W. Water St.  
Parcel ID: 39-001-114  
Lat/Long bldg dot: 41 12 20.75 N, -76 47 20.63 W  
FMV: \$63,200



Street Address: 127 W. Water St.  
Parcel ID: 39-001-110  
Lat/Long bldg dot: 41 12 21.06 N, -76 47 23.84 W  
FMV: \$76,770



Street Address: 113 W. Water St.  
Parcel ID: 39-001-116  
Lat/Long bldg dot: 41 12 20.72 N, -76 47 19.71 W  
FMV: \$164,920



Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 111 W. Water St.  
Parcel ID: 39-001-117  
Lat/Long bldg dot: 41 12 20.73 N, -76 47 19.16 W  
FMV: \$100,610



Street Address: Rear W. Water St.  
Parcel ID: 39-001-121  
Lat/Long bldg dot: 41 12 22.29 N, -76 47 18.70 W  
FMV: \$59,000



Street Address: 105 W. Water St.  
Parcel ID: 39-001-118  
Lat/Long bldg dot: 41 12 20.72 N, -76 47 17.80 W  
FMV: \$83,040



Street Address: 14 N. Market St.  
Parcel ID: 39-001-123  
Lat/Long bldg dot: 41 12 23.14 N, -76 47 17.05 W  
FMV: \$89,070



Street Address: 101 W. Water St.  
Parcel ID: 39-001-119  
Lat/Long bldg dot: 41 12 20.63 N, -76 47 16.87 W  
FMV: \$81,680



Street Address: 16 N. Market St.  
Parcel ID: 39-001-124  
Lat/Long bldg dot: 41 12 23.68 N, -76 47 17.32 W  
FMV: \$81,400



Street Address: 8 N. Market St.  
Parcel ID: 39-001-120  
Lat/Long bldg dot: 41 12 22.24 N, -76 47 17.09 W  
FMV: \$125,610



Street Address: 18 N. Market St.  
Parcel ID: 39-001-125  
Lat/Long bldg dot: 41 12 24.38 N, -76 47 17.28 W  
FMV: \$76,160

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 20 N. Market St.  
Parcel ID: 39-001-126  
Lat/Long bldg dot: 41 12 24.92 N, -76 47 17.30 W  
FMV: \$74,240



Street Address: 9 N. Market St.  
Parcel ID: 39-001-216  
Lat/Long bldg dot: 41 12 22.32 N, -76 47 15.56 W  
FMV: \$80,620



Street Address: 19 N. Market St.  
Parcel ID: 39-001-212  
Lat/Long bldg dot: 41 12 23.78 N, -76 47 15.52 W  
FMV: \$67,120



Street Address: 5 N. Market St.  
Parcel ID: 39-001-217  
Lat/Long bldg dot: 41 12 21.33 N, -76 47 15.31 W  
FMV: \$175,530



Street Address: 15 N. Market St.  
Parcel ID: 39-001-213  
Lat/Long bldg dot: 41 12 23.26 N, -76 47 15.53 W  
FMV: \$59,640



Street Address: 19 W. Water St.  
Parcel ID: 39-001-220  
Lat/Long bldg dot: 41 12 20.43 N, -76 47 13.78 W  
FMV: \$66,720



Street Address: 13 N. Market St.  
Parcel ID: 39-001-215  
Lat/Long bldg dot: 41 12 22.91 N, -76 47 15.52 W  
FMV: \$79,020



Street Address: 13 W. Water St.  
Parcel ID: 39-001-222  
Lat/Long bldg dot: 41 12 20.34 N, -76 47 13.14 W  
FMV: \$44,130



Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 11 W. Water St.  
Parcel ID: 39-001-223  
Lat/Long bldg dot: 41 12 20.29 N, -76 47 12.73 W  
FMV: \$106,460



Street Address: 26 N. Main St.  
Parcel ID: 39-001-230  
Lat/Long bldg dot: 41 12 22.70 N, -76 47 11.34 W  
FMV: \$146,870



Street Address: 4 N. Main St.  
Parcel ID: 39-001-224  
Lat/Long bldg dot: 41 12 20.26 N, -76 47 11.48 W  
FMV: \$459,000



Street Address: 28 N. Main St.  
Parcel ID: 39-001-231  
Lat/Long bldg dot: 41 12 23.47 N, -76 47 11.39 W  
FMV: \$179,940



Street Address: 16 N. Main St.  
Parcel ID: 39-001-228  
Lat/Long bldg dot: 41 12 21.12 N, -76 47 11.17 W  
FMV: \$79,360



Street Address: 30 N. Main St.  
Parcel ID: 39-001-232  
Lat/Long bldg dot: 41 12 23.96 N, -76 47 11.48 W  
FMV: \$121,840



Street Address: 18 N. Main St.  
Parcel ID: 39-001-229  
Lat/Long bldg dot: 41 12 21.65 N, -76 47 11.13 W  
FMV: \$258,670



Street Address: 34 N. Main St.  
Parcel ID: 39-001-233  
Lat/Long bldg dot: 41 12 24.99 N, -76 47 11.68 W  
FMV: \$167,360

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 42 N. Main St.  
Parcel ID: 39-001-234  
Lat/Long bldg dot: 41 12 26.09 N, -76 47 11.49 W  
FMV: \$152,340  
1<sup>st</sup> floor elevation (ft): 489.0  
Lowest grade elevation (ft): 492.7



Street Address: 213 N. Main St.  
Parcel ID: 39-002-201  
Lat/Long bldg dot: 41 12 34.45 N, -76 47 9.76 W  
FMV: \$226,520



Street Address: 119 Noble Alley  
Parcel ID: 39-001-600  
Lat/Long bldg dot: 41 12 22.14 N, -76 47 20.86 W  
FMV: \$71,320



Street Address: 211 N. Main St.  
Parcel ID: 39-002-202  
Lat/Long bldg dot: 41 12 33.40 N, -76 47 9.83 W  
FMV: \$60,260



Street Address: 12 V.F.W. Alley  
Parcel ID: 39-001-601  
Lat/Long bldg dot: 41 12 23.36 N, -76 47 20.40 W  
FMV: \$175,600



Street Address: 209 N. Main St.  
Parcel ID: 39-002-203  
Lat/Long bldg dot: 41 12 32.91 N, -76 47 9.93 W  
FMV: \$53,480



Street Address: 207 N. Main St.  
Parcel ID: 39-002-204  
Lat/Long bldg dot: 41 12 32.46 N, -76 47 9.92 W  
FMV: \$60,080

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 205 N. Main St.  
Parcel ID: 39-002-205  
Lat/Long bldg dot: 41 12 32.15 N, -76 47 9.82 W  
FMV: \$68,520



Street Address: 109 N. Main St.  
Parcel ID: 39-002-209  
Lat/Long bldg dot: 41 12 30.10 N, -76 47 9.73 W  
FMV: \$22,360



Street Address: 203 N. Main St.  
Parcel ID: 39-002-206  
Lat/Long bldg dot: 41 12 31.83 N, -76 47 9.78 W  
FMV: \$43,130



Street Address: 107 N. Main St.  
Parcel ID: 39-002-210  
Lat/Long bldg dot: 41 12 29.24 N, -76 47 8.38 W  
FMV: \$25,940



Street Address: 201 N. Market St.  
Parcel ID: 39-002-207  
Lat/Long bldg dot: 41 12 31.21 N, -76 47 9.71 W  
FMV: \$131,110



Street Address: 103 N. Main St.  
Parcel ID: 39-002-211  
Lat/Long bldg dot: 41 12 28.49 N, -76 47 9.74 W  
FMV: \$23,440



Street Address: 111 N. Main St.  
Parcel ID: 39-002-208  
Lat/Long bldg dot: 41 12 30.84 N, -76 47 9.70 W  
FMV: \$72,770



Street Address: 101 N. Main St.  
Parcel ID: 39-002-212  
Lat/Long bldg dot: 41 12 27.69 N, -76 47 9.41 W  
FMV: \$111,300



Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 41 N. Main St.  
Parcel ID: 39-002-214  
Lat/Long bldg dot: 41 12 25.97 N, -76 47 10.07 W  
FMV: \$81,260



Street Address: 23 N. Main St.  
Parcel ID: 39-002-222  
Lat/Long bldg dot: 41 12 21.89 N, -76 47 9.62 W  
FMV: \$153,890



Street Address: 35 N. Main St.  
Parcel ID: 39-002-219  
Lat/Long bldg dot: 41 12 23.45 N, -76 47 9.62 W  
FMV: \$298,440



Street Address: 21 N. Main St.  
Parcel ID: 39-002-223  
Lat/Long bldg dot: 41 12 21.45 N, -76 47 9.75 W  
FMV: \$42,240



Street Address: 27 N. Main St.  
Parcel ID: 39-002-220  
Lat/Long bldg dot: 41 12 22.84 N, -76 47 9.79 W  
FMV: \$75,550



Street Address: 9 N. Main St.  
Parcel ID: 39-002-226  
Lat/Long bldg dot: 41 12 20.67 N, -76 47 9.24 W  
FMV: \$110,060



Street Address: 15 Noble Alley  
Parcel ID: 39-002-221  
Lat/Long bldg dot: 41 12 22.46 N, -76 47 8.23 W  
FMV: \$145,510



Street Address: 7 N. Main St.  
Parcel ID: 39-002-227  
Lat/Long bldg dot: 41 12 20.37 N, -76 47 9.33 W  
FMV: \$66,700

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain  
FMV: \$85,320



Street Address: 1 N. Main St.  
Parcel ID: 39-002-228  
Lat/Long bldg dot: 41 12 20.09 N, -76 47 9.23 W  
FMV: \$95,990



Street Address: 23 E. Water St.  
Parcel ID: 39-002-233  
Lat/Long bldg dot: 41 12 20.58 N, -76 47 5.67 W  
FMV: \$51,090



Street Address: 15 E. Water St.  
Parcel ID: 39-002-229  
Lat/Long bldg dot: 41 12 20.23 N, -76 47 8.20 W  
FMV: \$77,890



Street Address: 26 Noble Alley  
Parcel ID: 39-002-234  
Lat/Long bldg dot: 41 12 21.84 N, -76 47 7.06 W  
FMV: \$206,880



Street Address: 17 E. Water St.  
Parcel ID: 39-002-230  
Lat/Long bldg dot: 41 12 20.57 N, -76 47 7.21 W  
FMV: \$91,140



Street Address: 18 N. Washington St.  
Parcel ID: 39-002-238  
Lat/Long bldg dot: 41 12 24.11 N, -76 47 6.16 W  
FMV: \$54,400  
1<sup>st</sup> floor elevation (ft): 490.9  
Lowest grade elevation (ft): 494.9



Street Address: 19 E. Water St.  
Parcel ID: 39-002-231  
Lat/Long bldg dot: 41 12 20.64 N, -76 47 6.45 W



Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 20 N. Washington St.  
Parcel ID: 39-002-239  
Lat/Long bldg dot: 41 12 24.70 N, -76 47 6.20 W  
FMV: \$63,720  
1<sup>st</sup> floor elevation (ft): 491.2  
Lowest grade elevation (ft): 495.4



Street Address: 104 N. Washington St.  
Parcel ID: 39-002-244  
Lat/Long bldg dot: 41 12 27.08 N, -76 47 6.34 W  
FMV: \$84,270



Street Address: 22 N. Washington St.  
Parcel ID: 39-002-240  
Lat/Long bldg dot: 41 12 25.22 N, -76 47 6.23 W  
FMV: \$81,880  
1<sup>st</sup> floor elevation (ft): 491.2  
Lowest grade elevation (ft): 495.5



Street Address: 106 N. Washington St.  
Parcel ID: 39-002-245  
Lat/Long bldg dot: 41 12 27.89 N, -76 47 6.71 W  
FMV: \$90,530



Street Address: 27 Green Alley  
Parcel ID: 39-002-242  
Lat/Long bldg dot: 41 12 26.05 N, -76 47 7.43 W  
FMV: \$23,630



Street Address: 108 N. Washington St.  
Parcel ID: 39-0002-246  
Lat/Long bldg dot: 41 12 28.28 N, -76 47 6.70 W  
FMV: \$76,320



Street Address: 105 E. Mechanic St.  
Parcel ID: 39-002-301  
Lat/Long bldg dot: 41 12 38.19 N, -76 47 4.03 W  
FMV: \$87,120

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 107 E. Mechanic St.  
Parcel ID: 39-002-302  
Lat/Long bldg dot: 41 12 38.24 N, -76 47 3.28 W  
FMV: \$42,660



Street Address: 9 N. Washington St.  
Parcel ID: 39-002-506  
Lat/Long bldg dot: 41 12 21.14 N, -76 47 4.08 W  
FMV: \$355,500



Street Address: 17 N. Washington St.  
Parcel ID: 39-002-501  
Lat/Long bldg dot: 41 12 24.47 N, -76 47 4.79 W  
FMV: \$78,830



Street Address: 121 E. Water St.  
Parcel ID: 39-002-512  
Lat/Long bldg dot: 41 12 23.26 N, -76 46 57.86 W  
FMV: \$104,410



Street Address: 15 N. Washington St.  
Parcel ID: 39-002-502  
Lat/Long bldg dot: 41 12 23.88 N, -76 47 4.57 W  
FMV: \$83,580



Street Address: 123 E. Water St.  
Parcel ID: 39-002-513  
Lat/Long bldg dot: 41 12 23.48 N, -76 46 57.11 W  
FMV: \$72,720



Street Address: 7 N. Washington St.  
Parcel ID: 39-002-505  
Lat/Long bldg dot: 41 12 22.27 N, -76 47 3.95 W  
FMV: \$525,730



Street Address: 125 E. Water St.  
Parcel ID: 39-002-514  
Lat/Long bldg dot: 41 12 23.74 N, -76 46 56.59 W  
FMV: \$101,980

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: E. Water St.  
Parcel ID: 39-002-515  
Lat/Long bldg dot: 41 12 23.98 N, -76 46 56.00 W  
FMV: \$14,660



Street Address: 137 E. Water St.  
Parcel ID: 39-002-519  
Lat/Long bldg dot: 41 12 25.10 N, -76 46 53.05 W  
FMV: \$87,690



Street Address: 131 E. Water St.  
Parcel ID: 39-002-516  
Lat/Long bldg dot: 41 12 24.38 N, -76 46 54.91 W  
FMV: \$96,710



Street Address: 139 E. Water St.  
Parcel ID: 39-002-520  
Lat/Long bldg dot: 41 12 25.28 N, -76 46 52.52 W  
FMV: \$68,220



Street Address: 133 E. Water St.  
Parcel ID: 39-002-517  
Lat/Long bldg dot: 41 12 24.68 N, -76 46 54.15 W  
FMV: \$89,600



Street Address: 141 E. Water St.  
Parcel ID: 39-002-521  
Lat/Long bldg dot: 41 12 25.58 N, -76 46 51.64 W  
FMV: \$80,530



Street Address: 135 E. Water St.  
Parcel ID: 39-002-518  
Lat/Long bldg dot: 41 12 24.86 N, -76 46 53.57 W  
FMV: \$89,600



Street Address: 143 E. Water St.  
Parcel ID: 39-002-522  
Lat/Long bldg dot: 41 12 25.70 N, -76 46 51.32 W  
FMV: \$64,750



Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 145 E. Water St.  
Parcel ID: 39-002-523  
Lat/Long bldg dot: 41 12 26.03 N, -76 46 50.50 W  
FMV: \$75,990



Street Address: 155 E. Water St.  
Parcel ID: 39-002-527  
Lat/Long bldg dot: 41 12 27.19 N, -76 46 47.38 W  
FMV: \$95,240



Street Address: 149 E. Water St.  
Parcel ID: 39-002-524  
Lat/Long bldg dot: 41 12 26.46 N, -76 47 49.31 W  
FMV: \$63,090



Street Address: 157 E. Water St.  
Parcel ID: 39-002-528  
Lat/Long bldg dot: 41 12 27.47 N, -76 46 46.98 W  
FMV: \$60,540



Street Address: 149 E. Water St.  
Parcel ID: 39-002-524.A  
Lat/Long bldg dot: 41 12 26.20 N, -76 46 50.02 W  
FMV: \$93,980



Street Address: 159 E. Water St.  
Parcel ID: 39-002-529  
Lat/Long bldg dot: 41 12 27.50 N, -76 46 46.28 W  
FMV: \$52,610



Street Address: 151 E. Water St.  
Parcel ID: 39-002-525  
Lat/Long bldg dot: 41 12 26.60 N, -76 46 48.78 W  
FMV: \$77,610



Street Address: 161 E. Water St.  
Parcel ID: 39-002-530  
Lat/Long bldg dot: 41 12 27.71 N, -76 46 45.62 W  
FMV: \$72,590



Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 60 Green St.  
Parcel ID: 39-002-531  
Lat/Long bldg dot: 41 12 30.49 N, -76 46 46.25 W  
FMV: \$96,960



Street Address: 52 Green St.  
Parcel ID: 39-002-535  
Lat/Long bldg dot: 41 12 29.56 N, -76 46 49.73 W  
FMV: \$62,280



Street Address: 58 Green St.  
Parcel ID: 39-002-532  
Lat/Long bldg dot: 41 12 30.15 N, -76 46 47.74 W  
FMV: \$58,480



Street Address: 50 Green St.  
Parcel ID: 39-002-536  
Lat/Long bldg dot: 41 12 29.21 N, -76 46 50.28 W  
FMV: \$64,250



Street Address: 56 Green St.  
Parcel ID: 39-002-533  
Lat/Long bldg dot: 41 12 30.00 N, -76 46 48.51 W  
FMV: \$65,700



Street Address: 48 Green St.  
Parcel ID: 39-002-537  
Lat/Long bldg dot: 41 12 29.01 N, -76 46 50.95 W  
FMV: \$55,960



Street Address: 54 Green St.  
Parcel ID: 39-002-534  
Lat/Long bldg dot: 41 12 29.78 N, -76 46 49.14 W  
FMV: \$77,640



Street Address: 46 Green St.  
Parcel ID: 39-002-538  
Lat/Long bldg dot: 41 12 28.87 N, -76 46 51.48 W  
FMV: \$57,730

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 44 Green St.  
Parcel ID: 39-002-539  
Lat/Long bldg dot: 41 12 28.39 N, -76 46 51.92 W  
FMV: \$74,010



Street Address: 36 Green St.  
Parcel ID: 39-002-543  
Lat/Long bldg dot: 41 12 27.60 N, -76 46 54.44 W  
FMV: \$58,710



Street Address: 42 Green St.  
Parcel ID: 39-002-540  
Lat/Long bldg dot: 41 12 28.17 N, -76 46 52.90 W  
FMV: \$50,490



Street Address: 34 Green St.  
Parcel ID: 39-002-544  
Lat/Long bldg dot: 41 12 27.31 N, -76 46 55.20 W  
FMV: \$77,770



Street Address: 40 Green St.  
Parcel ID: 39-002-541  
Lat/Long bldg dot: 41 12 28.00 N, -76 46 53.48 W  
FMV: \$76,130



Street Address: 32 Green St.  
Parcel ID: 39-002-545  
Lat/Long bldg dot: 41 12 27.06 N, -76 46 55.90 W  
FMV: \$92,430



Street Address: 38 Green St.  
Parcel ID: 39-002-542  
Lat/Long bldg dot: 41 12 27.80 N, -76 46 53.95 W  
FMV: \$71,910



Street Address: 30 Green St.  
Parcel ID: 39-002-546  
Lat/Long bldg dot: 41 12 26.79 N, -76 46 56.60 W  
FMV: \$76,840

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 26 Green St.  
Parcel ID: 39-002-548  
Lat/Long bldg dot: 41 12 26.17 N, -76 46 57.89 W  
FMV: \$74,690



Street Address: 24 Green St.  
Parcel ID: 39-002-549  
Lat/Long bldg dot: 41 12 26.06 N, -76 46 58.47 W  
FMV: \$60,590



Street Address: 132 E. Mechanic St.  
Parcel ID: 39-002-601  
Lat/Long bldg dot: 41 12 38.46 N, -76 46 54.45 W  
FMV: \$85,240  
1<sup>st</sup> floor elevation (ft): 489.8  
Lowest grade elevation (ft): 493.1



Street Address: 128 E. Mechanic St.  
Parcel ID: 39-002-602  
Lat/Long bldg dot: 41 12 38.37 N, -76 46 55.48 W  
FMV: \$95,080



Street Address: 124 E. Mechanic St.  
Parcel ID: 39-002-604  
Lat/Long bldg dot: 41 12 38.12 N, -76 46 57.10 W  
FMV: \$89,690



Street Address: 120 Mechanic St.  
Parcel ID: 39-002-606  
Lat/Long bldg dot: 41 12 37.98 N, -76 46 58.36 W  
FMV: \$83,360  
1<sup>st</sup> floor elevation (ft): 486.8  
Lowest grade elevation (ft): 492.8



Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 116 E. Mechanic St.  
Parcel ID: 39-002-607  
Lat/Long bldg dot: 41 12 37.85 N, -76 46 59.76 W  
FMV: \$65,890



Street Address: 133 Division St.  
Parcel ID: 39-002-611  
Lat/Long bldg dot: 41 12 35.54 N, -76 46 59.93 W  
FMV: \$82,460



Street Address: 114 E. Mechanic St.  
Parcel ID: 39-002-608  
Lat/Long bldg dot: 41 12 37.60 N, -76 47 0.33 W  
FMV: \$50,990



Street Address: 107 Division St.  
Parcel ID: 39-002-618  
Lat/Long bldg dot: 41 12 29.58 N, -76 46 58.20 W  
FMV: \$93,130



Street Address: 112 E. Mechanic St.  
Parcel ID: 39-002-609  
Lat/Long bldg dot: 41 12 37.53 N, -76 47 0.95 W  
FMV: \$69,430



Street Address: 25 Green St.  
Parcel ID: 39-002-619  
Lat/Long bldg dot: 41 12 27.61 N, -76 46 57.71 W  
FMV: \$80,370



Street Address: 135 Division St.  
Parcel ID: 39-002-610  
Lat/Long bldg dot: 41 12 35.99 N, -76 46 59.69 W  
FMV: \$76,900



Street Address: 31 Green St.  
Parcel ID: 39-002-620  
Lat/Long bldg dot: 41 12 27.96 N, -76 46 56.63 W  
FMV: \$114,960



Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 33 Green St.  
Parcel ID: 39-002-621  
Lat/Long bldg dot: 41 12 28.28 N, -76 46 55.86 W  
FMV: \$67,320  
1<sup>st</sup> floor elevation (ft): 492.7  
Lowest grade elevation (ft): 497.7



Street Address: 39 Green St.  
Parcel ID: 39-002-624  
Lat/Long bldg dot: 41 12 28.95 N, -76 46 54.06 W  
FMV: \$72,300



Street Address: 35 Green St.  
Parcel ID: 39-002-622  
Lat/Long bldg dot: 41 12 28.53 N, -76 46 55.21 W  
FMV: \$90,320



Street Address: 41 Green St.  
Parcel ID: 39-002-625  
Lat/Long bldg dot: 41 12 29.12 N, -76 46 53.41 W  
FMV: \$83,400



Street Address: 37 Green St.  
Parcel ID: 39-002-623  
Lat/Long bldg dot: 41 12 28.81 N, -76 46 54.54 W  
FMV: \$69,450



Street Address: 45 Green St.  
Parcel ID: 39-002-627  
Lat/Long bldg dot: 41 12 29.68 N, -76 46 52.20 W  
FMV: \$73,730



Street Address: 47 Green St.  
Parcel ID: 39-002-628  
Lat/Long bldg dot: 41 12 29.88 N, -76 46 51.62 W  
FMV: \$73,620

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 51 Green St.  
Parcel ID: 39-002-629  
Lat/Long bldg dot: 41 12 30.30 N, -76 46 50.67 W  
FMV: \$89,010



Street Address: 61 Green St.  
Parcel ID: 39-002-634  
Lat/Long bldg dot: 41 12 31.67 N, -76 46 47.64 W  
FMV: \$91,920



Street Address: 55 Green St.  
Parcel ID: 39-002-631  
Lat/Long bldg dot: 41 12 30.84 N, -76 46 49.18 W  
FMV: \$76,070



Street Address: 144 E. Mechanic St.  
Parcel ID: 39-002-700  
Lat/Long bldg dot: 41 12 39.48 N, -76 46 50.41 W  
FMV: \$90,310



Street Address: 57 Green St.  
Parcel ID: 39-002-632  
Lat/Long bldg dot: 41 12 31.16 N, -76 46 48.71 W  
FMV: \$70,490



Street Address: 134 Lawn St.  
Parcel ID: 39-002-705  
Lat/Long bldg dot: 41 12 37.25 N, -76 46 52.71 W  
FMV: \$73,270



Street Address: 59 Green St.  
Parcel ID: 39-002-633  
Lat/Long bldg dot: 41 12 31.29 N, -76 46 48.09 W  
FMV: \$50,820



Street Address: 220 Chestnut St.  
Parcel ID: 39-002-721  
Lat/Long bldg dot: 41 12 38.30 N, -76 46 49.89 W  
FMV: \$53,230

Project: PP10  
(MUNCY BOR RET 0001-0003) Flood Fringe/General Floodplain



Street Address: 200 Chestnut St.

Parcel ID: 39-002-804

Lat/Long bldg dot: 41 12 33.77 N, -76 46 48.53 W

FMV: \$102,710

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP11 (PICTURE ROCKS RET 001)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Bill Dorman  
**TITLE:** Hazard Red Planner/ Borough Secretary  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA  
**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Maps 62-63) and Photo Pages

**Elevation** unknown                      **certificate** N  
**Flood Insurance** unknown              **Date of verification**

## BRIEF DESCRIPTION OF PROJECT:

*This project would involve retrofitting flood prone residences and businesses in the Borough of Picture Rocks. These flood prone structures would have utility or structure elevation to raise all utilities above the Base Flood Elevation. Decision on which alternative to implement for each structure would be based on the most cost effective means for damage reduction. The project would draw from a pool of eligible properties that includes 9 floodway homes. The properties would be included upon receipt of an application. It is estimated that 50% of the property owners would apply and follow through to complete the project.*

**Estimated Project Cost:** \$125,000

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*These homes are located in the Borough of Picture Rocks on Muncy Creek. This project would reduce damages to the most expensive house systems and allow property owners to evacuate more promptly without concern about moving appliances above expected flood levels.*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD/partially property owner

**COMMUNITY RANKING SCORE:** Picture Rocks Priority 1; Countywide priority 2:11



Project: PP11  
(PICTURE ROCKS RET 001)



Street Address: 380 S. Main St.  
Parcel ID: 46-001-100  
Lat/Long bldg dot: 41 16 17.06 N, -76 42 50.52 W  
FMV: \$120,290



Street Address: 108 S. Main St.  
Parcel ID: 46-001-209  
Lat/Long bldg dot: 41 16 33.66 N, -76 42 48.11 W  
FMV: 41,780



Street Address: 146 S. Main St.  
Parcel ID: 46-001-205  
Lat/Long bldg dot: 41 16 31.72 n, -76 72 48.06 W  
FMV: 70,980



Street Address: 107 S. Main St.  
Parcel ID: 46-001-300  
Lat/Long bldg dot: 41 16 34.66 N, -76 42 46.04 W  
FMV: 105,860



Street Address: 134 S. Main St.  
Parcel ID: 46-001-207  
Lat/Long bldg dot: 41 16 32.27 N, -76 42 48.09 W  
FMV: 68,140



Street Address: 11 S. Main St.  
Parcel ID: 46-002-101  
Lat/Long bldg dot: 41 16 39.21 N, -76 42 46.56 W  
FMV: \$56,530



Street Address: 122 S. Main St.  
Parcel ID: 46-001-208  
Lat/Long bldg dot: 41 16 32.71 N, -76 42 48.11 W  
FMV: 95,560



Street Address: 20 Center St.  
Parcel ID: 46-002-102  
Lat/Long bldg dot: 41 16 40.08 N, -76 42 45.83 W  
FMV: \$86,440

Project: PP11  
(PICTURE ROCKS RET 001)



Street Address: 30 S. Main St.

Parcel ID: 46-002-802

Lat/Long bldg dot: 41 16 43.00 N, -76 42 58.06 W

FMV: \$678,300

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP12 (UPPER FAIRFIELD RET 0001)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Luke Lunt  
**TITLE:** Hazard Red Planner/ Township Supervisor  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA  
**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Maps 64-70) and Photo Pages

**Elevation** unknown                      **certificate** N  
**Flood Insurance** unknown              **Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

*This project would involve retrofitting utilities in up to 5 residential structures in the floodway and 13 in the floodway fringe of Loyalsock Creek. These flood prone structures would have utility or structure elevation to raise all utilities above the Base Flood Elevation. Decision on which alternative to implement would be based on the most cost effective means for damage reduction.*

**Estimated Project Cost:** \$ 225,000

*(It is estimated that about 50% of the designated property owners would voluntarily apply, provide a portion of the local share and follow through with the program.)*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD; in part from property owner

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*This project would reduce damages to the most expensive house systems and allow property owners to evacuate more promptly without concern about moving appliances above expected flood levels.*

**COMMUNITY RANKING SCORE:** Upper Fairfield 2/Countywide Priority 2:12

Project: PP12  
(UPPER FAIRFIELD RET 0001) Floodway

Street Address:

Parcel ID: 56-311-134.A

Lat/Long bldg dot: 41 17 55.91 N, -76 54 40.29 W

FMV: \$18,830



Street Address: Rt. 87 Hwy.

Parcel ID: 56-311-136

Lat/Long bldg dot: 41 18 0.12 N, -76 54 40.47 W

FMV: \$16,010



Street Address: 503 Cold Springs Rd.

Parcel ID: 56-311-149

Lat/Long bldg dot: 41 18 23.59 N, -76 54 57.22 W

FMV: \$58,360



Street Address: 390 Keebler Farm Rd.

Parcel ID: 56-311-150

Lat/Long bldg dot: 41 18 24.70 N, -76 54 58.51 W

FMV: \$92,020



Street Address: 394 Keebler Farm Rd.

Parcel ID: 56-311-152

Lat/Long bldg dot: 41 18 26.56 N, -76 54 0.92 W

FMV: \$64,370



Street Address: 416 Horn Rd.

Parcel ID: 56-311-158.A

Lat/Long bldg dot: 41 18 44.77 N, -76 54 56.43 W

FMV: \$41,630



Project: PP12  
(UPPER FAIRFIELD RET 0001) Flood Fringe/General Floodplain



Street Address: 4752 Rt. 87 Hwy.  
Parcel ID: 56-291-126  
Lat/Long bldg dot: 41 19 43.82 N, -76 54 44.30 W  
FMV: \$87,120



Street Address: 2435 Rt. 87 Hwy.  
Parcel ID: 56-311-130  
Lat/Long bldg dot: 41 17 49.73 N, -76 54 24.20 W  
FMV:



Street Address: 5066 Rt. 87 Hwy.  
Parcel ID: 56-291-128.A  
Lat/Long bldg dot: 41 19 58.41 N, -76 54 51.27 W  
FMV: \$114,370



Street Address: 2614 Rt. 87 Hwy.  
Parcel ID: 56-311-130.A  
Lat/Long bldg dot: 41 17 55.76 N, -76 54 23.48 W  
FMV: \$150,900



Street Address: 5082 Rt. 87 Hwy.  
Parcel ID: 56-291-129  
Lat/Long bldg dot: 41 19 59.51 N, -76 54 51.49 W  
FMV: \$106,330



Street Address: 51 Burns Lane  
Parcel ID: 56-311-131  
Lat/Long bldg dot: 41 17 53.94 N, -76 54 27.72 W  
FMV: \$106,660



Street Address: 5083 Rt. 87 Hwy.  
Parcel ID: 56-291-131.A  
Lat/Long bldg dot: 41 20 1.79 N, -76 54 52.73 W  
FMV: \$142,440



Street Address: 31 Burns Lane  
Parcel ID: 56-311-131.A  
Lat/Long bldg dot: 41 17 52.76 N, -76 54 27.42 W  
FMV: \$34,020

Project: PP12  
(UPPER FAIRFIELD RET 0001) Flood Fringe/General Floodplain



Street Address: 415 Scott Lane  
Parcel ID: 56-331-108  
Lat/Long bldg dot: 41 17 35.93 N, -76 54 33.15 W  
FMV:

Street Address: 127 Burns Lane  
Parcel ID: 56-311-132  
Lat/Long bldg dot: 41 17 57.02 N, -76 54 31.04 W  
FMV: \$74,500



Street Address: 2785 Rt. 87 Hwy.  
Parcel ID: 56-311-137  
Lat/Long bldg dot: 41 18 1.81 N, -76 54 35.03 W  
FMV: \$117,340



Street Address: 2807 Rt. 87 Hwy.  
Parcel ID: 56-311-138  
Lat/Long bldg dot: 41 18 3.05 N, -76 54 35.73 W  
FMV: \$105,630



Street Address: 2875 Rt. 87 Hwy.  
Parcel ID: 56-311-143.01  
Lat/Long bldg dot: 41 18 8.45 N, -76 54 36.46 W  
FMV: \$217,730

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP13 (MUNCY CREEK RET 0001)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Cindy Newcomer  
**TITLE:** Hazard Red Planner/ Township Secretary  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA

**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Maps 71-98) and Photo Pages

**Elevation** unknown

**certificate** partial

**Flood Insurance** unknown

**Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

*This project would involve retrofitting utilities in an eligibility pool of 52 residential and commercial structures in the floodway and 133 residential and commercial structures in the flood fringe of Muncy Creek. These flood prone structures would have utility or structure elevation to raise all utilities above the Base Flood Elevation. Decision on which alternative to implement would be based on the most cost effective means for damage reduction.*

**Estimated Project Cost:** \$ 2,312,500 (It is estimated that there would be about 14 property owners from the 28 designated property owners that would voluntarily apply, provide a portion of the local share and follow through with the program.)

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** in part from property owner

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*This project could reduce flood losses in Muncy Creek Township.*

**COMMUNITY RANKING SCORE:** Muncy Creek Priority 1:2/Countywide Priority 2:13

Project: PP13  
(MUNCY CREEK RET 0001) Floodway



Street Address: 1578 John Brady Dr.  
Parcel ID: 40-003-219  
Lat/Long bldg dot: 41 13 19.31 N, -76 47 45.56 W  
FMV: \$75,480



Street Address: 536 Pepper St.  
Parcel ID: 40-004-600  
Lat/Long bldg dot: 41 11 52.67 N, -76 48 0.65 W  
FMV: \$53,960



Street Address: 524 Pepper St.  
Parcel ID: 40-004-305  
Lat/Long bldg dot: 41 11 50.26 N, -76 47 58.20 W  
FMV: \$67,100



Street Address: 544 Pepper St.  
Parcel ID: 40-004-603  
Lat/Long bldg dot: 41 11 49.83 N, -76 48 1.04 W  
FMV: \$39,870



Street Address: 527 Pepper St.  
Parcel ID: 40-004-508  
Lat/Long bldg dot: 41 11 49.19 N, -76 47 58.19 W  
FMV: \$75,130



Street Address: 528 Pepper St.  
Parcel ID: 40-004-604  
Lat/Long bldg dot: 41 11 50.09 N, -76 47 59.76 W  
FMV: \$52,240



Street Address: 74 Port Penn Rd.  
Parcel ID: 40-004-509  
Lat/Long bldg dot: 41 11 45.87 N, -76 47 57.97 W  
FMV: \$41,020



Street Address: 531 Pepper St.  
Parcel ID: 40-004-800  
Lat/Long bldg dot: 41 11 48.89 N, -76 47 59.75 W  
FMV: \$92,020



Project: PP13  
(MUNCY CREEK RET 0001) Floodway



Street Address: 549 Pepper St.  
Parcel ID: 40-004-801  
Lat/Long bldg dot: 41 11 48.58 N, -76 48 2.04 W  
FMV: \$65,070



Street Address: 562 Pepper St.  
Parcel ID: 40-004-900  
Lat/Long bldg dot: 41 11 46.43 N, -76 48 2.95 W  
FMV: \$75,080



Street Address: 561 Pepper St.  
Parcel ID: 40-004-802  
Lat/Long bldg dot: 41 11 47.10 N, -76 48 1.85 W  
FMV: \$71,720



Street Address: 560 Pepper St.  
Parcel ID: 40-004-901  
Lat/Long bldg dot: 41 11 47.15 N, -76 48 3.02 W  
FMV: \$74,810



Street Address: 563 Pepper St.  
Parcel ID: 40-004-803  
Lat/Long bldg dot: 41 11 46.60 N, -76 48 1.17 W  
FMV: \$89,920



Street Address: 570 Rear Pepper St.  
Parcel ID: 40-004-904  
Lat/Long bldg dot: 41 11 43.98 N, -76 48 4.81 W  
FMV: \$88,700



Street Address: 567 Pepper St.  
Parcel ID: 40-004-804  
Lat/Long bldg dot: 41 11 44.91 N, -76 48 1.03 W  
FMV: \$77,680



Street Address: 138 Aquatic Rd.  
Parcel ID: 40-006-101  
Lat/Long bldg dot: 41 12 23.57 N, -76 47 53.06 W  
FMV: \$109,020

Project: PP13  
(MUNCY CREEK RET 0001) Floodway



Street Address: 130 Aquatic Rd.  
Parcel ID: 40-006-102  
Lat/Long bldg dot: 41 12 23.50 N, -76 47 52.41 W  
FMV: \$85,510



Street Address: 173 W. Water St.  
Parcel ID: 40-006-105.A  
Lat/Long bldg dot: 41 12 22.43 N, -76 47 40.48 W  
FMV: \$57,080



Street Address: 120 Aquatic Rd.  
Parcel ID: 40-006-103  
Lat/Long bldg dot: 41 12 23.51 N, -76 47 51.67 W  
FMV: \$104,890



Street Address: 179 W. Water St.  
Parcel ID: 40-006-110  
Lat/Long bldg dot: 41 12 22.77 N, -76 47 43.69 W  
FMV: \$61,060



Street Address: 96 Aquatic Rd.  
Parcel ID: 40-006-104  
Lat/Long bldg dot: 41 12 23.42 N, -76 47 50.03 W  
FMV: \$69,230



Street Address: 172 W. Water St.  
Parcel ID: 40-006-201  
Lat/Long bldg dot: 41 12 21.14 N, -76 47 40.47 W  
FMV: \$131,110



Street Address: 175 W. Water St.  
Parcel ID: 40-006-105  
Lat/Long bldg dot: 41 12 22.84 N, -76 47 41.81 W  
FMV: \$39,200



Street Address: Rear W. Water St.  
Parcel ID: 40-006-201.A  
Lat/Long bldg dot: 41 12 17.22 N, -76 47 39.77 W  
FMV: \$49,040



Project: PP13  
(MUNCY CREEK RET 0001) Floodway



Street Address: 161 Angletown Rd.  
Parcel ID: 40-006-203  
Lat/Long bldg dot: 41 12 13.87 N, -76 47 43.41 W  
FMV: \$877,230



Street Address: 170 Angletown Rd.  
Parcel ID: 40-006-304  
Lat/Long bldg dot: 41 12 13.50 N, -76 47 46.09 W  
FMV: \$62,040



Street Address: 199 Angletown Rd.  
Parcel ID: 40-006-204  
Lat/Long bldg dot: 41 12 11.79 N, -76 47 45.19 W  
FMV: \$104,630



Street Address: 144 Angletown Rd.  
Parcel ID: 40-006-307  
Lat/Long bldg dot: 41 12 14.84 N, -76 47 45.96 W  
FMV: \$59,070



Street Address: 190 Angletown Rd.  
Parcel ID: 40-006-302.A  
Lat/Long bldg dot: 41 12 12.91 N, -76 47 48.39 W  
FMV: \$78,960



Street Address: 114 Angletown Rd.  
Parcel ID: 40-006-308  
Lat/Long bldg dot: 41 12 16.47 N, -76 47 45.72 W  
FMV: \$61,610



Street Address: 168 Angletown Rd.  
Parcel ID: 40-006-303  
Lat/Long bldg dot: 41 12 13.80 N, -76 47 49.63 W  
FMV: \$74,730



Street Address: 32 Angletown Rd.  
Parcel ID: 40-006-309  
Lat/Long bldg dot: 41 12 20.72 N, -76 47 45.28 W  
FMV: \$59,030

Project: PP13  
(MUNCY CREEK RET 0001) Floodway



Street Address: 2926 Rt. 405 Hwy.  
Parcel ID: 40-373-105  
Lat/Long bldg dot: 41 12 45.56 N, -76 45 26.87 W  
FMV: \$126,690



Street Address: 416 N. Main St.  
Parcel ID: 40-373-150  
Lat/Long bldg dot: 41 12 44.82 N, -76 47 11.69 W  
FMV: \$36,030



Street Address: 501 N. Main St.  
Parcel ID: 40-373-141  
Lat/Long bldg dot: 41 13 6.99 N, -76 47 4.58 W  
FMV: \$114,380



Street Address: 430 N. Main St.  
Parcel ID: 40-373-153.A  
Lat/Long bldg dot: 41 12 47.31 N, -76 47 11.60 W  
FMV: \$115,400



Street Address: 421 N. Main St.  
Parcel ID: 40-373-147  
Lat/Long bldg dot: 41 12 46.16 N, -76 47 9.49 W  
FMV: \$99,630



Street Address: 420 N. Main St.  
Parcel ID: 40-373-153.B  
Lat/Long bldg dot: 41 12 46.25 N, -76 47 11.32 W  
FMV: \$16,050



Street Address: 415 N. Main St.  
Parcel ID: 40-373-148  
Lat/Long bldg dot: 41 12 43.90 N, -76 47 7.65 W  
FMV: \$66,070



Street Address: 440 N. Main St.  
Parcel ID: 40-373-154  
Lat/Long bldg dot: 41 12 49.03 N, -76 47 11.22 W  
FMV: \$85,000



Project: PP13  
(MUNCY CREEK RET 0001) Floodway



Street Address: 460 N. Main St.  
Parcel ID: 40-373-155.A  
Lat/Long bldg dot: 41 12 42.45 N, -76 47 11.34 W  
FMV: \$117,790



Street Address: 50 Angletown Rd.  
Parcel ID: 40-393-161  
Lat/Long bldg dot: 41 12 19.86 N, -76 47 45.92 W  
FMV: \$66,360



Street Address: 2919 Rt. 405 Hwy.  
Parcel ID: 40-393-100  
Lat/Long bldg dot: 41 12 40.99 N, -76 45 19.60 W  
FMV: \$51,340



Street Address: 210 Aquatic Rd.  
Parcel ID: 40-393-161.B  
Lat/Long bldg dot: 41 12 24.20 N, -76 47 57.71 W  
FMV: \$123,130



Street Address: Rt. 405 Hwy.  
Parcel ID: 40-393-102  
Lat/Long bldg dot: 41 12 42.82 N, -76 45 29.96 W  
FMV: \$116,500



Street Address: 195 Aquatic Rd.  
Parcel ID: 40-393-164  
Lat/Long bldg dot: 41 12 22.51 N, -76 47 57.16 W  
FMV: \$106,240



Street Address: 3060 Rt. 405 Hwy.  
Parcel ID: 40-393-103  
Lat/Long bldg dot: 41 12 43.35 N, -76 45 32.69 W  
FMV: \$227,700



Street Address: 585 Pepper St.  
Parcel ID: 40-393-166  
Lat/Long bldg dot: 41 11 36.95 N, -76 48 8.59 W  
FMV: \$189,110

Project: PP13  
(MUNCY CREEK RET 0001) Floodway



Street Address: 4296 Rt. 442 Hwy.  
Parcel ID: 40-394-110  
Lat/Long bldg dot: 41 10 43.44 N, -76 41 40.11 W  
FMV: \$89,340



Street Address: 855 Turkey Bottom Rd.  
Parcel ID: 40-394-115  
Lat/Long bldg dot: 41 10 59.39 N, -76 42 23.75 W  
FMV: \$106,550



Street Address: 349 Turkey Bottom Rd.  
Parcel ID: 40-394-118  
Lat/Long bldg dot: 41 11 16.87 N, -76 42 47.98 W  
FMV: \$111,900



Street Address: 10716 Rt. 405 Hwy.  
Parcel ID: 40-412-158  
Lat/Long bldg dot: 41 9 47.00 N, -76 52 14.24 W  
FMV: \$134,720

Project: PP13  
(MUNCY CREEK RET 0001) Flood Fringe/General Floodplain



Street Address: 18 Buck St.  
Parcel ID: 40-001-100  
Lat/Long bldg dot: 41 11 56.69 N, -76 43 49.76 W  
FMV: \$113,270



Street Address: 215 Chestnut St.  
Parcel ID: 40-002-100  
Lat/Long bldg dot: 41 12 38.05 N, -76 46 47.80 W  
FMV: \$70,660



Street Address: 44 Buck St.  
Parcel ID: 40-001-100.A  
Lat/Long bldg dot: 41 11 55.68 N, -76 43 47.77 W  
FMV: \$85,130



Street Address: 211 Chestnut St.  
Parcel ID: 40-002-101  
Lat/Long bldg dot: 41 12 37.20 N, -76 46 47.35 W  
FMV: \$85,190



Street Address: 163 Creek Rd.  
Parcel ID: 40-001-104  
Lat/Long bldg dot: 41 11 53.44 N, -76 43 40.96 W  
FMV: \$55,580



Street Address: 205 Chestnut St.  
Parcel ID: 40-002-103  
Lat/Long bldg dot: 41 12 35.51 N, -76 46 47.41 W  
FMV: \$63,490



Street Address: 197 Creek Rd.  
Parcel ID: 40-001-104.A  
Lat/Long bldg dot: 41 11 54.24 N, -76 43 43.93 W  
FMV: \$39,140



Street Address: 203 Chestnut St.  
Parcel ID: 40-002-103.A  
Lat/Long bldg dot: 41 12 34.71 N, -76 46 47.06 W  
FMV: \$79,230



Project: PP13  
(MUNCY CREEK RET 0001) Flood Fringe/General Floodplain



Street Address: 101 Green St.  
Parcel ID: 40-002-104  
Lat/Long bldg dot: 41 12 31.94 N, -76 46 46.34 W  
FMV: \$105,140



Street Address: 170 E. Water St.  
Parcel ID: 40-002-404  
Lat/Long bldg dot: 41 12 28.20 N, -76 46 41.44 W  
FMV: \$37,830



Street Address: 103 Green St.  
Parcel ID: 40-002-105  
Lat/Long bldg dot: 41 12 32.20 N, -76 46 45.68 W  
FMV: \$66,880



Street Address: 168 E. Water St.  
Parcel ID: 40-002-405  
Lat/Long bldg dot: 41 12 28.06 N, -76 46 42.04 W  
FMV: \$45,990



Street Address: E. Water St.  
Parcel ID: 40-002-307  
Lat/Long bldg dot: 41 12 35.05 N, -76 46 29.07 W  
FMV: \$9,215,800



Street Address: 166 E. Water St.  
Parcel ID: 40-002-407  
Lat/Long bldg dot: 41 12 27.59 N, -76 46 43.08 W  
FMV: \$69,590



Street Address: 228 E. Water St.  
Parcel ID: 40-002-313  
Lat/Long bldg dot: 41 12 33.98 N, -76 46 24.31 W  
FMV: \$66,100



Street Address: 164 E. Water St.  
Parcel ID: 40-002-408  
Lat/Long bldg dot: 41 12 27.37 N, -76 46 43.57 W  
FMV: \$80,250



Project: PP13  
(MUNCY CREEK RET 0001) Flood Fringe/General Floodplain



Street Address: 162 E. Water St.  
Parcel ID: 40-002-409  
Lat/Long bldg dot: 41 12 27.09 N, -76 46 44.12 W  
FMV: \$88,130



Street Address: 213 Carpenter St.  
Parcel ID: 40-002-414  
Lat/Long bldg dot: 41 12 25.83 N, -76 46 39.34 W  
FMV: \$55,410



Street Address: 205 Carpenter St.  
Parcel ID: 40-002-411  
Lat/Long bldg dot: 41 12 25.21 N, -76 46 41.18 W  
FMV: \$45,130



Street Address: 215 Carpenter St.  
Parcel ID: 40-002-415  
Lat/Long bldg dot: 41 12 26.07 N, -76 46 38.66 W  
FMV: \$93,620



Street Address: 209 Carpenter St.  
Parcel ID: 40-002-412  
Lat/Long bldg dot: 41 12 25.35 N, -76 46 40.61 W  
FMV: \$57,320



Street Address: 217 Carpenter St.  
Parcel ID: 40-002-416  
Lat/Long bldg dot: 41 12 26.33 N, -76 46 38.06 W  
FMV: \$77,860



Street Address: 211 Carpenter St.  
Parcel ID: 40-002-413  
Lat/Long bldg dot: 41 12 25.67 N, -76 46 40.08 W  
FMV: \$58,340



Street Address: 221 Carpenter St.  
Parcel ID: 40-002-417  
Lat/Long bldg dot: 41 12 26.78 N, -76 46 36.77 W  
FMV: \$101,460

Project: PP13  
(MUNCY CREEK RET 0001) Flood Fringe/General Floodplain



Street Address: 220 E. Water St.  
Parcel ID: 40-002-500  
Lat/Long bldg dot: 41 12 33.05 N, -76 46 28.44 W  
FMV: \$71,700



Street Address: 214 Carpenter St.  
Parcel ID: 40-002-614  
Lat/Long bldg dot: 41 12 24.88 N, -76 46 38.56 W  
FMV: \$47,670



Street Address: 86 Williams St.  
Parcel ID: 40-002-608  
Lat/Long bldg dot: 41 12 26.27 N, -76 46 35.06 W  
FMV: \$110,590



Street Address: 206 Carpenter St.  
Parcel ID: 40-002-616  
Lat/Long bldg dot: 41 12 24.00 N, -76 46 40.50 W  
FMV: \$100,040



Street Address: 218 Carpenter St.  
Parcel ID: 40-002-611  
Lat/Long bldg dot: 41 12 24.80 N, -76 46 36.47 W  
FMV: \$130,900



Street Address: 204 Carpenter St.  
Parcel ID: 40-002-617  
Lat/Long bldg dot: 41 12 23.68 N, -76 46 40.99 W  
FMV: \$59,130



Street Address: 216 Carpenter St.  
Parcel ID: 40-002-613  
Lat/Long bldg dot: 41 12 25.21 N, -76 46 37.98 W  
FMV: \$55,700



Street Address: 202 Carpenter St.  
Parcel ID: 40-002-618  
Lat/Long bldg dot: 41 12 23.46 N, -76 46 42.08 W  
FMV: \$90,750

Project: PP13  
(MUNCY CREEK RET 0001) Flood Fringe/General Floodplain



Street Address: 192 Fairground St.  
Parcel ID: 40-002-854  
Lat/Long bldg dot: 41 12 25.28 N, -76 46 25.94 W  
FMV: \$301,000



Street Address: 286 Angletown Rd.  
Parcel ID: 40-004-102  
Lat/Long bldg dot: 41 12 8.63 N, -76 47 78.83 W  
FMV: \$63,630



Street Address: 1602 John Brady Dr.  
Parcel ID: 40-003-218  
Lat/Long bldg dot: 41 13 17.99 N, -76 47 43.64 W  
FMV: \$209,670



Street Address: 238 Railroad St.  
Parcel ID: 40-004-205  
Lat/Long bldg dot: 41 11 58.03 N, -76 47 49.15 W  
FMV: \$1,551,910



Street Address: 322 Angletown Rd.  
Parcel ID: 40-004-100  
Lat/Long bldg dot: 41 12 8.05 N, -76 47 51.24 W  
FMV: \$65,090

Street Address: Railroad St.  
Parcel ID: 40-004-214  
Lat/Long bldg dot: 41 11 54.95 N, -76 47 47.48 W  
FMV: \$28,000



Street Address: 240 Railroad St.  
Parcel ID: 40-004-215  
Lat/Long bldg dot: 41 11 54.33 N, -76 47 47.24 W  
FMV: \$78,440



Street Address: 296 Angletown Rd.  
Parcel ID: 40-004-101  
Lat/Long bldg dot: 41 12 8.59 N, -76 47 49.43 W  
FMV: \$48,930



Project: PP13  
(MUNCY CREEK RET 0001) Flood Fringe/General Floodplain



Street Address: 401 Pepper St.  
Parcel ID: 40-004-216  
Lat/Long bldg dot: 41 11 52.42 N, -76 47 46.61 W  
FMV: \$88,280



Street Address: 500 Rear Pepper St.  
Parcel ID: 40-004-302  
Lat/Long bldg dot: 41 11 59.90 N, -76 47 56.13 W  
FMV: \$138,880



Street Address: 403 Pepper St.  
Parcel ID: 40-004-217  
Lat/Long bldg dot: 41 11 52.41 N, -76 47 47.37 W  
FMV: \$72,720



Street Address: 502 Pepper St.  
Parcel ID: 40-004-303  
Lat/Long bldg dot: 41 11 55.49 N, -76 47 53.68 W  
FMV: \$73,160



Street Address: 407 Pepper St.  
Parcel ID: 40-004-218  
Lat/Long bldg dot: 41 11 52.05 N, -76 47 48.63 W  
FMV: \$86,450



Street Address: 520 Pepper St.  
Parcel ID: 40-004-304  
Lat/Long bldg dot: 41 11 53.22 N, -76 47 57.86 W  
FMV: \$38,380



Street Address: 409 Pepper St.  
Parcel ID: 40-004-219  
Lat/Long bldg dot: 41 11 52.05 N, -76 47 49.39 W  
FMV: \$58,560



Street Address: 516 Pepper St.  
Parcel ID: 40-004-306  
Lat/Long bldg dot: 41 11 50.56 N, -76 47 56.46 W  
FMV: \$76,160



Project: PP13  
(MUNCY CREEK RET 0001) Flood Fringe/General Floodplain



Street Address: 508 Pepper St.  
Parcel ID: 40-004-308  
Lat/Long bldg dot: 41 11 51.13 N, -76 47 53.39 W  
FMV: \$49,790



Street Address: 51 Fisher Lane  
Parcel ID: 40-004-404  
Lat/Long bldg dot: 41 11 48.57 N, -76 47 49.89 W  
FMV: \$83,180



Street Address: 506 Pepper St.  
Parcel ID: 40-004-309  
Lat/Long bldg dot: 41 11 51.41 N, -76 47 52.49 W  
FMV: \$109,550



Street Address: 71 Fisher Lane  
Parcel ID: 40-004-405  
Lat/Long bldg dot: 41 11 47.62 N, -76 47 49.90 W  
FMV: \$77,060



Street Address: 400 Pepper St.  
Parcel ID: 40-004-400  
Lat/Long bldg dot: 41 11 51.42 N, -76 47 46.11 W  
FMV: \$44,150



Street Address: 88 Heberling Rd.  
Parcel ID: 40-004-408  
Lat/Long bldg dot: 41 11 47.72 N, -76 47 45.27 W  
FMV: \$71,750



Street Address: 408 Pepper St.  
Parcel ID: 40-004-402  
Lat/Long bldg dot: 41 11 50.95 N, -76 47 49.17 W  
FMV: \$98,270



Street Address: 68 Heberling Rd.  
Parcel ID: 40-004-409  
Lat/Long bldg dot: 41 11 48.46 N, -76 47 45.20 W  
FMV: \$65,450

Project: PP13  
(MUNCY CREEK RET 0001) Flood Fringe/General Floodplain



Street Address: 46 Heberling Rd.  
Parcel ID: 40-004-410  
Lat/Long bldg dot: 41 11 49.64 N, -76 47 45.84 W  
FMV: \$80,440



Street Address: 505 Pepper St.  
Parcel ID: 40-004-501  
Lat/Long bldg dot: 41 11 50.21 N, -76 47 52.54 W  
FMV: \$68,510



Street Address: 34 Heberling Rd.  
Parcel ID: 40-004-411  
Lat/Long bldg dot: 41 11 50.20 N, -76 47 45.99 W  
FMV: \$65,340



Street Address: 507 Pepper St.  
Parcel ID: 40-004-502  
Lat/Long bldg dot: 41 11 50.14 N, -76 47 53.16 W  
FMV: \$66,170



Street Address: 266 Pepper St.  
Parcel ID: 40-004-412  
Lat/Long bldg dot: 41 11 51.72 N, -76 47 42.62 W  
FMV: \$113,840



Street Address: 509 Pepper St.  
Parcel ID: 40-004-503  
Lat/Long bldg dot: 41 11 49.81 N, -76 47 54.01 W  
FMV: \$50,130



Street Address: 13 Heberling Rd.  
Parcel ID: 40-004-413  
Lat/Long bldg dot: 41 11 51.51 N, -76 47 44.86 W  
FMV: \$51,140



Street Address: 511 Pepper St.  
Parcel ID: 40-004-504  
Lat/Long bldg dot: 41 11 49.70 N, -76 47 54.59 W  
FMV: \$88,000

Project: PP13  
(MUNCY CREEK RET 0001) Flood Fringe/General Floodplain



Street Address: 513 Pepper St.  
Parcel ID: 40-004-505  
Lat/Long bldg dot: 41 11 49.70 N, -76 47 55.49 W  
FMV: \$74,490



Street Address: 77 Port Penn Rd.  
Parcel ID: 40-004-511  
Lat/Long bldg dot: 41 11 46.01 N, -76 47 54.75 W  
FMV: \$82,060



Street Address: 515 Pepper St.  
Parcel ID: 40-004-506  
Lat/Long bldg dot: 41 11 49.42 N, -76 47 56.06 W  
FMV: \$78,900



Street Address: 229 Angletown Rd.  
Parcel ID: 40-006-205  
Lat/Long bldg dot: 41 12 10.27 N, -76 47 45.87 W  
FMV: \$54,620



Street Address: 517 Pepper St.  
Parcel ID: 40-004-507  
Lat/Long bldg dot: 41 11 49.42 N, -76 47 56.69 W  
FMV: \$73,400



Street Address: 113 Swamp Alley  
Parcel ID: 40-006-208  
Lat/Long bldg dot: 41 12 8.66 N, -76 47 40.41 W  
FMV: \$66,920



Street Address: 51 Port Penn Rd.  
Parcel ID: 40-004-510  
Lat/Long bldg dot: 41 11 47.54 N, -76 47 55.76 W  
FMV: \$110,450



Street Address: 236 Angletown Rd.  
Parcel ID: 40-006-301  
Lat/Long bldg dot: 41 12 10.28 N, -76 47 47.15 W  
FMV: \$70,130



Project: PP13  
(MUNCY CREEK RET 0001) Flood Fringe/General Floodplain



Street Address: Angletown Rd.  
Parcel ID: 40-006-302  
Lat/Long bldg dot: 41 12 10.78 N, -76 47 47.41 W  
FMV: \$11,330



Street Address: 2788 Rt. 405 Hwy.  
Parcel ID: 40-373-107  
Lat/Long bldg dot: 41 12 49.91 N, -76 45 18.26 W  
FMV: \$78,950



Street Address: 46 Chestnut St. Ext.  
Parcel ID: 40-008-113  
Lat/Long bldg dot: 41 12 41.03 N, -76 46 47.19 W  
FMV: \$55,700



Street Address: 2806 Rt. 405 Hwy.  
Parcel ID: 40-373-108  
Lat/Long bldg dot: 41 12 49.06 N, -76 45 19.66 W  
FMV: \$82,960



Street Address: 223 Chestnut St.  
Parcel ID: 40-008-114  
Lat/Long bldg dot: 41 12 40.94 N, -76 46 45.06 W  
FMV: \$40,080



Street Address: 2828 Rt. 405 Hwy.  
Parcel ID: 40-373-109  
Lat/Long bldg dot: 41 12 48.47 N, -76 45 20.94 W  
FMV: \$106,160



Street Address: 217 Chestnut St.  
Parcel ID: 40-008-115  
Lat/Long bldg dot: 41 12 38.97 N, -76 46 47.06 W  
FMV: \$91,670



Street Address: 2860 Rt. 405 Hwy.  
Parcel ID: 40-373-110  
Lat/Long bldg dot: 41 12 48.02 N, -76 45 22.13 W  
FMV: \$167,580



Project: PP13  
(MUNCY CREEK RET 0001) Flood Fringe/General Floodplain



Street Address: 2860 Rt. 405 Hwy.  
Parcel ID: 40-373-111  
Lat/Long bldg dot: 41 12 47.51 N, -76 45 22.98 W  
FMV: \$79,820



Street Address: 3360 Rt. 405 Hwy.  
Parcel ID: 40-373-125.A  
Lat/Long bldg dot: 41 12 50.99 N, -76 45 53.83 W  
FMV: \$1,733,590



Street Address: 2896 Rt. 405 Hwy.  
Parcel ID: 40-373-112  
Lat/Long bldg dot: 41 12 46.56 N, -76 45 24.97 W  
FMV: \$90,900



Street Address: 110 Shull Rd.  
Parcel ID: 40-373-126  
Lat/Long bldg dot: 41 12 47.22 N, -76 46 13.31 W  
FMV: \$48,680



Street Address: 2777 Rt. 405 Hwy.  
Parcel ID: 40-373-113  
Lat/Long bldg dot: 41 12 47.85 N, -76 45 16.90 W  
FMV: \$126,820



Street Address: 50 Griffith Rd.  
Parcel ID: 40-373-126.B  
Lat/Long bldg dot: 41 12 48.44 N, -76 45 58.95 W  
FMV: \$172,310



Street Address: 1657 Chippewa Rd.  
Parcel ID: 40-373-114  
Lat/Long bldg dot: 41 12 55.78 N, -76 45 44.96 W  
FMV: \$184,010



Street Address: 85 Griffith Rd.  
Parcel ID: 40-373-126.D  
Lat/Long bldg dot: 41 12 48.72 N, -76 46 2.71 W  
FMV: \$887,460

Project: PP13  
(MUNCY CREEK RET 0001) Flood Fringe/General Floodplain



Street Address: 267 Griffith Rd.  
Parcel ID: 40-373-126.G  
Lat/Long bldg dot: 41 12 50.82 N, -76 46 11.35 W  
FMV: \$76,650



Street Address: 437 Griffith Rd.  
Parcel ID: 40-373-131  
Lat/Long bldg dot: 41 12 49.07 N, -76 46 22.64 W  
FMV: \$180,530



Street Address: 84 Shull Rd.  
Parcel ID: 40-373-126.H  
Lat/Long bldg dot: 41 12 48.47 N, -76 46 13.63 W  
FMV: \$72,070



Street Address: 215 Shady Lane  
Parcel ID: 40-373-132.A  
Lat/Long bldg dot: 41 12 46.51 N, -76 46 32.87 W  
FMV: \$164,580



Street Address: 158 Griffith Rd.  
Parcel ID: 40-373-126.L  
Lat/Long bldg dot: 41 12 56.23 N, -76 46 3.27 W  
FMV: \$137,670



Street Address: 1089 Beacon Light Rd.  
Parcel ID: 40-373-134  
Lat/Long bldg dot: 41 13 19.56 N, -76 46 52.65 W  
FMV: \$92,040



Street Address: 140 Shull Rd.  
Parcel ID: 40-373-126.P  
Lat/Long bldg dot: 41 12 45.75 N, -76 46 12.71 W  
FMV: \$78,250



Street Address: 505 N. Main St.  
Parcel ID: 40-373-140  
Lat/Long bldg dot: 41 13 8.68 N, -76 47 5.52 W  
FMV: \$40,000

Project: PP13  
(MUNCY CREEK RET 0001) Flood Fringe/General Floodplain



Street Address: 2727 Rt. 405 Hwy.  
Parcel ID: 40-374.1-184.Y  
Lat/Long bldg dot: 41 12 48.31 N, -76 45 13.74 W  
FMV: \$159,000



Street Address: Rt. 442 Hwy.  
Parcel ID: 40-374-201.01  
Lat/Long bldg dot: 41 12 24.91 N, -76 44 35.26 W  
FMV: \$64,380



Street Address: 7 Maple Lane  
Parcel ID: 40-374-198  
Lat/Long bldg dot: 41 12 24.84 N, -76 44 34.07 W  
FMV: \$96,400



Street Address: 43 Maple Lane  
Parcel ID: 40-374-203  
Lat/Long bldg dot: 41 12 25.11 N, -76 44 31.55 W  
FMV: \$44,030



Street Address: 1227 Rt. 442 Hwy.  
Parcel ID: 40-374-200  
Lat/Long bldg dot: 41 12 23.10 N, -76 44 25.70 W  
FMV: \$109,630



Street Address: 23 Sunset Rd.  
Parcel ID: 40-393-104.19  
Lat/Long bldg dot: 41 12 35.18 N, -76 46 3.10 W  
FMV: \$135,310



Street Address: 1251 Rt. 442 Hwy.  
Parcel ID: 40-374-200.A  
Lat/Long bldg dot: 41 12 22.11 N, -76 44 23.48 W  
FMV: \$138,060



Street Address: 39 Sunset Rd.  
Parcel ID: 40-393-104.20  
Lat/Long bldg dot: 41 12 35.65 N, -76 46 2.28 W  
FMV: \$146,940



Project: PP13  
(MUNCY CREEK RET 0001) Flood Fringe/General Floodplain



Street Address: 67 Sunset Rd.  
Parcel ID: 40-393-104.21  
Lat/Long bldg dot: 41 12 36.33 N, -76 46 0.42 W  
FMV: \$114,970



Street Address: 45 Heberling Rd.  
Parcel ID: 40-393-177  
Lat/Long bldg dot: 41 11 49.90 N, -76 47 44.25 W  
FMV: \$139,720



Street Address: Rt. 405 Hwy.  
Parcel ID: 40-393-104.F  
Lat/Long bldg dot: 41 12 44.75 N, -76 45 55.72 W  
FMV: \$496,270



Street Address: 443 River Rd.  
Parcel ID: 40-393-207  
Lat/Long bldg dot: 41 11 0.55 N, -76 48 43.64 W  
FMV: \$127,880



Street Address: 222 E. Water St.  
Parcel ID: 40-393-150  
Lat/Long bldg dot: 41 12 33.11 N, -76 46 26.45 W  
FMV: \$69,880



Street Address: 695 River Rd.  
Parcel ID: 40-393-208  
Lat/Long bldg dot: 41 10 52.07 N, -76 48 55.96 W  
FMV: \$51,360



Street Address: 186 Fisher Lane  
Parcel ID: 40-393-173  
Lat/Long bldg dot: 41 11 41.73 N, -76 47 49.77 W  
FMV: \$185,640



Street Address: 727 River Rd.  
Parcel ID: 40-393-208.A  
Lat/Long bldg dot: 41 10 50.81 N, -76 48 57.39 W  
FMV: \$76,740



Project: PP13  
(MUNCY CREEK RET 0001) Flood Fringe/General Floodplain



Street Address: 765 River Rd.  
Parcel ID: 40-393-209  
Lat/Long bldg dot: 41 10 49.57 N, -76 48 59.44 W  
FMV: \$91,150



Street Address: 36 Turkey Bottom Rd.  
Parcel ID: 40-394-125  
Lat/Long bldg dot: 41 11 32.81 N, -76 42 53.66 W  
FMV: \$67,260



Street Address: 777 Rt. 442 Hwy.  
Parcel ID: 40-394.1-166  
Lat/Long bldg dot: 41 12 22.91 N, -76 44 55.57 W  
FMV: \$74,850



Street Address: 2830 Rt. 442 Hwy.  
Parcel ID: 40-394-125.02  
Lat/Long bldg dot: 41 11 33.79 N, -76 42 55.05 W  
FMV: \$60,520



Street Address: 563 Turkey Bottom Rd.  
Parcel ID: 40-394-117  
Lat/Long bldg dot: 41 11 10.84 N, -76 42 37.08 W  
FMV: \$95,250



Street Address: 1204 Bitler Hill Rd.  
Parcel ID: 40-394-127  
Lat/Long bldg dot: 41 11 18.52 N, -76 42 53.25 W  
FMV: \$96,500



Street Address: 129 Turkey Bottom Rd.  
Parcel ID: 40-394-119  
Lat/Long bldg dot: 41 11 28.34 N, -76 42 49.41 W  
FMV: \$119,550



Street Address: 2742 Rt. 442 Hwy.  
Parcel ID: 40-394-132  
Lat/Long bldg dot: 41 11 37.15 N, -76 42 59.27 W  
FMV: \$22,650

Project: PP13  
(MUNCY CREEK RET 0001) Flood Fringe/General Floodplain



Street Address: 2424 Rt. 442 Hwy.  
Parcel ID: 40-394-133  
Lat/Long bldg dot: 41 11 45.03 N, -76 43 18.36 W  
FMV: \$95,090



Street Address: 1534 River Rd.  
Parcel ID: 40-412-144  
Lat/Long bldg dot: 41 10 36.39 N, -76 49 24.30 W  
FMV: \$36,330



Street Address: 2328 Rt. 442 Hwy.  
Parcel ID: 40-394-138  
Lat/Long bldg dot: 41 11 49.24 N, -76 43 22.75 W  
FMV: \$123,900



Street Address: 1576 River Rd.  
Parcel ID: 40-412-145  
Lat/Long bldg dot: 41 10 35.24 N, -76 49 27.11 W  
FMV: \$55,610



Street Address: 2404 Rt. 442 Hwy.  
Parcel ID: 40-394-139  
Lat/Long bldg dot: 41 11 45.42 N, -76 43 19.50 W  
FMV: \$97,760



Street Address: River Rd.  
Parcel ID: 40-412-147  
Lat/Long bldg dot: 41 10 33.41 N, -76 49 31.64 W  
FMV: \$73,360



Street Address: 1510 River Rd.  
Parcel ID: 40-412-143  
Lat/Long bldg dot: 41 10 37.05 N, -76 49 22.67 W  
FMV: \$41,330



Street Address: 1656 River Rd.  
Parcel ID: 40-412-148  
Lat/Long bldg dot: 41 10 33.77 N, -76 49 30.62 W  
FMV: \$46,820

Project: PP13  
(MUNCY CREEK RET 0001) Flood Fringe/General Floodplain



Street Address: 1679 River Rd.  
Parcel ID: 40-412-149  
Lat/Long bldg dot: 41 10 30.00 N, -76 49 40.37 W  
FMV: \$110,740



Street Address: 1433 River Rd.  
Parcel ID: 40-413-123  
Lat/Long bldg dot: 41 10 38.86 N, -76 49 18.21 W  
FMV: \$98,780



Street Address: 10590 Rt. 405 Hwy.  
Parcel ID: 40-412-157  
Lat/Long bldg dot: 41 9 51.66 N, -76 52 8.51 W  
FMV: \$96,810



Street Address: 1405 River Rd.  
Parcel ID: 40-413-118  
Lat/Long bldg dot: 41 10 39.58 N, -76 49 16.57 W  
FMV: \$90,520



Street Address: River Rd.  
Parcel ID: 40-413-122  
Lat/Long bldg dot: 41 10 44.45 N, -76 49 8.60 W  
FMV: \$105,710

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP14 (PORTER RET 001)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ William Buttorf

**TITLE:** Hazard Red Planner/ EMA

**AGENCY:** County of Lycoming

**ADDRESS:** 48 West Third St,  
Williamsport, PA

**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Maps 99-107) and Photo Pages

**Elevation** May be available                      **certificate** partially

**Flood Insurance** unknown                      **Date of verification**

## BRIEF DESCRIPTION OF PROJECT:

*This project would involve retrofitting flood prone residences and businesses in the Porter Township. These flood prone structures would have utility or structure elevation to raise all utilities above the Base Flood Elevation. Decision on which alternative to implement for each structure would be based on the most cost effective means for damage reduction. The project would draw from a pool of eligible properties that includes 13 floodway structures many of which are multi-family homes or businesses, and 80 flood fringe residences and businesses. The properties would be included upon receipt of an application. Floodway properties would be prioritized and the eligibility list completed with remaining applicants.*

**Estimated Project Cost:** \$1,162,000

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*These structures, located near the confluence of Lawshee Run, Nichols Run, Pine Creek or the West Branch of the Susquehanna, have been subject to inundation through the years. These projects would reduce damages to the most expensive house systems and allow property owners to evacuate more promptly without concern about moving appliances above expected flood levels. Since Porter Township is contiguous to the Borough of Jersey Shore, many of these structures are part of well- established neighborhoods while others are historic structures.*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD/partially property owner

**COMMUNITY RANKING SCORE:** Porter Priority 1; Countywide priority 2:14



Project: PP14  
(PORTER RET 001) Floodway



Street Address: 101 Locust St.  
Parcel ID: 49-386-179  
Lat/Long bldg dot: 41 11 53.19 N, -77 15 3.77 W  
FMV: \$76,010



Street Address: 349 N. Main St.  
Parcel ID: 49-005-807  
Lat/Long bldg dot: 41 12 32.83 N, -77 15 3.33 W  
FMV: \$85,570



Street Address: 329 N. Main St.  
Parcel ID: 49-005-804  
Lat/Long bldg dot: 41 12 29.82 N, -77 15 5.89 W  
FMV: \$81,310



Street Address: 355 N. Main St.  
Parcel ID: 49-005-808  
Lat/Long bldg dot: 41 12 33.97 N, -77 15 3.76 W  
FMV: \$110,560



Street Address: 335 N. Main St.  
Parcel ID: 49-005-805  
Lat/Long bldg dot: 41 12 30.89N, -77 15 5.23 W  
FMV: \$64,810



Street Address: 361 N. Main St.  
Parcel ID: 49-005-809  
Lat/Long bldg dot: 41 12 34.47 N, -77 15 2.23 W  
FMV: \$64,510



Street Address: 339 N. Main St.  
Parcel ID: 49-005-806.A  
Lat/Long bldg dot: 41 12 31.32 N, -77 15 4.84 W  
FMV: \$63,000



Street Address: 365 N. Main St.  
Parcel ID: 49-005-810  
Lat/Long bldg dot: 41 12 35.21 N, -77 15 2.03 W  
FMV: \$68,090

Project: PP14  
(PORTER RET 001) Floodway



Street Address: 369 N. Main St.  
Parcel ID: 49-05-811  
Lat/Long bldg dot: 41 12 35.77 N, -77 15 1.43 W  
FMV: \$65,850



Street Address: 324 N. Main St.  
Parcel ID: 49-005-908  
Lat/Long bldg dot: 41 12 28.37 N, -77 15 5.22 W  
FMV: \$104,410



Street Address: 373 N. Main St.  
Parcel ID: 49-005-812  
Lat/Long bldg dot: 41 12 36.20 N, -77 15 1.02 W  
FMV: \$57,840



Street Address: 311 N. Main St.  
Parcel ID: 49-005-903  
Lat/Long bldg dot: 41 12 27.45 N, -77 15 9.45 W  
FMV: \$294,670



Street Address: 321 N. Main St.  
Parcel ID: 49-005-905  
Lat/Long bldg dot: 41 12 29.08 N, -77 15 7.75 W  
FMV: \$380,050

Project: PP14  
(PORTER RET 001) Flood Fringe/General Floodplain



Street Address: 268 Nichols Run Rd.  
Parcel ID: 49-003-801  
Lat/Long bldg dot: 41 12 19.65 N, -77 16 58.35 W  
FMV: \$64,390



Street Address: 84 Nichols Run Rd.  
Parcel ID: 49-003-809  
Lat/Long bldg dot: 41 12 9.68 N, -77 16 57.49 W  
FMV: \$63,110



Street Address: Nichols Run Rd.  
Parcel ID: 49-003-805.A  
Lat/Long bldg dot: 41 12 15.88 N, -77 16 58.59 W  
FMV: \$76,980



Street Address: 62 Nichols Run Rd.  
Parcel ID: 49-003-810  
Lat/Long bldg dot: 41 12 8.61 N, -77 16 58.13 W  
FMV: \$58,780



Street Address: 313 Corning Ave.  
Parcel ID: 49-003-806  
Lat/Long bldg dot: 41 12 16.17 N, -77 16 54.20 W  
FMV: \$28,650



Street Address: 48 Nichols Run Rd.  
Parcel ID: 49-003-811  
Lat/Long bldg dot: 41 12 7.83 N, -77 16 56.99 W  
FMV: \$108,720



Street Address: 178 Nichols Run Rd.  
Parcel ID: 49-003-808  
Lat/Long bldg dot: 41 12 14.65 N, -77 16 58.66 W  
FMV: \$56,550



Street Address: 695 Railroad St.  
Parcel ID: 49-004-600  
Lat/Long bldg dot: 41 12 4.70 N, -77 16 58.10 W  
FMV: \$101,490



Project: PP14  
(PORTER RET 001) Flood Fringe/General Floodplain



Street Address: 344 Baer St.  
Parcel ID: 49-005-304  
Lat/Long bldg dot: 41 12 36.03 N, -77 15 23.62 W  
FMV: \$64,340



Street Address: 624 N. Lincoln Ave.  
Parcel ID: 49-005-400  
Lat/Long bldg dot: 41 12 33.99 N, -77 15 24.20 W  
FMV: \$62,710



Street Address: 340 Baer St.  
Parcel ID: 49-005-305  
Lat/Long bldg dot: 41 12 35.90 N, -77 15 22.55 W  
FMV: \$61,490



Street Address: 403 Baer St.  
Parcel ID: 49-005-401  
Lat/Long bldg dot: 41 12 35.19 N, -77 15 25.56 W  
FMV: \$53,450



Street Address: 324 Baer St.  
Parcel ID: 49-005-306  
Lat/Long bldg dot: 41 12 35.63 N, -77 15 21.57 W  
FMV: \$83,730



Street Address: 408 Marion St.  
Parcel ID: 49-005-405  
Lat/Long bldg dot: 41 12 33.00 N, -77 15 27.29 W  
FMV: \$81,410



Street Address: 302 Baer St.  
Parcel ID: 49-005-307  
Lat/Long bldg dot: 41 12 35.25 N, -77 15 20.27 W  
FMV: \$46,450



Street Address: 402 Marion St.  
Parcel ID: 49-005-406  
Lat/Long bldg dot: 41 12 32.81 N, -77 15 26.07 W  
FMV: \$85,550



Project: PP14  
(PORTER RET 001) Flood Fringe/General Floodplain



Street Address: 324 Marion St.  
Parcel ID: 49-005-407  
Lat/Long bldg dot: 41 12 32.57 N, -77 15 24.35 W  
FMV: \$68,580



Street Address: 401 Marion St.  
Parcel ID: 49-005-502  
Lat/Long bldg dot: 41 12 31.55 N, -77 15 26.46 W  
FMV: \$67,610



Street Address: 318 Marion St.  
Parcel ID: 49-005-408  
Lat/Long bldg dot: 41 12 32.34 N, -77 15 23.34 W  
FMV: \$87,270



Street Address: 407 Marion St.  
Parcel ID: 49-005-503  
Lat/Long bldg dot: 41 12 31.76 N, -77 15 27.44 W  
FMV: \$63,640



Street Address: 310 Marion St.  
Parcel ID: 49-005-409  
Lat/Long bldg dot: 41 12 31.99 N, -77 15 21.82 W  
FMV: \$40,890



Street Address: 411 Marion St.  
Parcel ID: 49-005-504  
Lat/Long bldg dot: 41 12 31.89 N, -77 15 27.98 W  
FMV: \$55,040



Street Address: 523 N. Lincoln Ave.  
Parcel ID: 49-005-501  
Lat/Long bldg dot: 41 12 30.73 N, -77 15 26.85 W  
FMV: \$46,940



Street Address: 415 Marion St.  
Parcel ID: 49-005-505  
Lat/Long bldg dot: 41 12 32.06 N, -77 15 28.53 W  
FMV: \$69,430

Project: PP14  
(PORTER RET 001) Flood Fringe/General Floodplain



Street Address: 199 Marion St.  
Parcel ID: 49-005-600  
Lat/Long bldg dot: 41 12 27.85 N, -77 15 16.59 W  
FMV: \$61,590



Street Address: 207 Marion St.  
Parcel ID: 49-005-604  
Lat/Long bldg dot: 41 12 29.89 N, -77 15 18.70 W  
FMV: \$46,780



Street Address: 201 Marion St.  
Parcel ID: 49-005-601  
Lat/Long bldg dot: 41 12 29.58 N, -77 15 16.44 W  
FMV: \$58,090



Street Address: 209 Marion St.  
Parcel ID: 49-005-605  
Lat/Long bldg dot: 41 12 29.63 N, -77 15 19.33 W  
FMV: \$44,440



Street Address: 203 Marion St.  
Parcel ID: 49-005-602  
Lat/Long bldg dot: 41 12 29.76 N, -77 15 17.26 W  
FMV: \$50,470



Street Address: 315 Marion St.  
Parcel ID: 49-005-608  
Lat/Long bldg dot: 41 12 30.88 N, -77 15 22.65 W  
FMV: \$56,520



Street Address: 205 Marion St.  
Parcel ID: 49-005-603  
Lat/Long bldg dot: 41 12 29.75 N, -77 15 17.91 W  
FMV: \$33,560



Street Address: 528 N. Lincoln Ave.  
Parcel ID: 49-005-609  
Lat/Long bldg dot: 41 12 31.42 N, -77 15 25.12 W  
FMV: \$70,520



Project: PP14  
(PORTER RET 001) Flood Fringe/General Floodplain



Street Address: 522 N. Lincoln Ave.  
Parcel ID: 49-005-610  
Lat/Long bldg dot: 41 12 3.44 N, -77 15 25.43 W  
FMV: \$111,100



Street Address: 285 Baer St.  
Parcel ID: 49-005-702  
Lat/Long bldg dot: 41 12 33.83 N, -77 15 19.57 W  
FMV: \$36,010



Street Address: 213 Marion St.  
Parcel ID: 49-005-612  
Lat/Long bldg dot: 41 12 30.11 N, -77 15 20.12 W  
FMV: \$60,580



Street Address: 214 Marion St.  
Parcel ID: 49-005-704  
Lat/Long bldg dot: 41 12 31.52 N, -77 15 19.67 W  
FMV: \$44,690



Street Address: 197 Marion St.  
Parcel ID: 49-005-620  
Lat/Long bldg dot: 41 12 27.23 N, -77 15 16.81 W  
FMV: \$32,360



Street Address: 210 Marion St.  
Parcel ID: 49-005-706  
Lat/Long bldg dot: 41 12 31.31 N, -77 15 18.66 W  
FMV: \$60,210

Street Address: 229 Baer St.  
Parcel ID: 49-005-700  
Lat/Long bldg dot: 41 12 33.01 N, -77 15 16.63 W  
FMV: \$81,570



Street Address: 208 Marion St.  
Parcel ID: 49-005-706.A  
Lat/Long bldg dot: 41 12 31.17 N, -77 15 17.90 W  
FMV: \$52,270

Project: PP14  
(PORTER RET 001) Flood Fringe/General Floodplain



Street Address: 202 Marion St.  
Parcel ID: 49-005-707  
Lat/Long bldg dot: 41 12 30.91 N, -77 15 16.19 W  
FMV: \$67,190



Street Address: 182 Baer St.  
Parcel ID: 49-005-802.A  
Lat/Long bldg dot: 41 12 33.78 N, -77 15 12.73 W  
FMV: \$78,390



Street Address: 270 Baer St.  
Parcel ID: 49-005-800  
Lat/Long bldg dot: 41 12 34.83 N, -77 15 18.53 W  
FMV: \$41,110



Street Address: 140 Baer St.  
Parcel ID: 49-005-802.B  
Lat/Long bldg dot: 41 12 34.04 N, -77 15 10.47 W  
FMV: \$70,040



Street Address: 220 Baer St.  
Parcel ID: 49-005-800.A  
Lat/Long bldg dot: 41 12 34.88 N, -77 15 15.26 W  
FMV: \$81,700



Street Address: 230 A&P Dr.  
Parcel ID: 49-005-820  
Lat/Long bldg dot: 41 12 39.46 N, -77 15 11.24 W  
FMV: \$68,990



Street Address: 190 Baer St.  
Parcel ID: 49-005-802  
Lat/Long bldg dot: 41 12 34.71 N, -77 15 12.99 W  
FMV: \$61,130



Street Address: 175 A&P Dr.  
Parcel ID: 49-005-821  
Lat/Long bldg dot: 41 12 36.11 N, -77 15 6.48 W  
FMV: \$2,138,240



Project: PP14  
(PORTER RET 001) Flood Fringe/General Floodplain



Street Address: 301 N. Main St.  
Parcel ID: 49-005-900  
Lat/Long bldg dot: 41 12 27.15 N, -77 15 12.59 W  
FMV: \$82,760



Street Address: 548 S. Broad St.  
Parcel ID: 49-006-122  
Lat/Long bldg dot: 41 11 42.38 N, -77 15 28.46 W  
FMV: \$53,390



Street Address: 305 N. Main St.  
Parcel ID: 49-005-901  
Lat/Long bldg dot: 41 12 27.47 N, -77 15 11.55 W  
FMV: \$61,910



Street Address: 550 S. Broad St.  
Parcel ID: 49-006-123  
Lat/Long bldg dot: 41 11 41.87 N, -77 15 28.63 W  
FMV: \$64,930



Street Address: Rear Baer St.  
Parcel ID: 49-005-907.A  
Lat/Long bldg dot: 41 12 31.18 N, -77 15 12.64 W  
FMV: \$183,080



Street Address: 38 Polka Lane  
Parcel ID: 49-006-131  
Lat/Long bldg dot: 41 11 39.27 N, -77 15 31.97 W  
FMV: \$105,590



Street Address: 546 S. Broad St.  
Parcel ID: 49-006-121  
Lat/Long bldg dot: 41 11 42.88 N, -77 15 28.40 W  
FMV: \$85,910



Street Address: 33 Polka Lane  
Parcel ID: 49-006-132  
Lat/Long bldg dot: 41 11 39.40 N, -77 15 33.99 W  
FMV: \$110,780

Project: PP14  
(PORTER RET 001) Flood Fringe/General Floodplain



Street Address: 84 Shady Lane  
Parcel ID: 49-006-133  
Lat/Long bldg dot: 41 11 38.58 N, -77 15 34.24 W  
FMV: \$131,850



Street Address: 558 S. Main St.  
Parcel ID: 49-006-210  
Lat/Long bldg dot: 41 11 42.76 N, -77 15 18.98 W  
FMV: \$78,370



Street Address: 55 Shady Lane  
Parcel ID: 49-006-139  
Lat/Long bldg dot: 41 11 36.56 N, -77 15 32.89 W  
FMV: \$117,480



Street Address: 564 S. Main St.  
Parcel ID: 49-006-211  
Lat/Long bldg dot: 41 11 41.63 N, -77 15 19.50 W  
FMV: \$92,910



Street Address: 602 S. Broad St.  
Parcel ID: 49-006-140  
Lat/Long bldg dot: 41 11 36.28 N, -77 15 30.28 W  
FMV: \$85,910



Street Address: 64 River Rd.  
Parcel ID: 49-006-212  
Lat/Long bldg dot: 41 11 39.03 N, -77 15 23.23 W  
FMV: \$445,790



Street Address: 551 S. Broad St.  
Parcel ID: 49-006-200  
Lat/Long bldg dot: 41 11 42.52 N, -77 15 26.91 W  
FMV: \$117,670



Street Address: 575 S. Broad St.  
Parcel ID: 49-006-222  
Lat/Long bldg dot: 41 11 38.43 N, -77 15 27.48 W  
FMV: \$102,570

Project: PP14  
(PORTER RET 001) Flood Fringe/General Floodplain



Street Address: 587 S. Broad St.  
Parcel ID: 49-006-223  
Lat/Long bldg dot: 41 11 37.03 N, -77 15 27.82 W  
FMV: \$141,310



Street Address: 202 River Rd.  
Parcel ID: 49-006-240  
Lat/Long bldg dot: 41 11 33.26 N, -77 15 20.76 W  
FMV: \$129,210



Street Address: 607 S. Broad St.  
Parcel ID: 49-006-224  
Lat/Long bldg dot: 41 11 36.10 N, -77 15 28.07 W  
FMV: \$100,610



Street Address: 278 River Rd.  
Parcel ID: 49-006-251  
Lat/Long bldg dot: 41 11 30.47 N, -77 15 24.11 W  
FMV: \$98,360



Street Address: 615 S. Broad St.  
Parcel ID: 49-006-228  
Lat/Long bldg dot: 41 11 34.91 N, -77 15 28.41 W  
FMV: \$124,990



Street Address: 346 River Rd.  
Parcel ID: 49-006-253  
Lat/Long bldg dot: 41 11 27.64 N, -77 15 26.91 W  
FMV: \$128,090



Street Address: 625 S. Broad St.  
Parcel ID: 49-006-230  
Lat/Long bldg dot: 41 11 33.51 N, -77 15 29.02 W  
FMV: \$131,340



Street Address: 867 N. Rt. 44 Hwy.  
Parcel ID: 49-385-105.A  
Lat/Long bldg dot: 41 12 28.19 N, -77 18 6.51 W  
FMV: \$89,330



Project: PP14  
(PORTER RET 001) Flood Fringe/General Floodplain



Street Address: 1535 Pine Creek Ave.  
Parcel ID: 49-385-119  
Lat/Long bldg dot: 41 10 58.46 N, -77 16 55.74 W  
FMV: \$84,980



Street Address: 1141 Pine Creek Ave.  
Parcel ID: 49-385-125.A  
Lat/Long bldg dot: 41 11 10.03 N, -77 17 13.83 W  
FMV: \$78,480



Street Address: 1505 Pine Creek Ave.  
Parcel ID: 49-385-120  
Lat/Long bldg dot: 41 10 58.70 N, -77 16 56.69 W  
FMV: \$43,480



Street Address: 413 River Rd.  
Parcel ID: 49-386-170  
Lat/Long bldg dot: 41 11 24.73 N, -77 15 29.44 W  
FMV: \$122,200



Street Address: 1425 Pine Creek Ave.  
Parcel ID: 49-385-122  
Lat/Long bldg dot: 41 11 2.00 N, -77 17 1.26 W  
FMV: \$71,900



Street Address: 361 River Rd.  
Parcel ID: 49-386-172.A  
Lat/Long bldg dot: 41 11 25.17 N, -77 15 26.85 W  
FMV: \$79,370



Street Address: 1165 Pine Creek Ave.  
Parcel ID: 49-385-124  
Lat/Long bldg dot: 41 11 9.65 N, -77 17 12.08 W  
FMV: \$67,790



Street Address: 565 S. Main St.  
Parcel ID: 49-386-177  
Lat/Long bldg dot: 41 11 41.47 N, -77 15 17.54 W  
FMV: \$285,160



# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP15 (BRADY RET 0001)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Linda S. Bower  
**TITLE:** Hazard Red Planner/ Township Secretary  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA

**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Map 108)

Lat/Long 41 10 33.13N, -76 57 9.50W

Parcel ID: 04-410-101.Z FMV: \$33,870 Photo not available

**Elevation** certificate Y

**Flood Insurance** claims filed **Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

The flood prone Brady Community Center would have utility or structure elevation to raise all utilities above the Base Flood Elevation. Decision as to which alternative to implement would be based on the most cost effective means for damage reduction.

**Estimated Project Cost:** \$ 35,000

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

This structure has been damaged several times. Elevation of the structure or utilities would reduce flood insurance claims and disruption to community activities.

**COMMUNITY RANKING SCORE:** Brady Township Priority 1; Countywide Priority 2:15

Note: Photo not in database.

Project: PP15  
(BRADY RET 0001)

Street Address: Elimsport Rd.  
Parcel ID: 04-410-101.Z  
Lat/Long bldg dot: 41 10 33.13 N, -76 57 9.50 W  
FMV: \$33,870

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP16 (MONTG ACQ 0001)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Walter Bohner  
**TITLE:** Hazard Red Planner/ Permit Officer  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA

**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Map 53) and Photo Pages

**Elevation** unknown

**certificate** N

**Flood Insurance** unknown

**Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

*This project would involve the acquisition and demolition of a deteriorated industrial complex located in the 100 year floodplain. The structure is in danger of collapse and may contain hazardous material. Land area is 9.71 acres entirely within the 100 year flood plain. The Borough would like to use the parcel as part of a municipal park restricted by open space deed restrictions.*

**Estimated Project Cost:** \$ 300,000

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*This deteriorating structure would eventually collapse in a high water event posing dangers downstream as well as to the immediate environs. The high probability of pollution reported by the community could contaminate water and soil in the area. Open space restrictions would prevent further flood prone development on 9.71 acres....a significant parcel size to protect in a Borough setting.*

**COMMUNITY RANKING SCORE:** Montgomery Priority 1/Countywide Priority 2:16

Project: PP16  
(MONTG ACQ 0001)



Street Address: 125 Montgomery St.

Parcel ID: 35-006-215

Lat/Long bldg dot: 41 10 23.61 N, -76 52 7.83 W

FMV: \$82,690



# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP17 (MONTG ACQ 0002)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Walter Bohner  
**TITLE:** Hazard Red Planner/ Permit Officer  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA

**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Maps 38, 51) and Photo Pages

**Elevation** unknown **certificate** N

**Flood Insurance** unknown **Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

*This project would involve the acquisition and demolition of 21-25-26 W Houston Ave., Montgomery.*

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*These homes located next to Black Hole Creek have received water damage many times in the past 40 years. The most recent events were in 1996 and 2000. Demolition of these homes would reduce regular displacement of 7 families in time of high water.*

**Estimated Project Cost:** \$ 235,000

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD

**COMMUNITY RANKING SCORE:** Montgomery Priority 3/Countywide Priority 2:17

Project: PP17  
(MONTG ACQ 0002)



Street Address: 26 W. Houston Ave.  
Parcel ID: 35-001-231  
Lat/Long bldg dot: 41 10 12.32 N, -76 52 40.68 W  
FMV: \$55,710



Street Address: 21 W. Houston Ave.  
Parcel ID: 35-002-115  
Lat/Long bldg dot: 41 10 11.91 N, -76 52 39.23 W  
FMV: \$62,020



Street Address: 25 W. Houston Ave.  
Parcel ID: 35-002-116  
Lat/Long bldg dot: 41 10 11.60 N, -76 52 39.99 W  
FMV: \$81,860

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP18 (LOYACQ 0001)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Joe Girardi  
**TITLE:** Hazard Red Planner/ Permit Officer  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA

**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Maps 28, 109-111) and Photo Pages

**Elevation** unknown

**certificate** N

**Flood Insurance** unknown

**Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

*This project would involve the acquisition and demolition of residential structures in the floodway of Lycoming Creek. Fifteen primary structures have been designated in the Leona Lane, Creekside Lane, and the southern end of Heshbon Road areas of Heshbon and the area between Liberty Drive and Lycoming Creek east of Lycoming Creek Road. Previous HMGP acquired properties in this area would be combined with acquisitions from LOY ACQ 0001 to develop a municipal recreation area restricted by open space deed restrictions.*

**Estimated Project Cost:** \$ 1,276,590

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*The Heshbon area is generally hard hit when Lycoming Creek overflows its banks. Removal of these properties would reduce flood losses and reduce evacuation dangers. This area is within the study area for the Lower Lycoming Creek Flood Damage Reduction Project. Acquisition and demolition of these structures has potential to reduce costs in this project. If through the Feasibility Study, a means of structural protection is identified, this would be considered the preferred alternative by the Township. However, if this is not the case, acquisition and demolition could be a beneficial contingency.*

**COMMUNITY RANKING SCORE:** Loyalsock Priority Contingency Plan for Priority 2/Countywide Priority 2:18 (This project would move up the ranks if the Low Lycoming Project does not offer protection for this area.)

Project: PP18  
(LOY ACQ 0001)



*Street Address: 2885 Leona Lane  
Parcel ID: 26-021-901  
Lat/Long bldg dot: 41 16 57.68 N, -77 3 36.73 W  
FMV: \$62,430*



*Street Address: 2863 Leona Lane  
Parcel ID: 26-021-906  
Lat/Long bldg dot: 41 16 53.49 N, -77 3 40.52 W  
FMV: \$71,210*



*Street Address: 2881 Leona Lane  
Parcel ID: 26-021-902  
Lat/Long bldg dot: 41 16 57.02 N, -77 3 37.36 W  
FMV: \$75,920*



*Street Address: 2410 Heshbon Rd.  
Parcel ID: 26-023-102  
Lat/Long bldg dot: 41 16 6.18 N, -77 2 58.52 W  
FMV: \$98,440*



*Street Address: 2878 Leona Lane  
Parcel ID: 26-021-903  
Lat/Long bldg dot: 41 16 56.47 N, -77 3 38.21 W  
FMV: \$65,280*



*Street Address: 2420 Heshbon Rd.  
Parcel ID: 26-023-106  
Lat/Long bldg dot: 41 16 6.79 N, -77 3 0.61 W  
FMV: \$93,000*



*Street Address: 2869 Leona Lane  
Parcel ID: 26-021-905  
Lat/Long bldg dot: 41 16 54.48 N, -77 3 39.62 W  
FMV: \$90,900*



*Street Address: Lycoming Creek Rd.  
Parcel ID: 26-023-303  
Lat/Long bldg dot: 41 16 5.42 N, -77 2 41.95 W  
FMV: \$60,240*

*Italic text designates repetitive-loss properties*



Project: PP18  
(LOY ACQ 0001)



*Street Address: 2647 Armanda Rd.  
Parcel ID: 26-329-173  
Lat/Long bldg dot: 41 16 31.10 N, -77 3 30.24 W  
FMV: \$65,610*



*Street Address: 2795 Creekside Lane  
Parcel ID: 26-329-182  
Lat/Long bldg dot: 41 16 35.65 N, -77 3 36.06 W  
FMV: \$92,700*



*Street Address: 2777 Creekside Lane  
Parcel ID: 26-329-177  
Lat/Long bldg dot: 41 16 33.03 N, -77 3 32.35 W  
FMV: \$61,370*



*Street Address: 2839 Grimes Lane  
Parcel ID: 26-329-185  
Lat/Long bldg dot: 41 16 45.81 N, -77 3 44.29 W  
FMV: \$71,720*



*Street Address: 2783 Creekside Lane  
Parcel ID: 26-329-178  
Lat/Long bldg dot: 41 16 33.37 N, -77 3 32.96 W  
FMV: \$33,810*



*Street Address: 2855 Leona Lane  
Parcel ID: 26-329-186  
Lat/Long bldg dot: 41 16 49.50 N, -77 3 42.82 W  
FMV: \$41,620*



*Street Address: 2791 Creekside Lane  
Parcel ID: 26-329-180  
Lat/Long bldg dot: 41 16 34.17 N, -77 3 34.33 W  
FMV: \$51,900*

*Italic text designates repetitive-loss properties*

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP19 (LOYRET 0001)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Joe Gerardi  
**TITLE:** Hazard Red Planner/ Permit Officer  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA

**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Maps 109, 111-113) and Photo Pages

**Elevation** unknown

**certificate** N

**Flood Insurance** unknown

**Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

*This project would involve retrofitting utilities in 28 residential structures in the floodway fringe of Lycoming Creek. (One of these structures is on the boundary of the floodway and floodway fringe). These flood prone structures would have utility or structure elevation to raise all utilities above the Base Flood Elevation. Decision on which alternative to implement would be based on the most cost effective means for damage reduction. This project would complement LOY ACQ 0001 which would remove the hardest hit structures from the floodway in the Lycoming Creek area.*

**Estimated Project Cost:** \$ 700,000 (It is estimated that there would be about 14 property owners from the 28 designated property owners that would voluntarily apply, provide a portion of the local share and follow through with the program.)

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** in part from property owner

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*Retrofitting of the utilities in these properties that are less vulnerable than those designated for acquisition would complement LOY ACQ 000. Working together, these projects could greatly reduce flood losses in the portion of Loyalsock Township within the Lycoming Creek Watershed. This area is within the study area for the Lower Lycoming Creek Flood Damage Reduction Project. Elevation of these structures or their utilities has potential to reduce costs in this project. If, through the Feasibility Study, a means of structural protection is identified, the Township would consider it the preferred alternative. However, if this is not the case, retrofitting could be a beneficial contingency.*

## COMMUNITY RANKING SCORE:

*Loyalsock Priority Contingency Plan for Priority 3/Countywide Priority 2:19 (This project would move up the ranks if the Lower Lycoming Creek FDR does not provide protection for these properties.)*

Project: PP19  
(LOY RET 0001) Floodway



Street Address: 2010 Hays Lane

Parcel ID: 26-329-162

Lat/Long bldg dot: 41 16 28.84 N, -77 3 17.47 W

FMV: \$78,750

Project: PP19  
(LOY RET 0001) Flood Fringe/General Floodplain



Street Address: 3007 Lycoming Creek Rd.  
Parcel ID: 26-021-300  
Lat/Long bldg dot: 41 17 8.73 N, -77 3 18.97 W  
FMV: \$153,680



Street Address: 2950 Heshbon Rd.  
Parcel ID: 26-021-305  
Lat/Long bldg dot: 41 17 5.12 N, -77 3 25.70 W  
FMV: \$111,490



Street Address: 2925 Woodruff Ave.  
Parcel ID: 26-021-302  
Lat/Long bldg dot: 41 17 4.40 N, -77 3 22.00 W  
FMV: \$114,670



Street Address: 2940 Heshbon Rd.  
Parcel ID: 26-021-306  
Lat/Long bldg dot: 41 17 3.92 N, -77 3 28.05 W  
FMV: \$110,450



Street Address: 2937 Woodruff Ave.  
Parcel ID: 26-021-302.A  
Lat/Long bldg dot: 41 17 5.39 N, -77 3 22.59 W  
FMV: \$86,590



Street Address: 2932 Bon Lane  
Parcel ID: 26-021-308  
Lat/Long bldg dot: 41 17 0.95 N, -77 3 26.74 W  
FMV: \$63,590



Street Address: 2960 Heshbon Rd.  
Parcel ID: 26-021-304  
Lat/Long bldg dot: 41 17 7.23 N, -77 3 23.68 W  
FMV: \$81,050



Street Address: Rear Heshbon Lane  
Parcel ID: 26-021-309  
Lat/Long bldg dot: 41 17 0.71 N, -77 3 25.42 W  
FMV: \$44,450



Project: PP19  
(LOY RET 0001) Flood Fringe/General Floodplain



Street Address: 2928 Bon Lane  
Parcel ID: 26-021-310  
Lat/Long bldg dot: 41 16 59.61 N, -77 3 24.98 W  
FMV: \$59,210



Street Address: 2995 Heshbon Rd.  
Parcel ID: 26-021-404  
Lat/Long bldg dot: 41 17 10.45 N, -77 3 20.12 W  
FMV: \$99,230



Street Address: 2990 Heshbon Rd.  
Parcel ID: 26-021-401  
Lat/Long bldg dot: 41 17 9.11 N, -77 3 20.87 W  
FMV: \$129,640



Street Address: 2900 McKinney St.  
Parcel ID: 26-021-604  
Lat/Long bldg dot: 41 16 54.33 N, -77 3 30.66 W  
FMV: \$47,260



Street Address: 2980 Heshbon Rd.  
Parcel ID: 26-021-402  
Lat/Long bldg dot: 41 17 7.86 N, -77 3 22.21 W  
FMV: \$83,910



Street Address: 2001 Hays Lane  
Parcel ID: 26-022-420  
Lat/Long bldg dot: 41 16 29.43 N, -77 3 14.07 W  
FMV: \$67,760



Street Address: 1950 Thomas St.  
Parcel ID: 26-021-403  
Lat/Long bldg dot: 41 17 7.55 N, -77 3 20.62 W  
FMV: \$55,690



Street Address: 2005 Hays Lane  
Parcel ID: 26-022-421  
Lat/Long bldg dot: 41 16 28.76 N, -77 3 15.11 W  
FMV: \$89,860

Project: PP19  
(LOY RET 0001) Flood Fringe/General Floodplain



Street Address: 1826 Liberty Dr.  
Parcel ID: 26-023-202  
Lat/Long bldg dot: 41 16 11.69 N, -77 2 48.43 W  
FMV: \$97,030



Street Address: 1810 Liberty Dr.  
Parcel ID: 26-023-206  
Lat/Long bldg dot: 41 16 14.70 N, -77 2 44.99 W  
FMV: \$89,810



Street Address: 1822 Liberty Dr.  
Parcel ID: 26-023-203  
Lat/Long bldg dot: 41 16 12.26 N, -77 2 47.35 W  
FMV: \$81,260



Street Address: 1801 Liberty Dr.  
Parcel ID: 26-023-300  
Lat/Long bldg dot: 41 16 14.77 N, -77 2 42.67 W  
FMV: \$52,800



Street Address: 1818 Liberty Dr.  
Parcel ID: 26-023-204  
Lat/Long bldg dot: 41 16 12.86 N, -77 2 46.43 W  
FMV: \$99,270



Street Address: 1811 Liberty Dr.  
Parcel ID: 26-023-301  
Lat/Long bldg dot: 41 16 13.15 N, -77 2 43.74 W  
FMV: \$77,710



Street Address: 1814 Liberty Dr.  
Parcel ID: 26-023-205  
Lat/Long bldg dot: 41 16 13.89 N, -77 2 45.22 W  
FMV: \$73,430



Street Address: 2000 Hays Lane  
Parcel ID: 26-329-163  
Lat/Long bldg dot: 41 16 30.61 N, -77 3 14.97 W  
FMV: \$81,640

Project: PP19  
(LOY RET 0001) Flood Fringe/General Floodplain



Street Address: 2009 Hays Lane  
Parcel ID: 26-329-165.D  
Lat/Long bldg dot: 41 16 28.09 N, -77 3 15.99 W  
FMV: \$75,400



Street Address: 1872 Log Run Rd.  
Parcel ID: 26-329-211  
Lat/Long bldg dot: 41 17 15.09 N, -77 3 15.32 W  
FMV: \$43,300



Street Address: 1860 Log Run Rd.  
Parcel ID: 26-329-213  
Lat/Long bldg dot: 41 17 17.14 N, -77 3 13.88 W  
FMV: \$76,610

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP20 (MONTOR RET 0001)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Dennis Holt  
**TITLE:** Hazard Red Planner/ Borough Manager  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA

**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Maps 114-115) and Photo Pages

**Elevation being determined in US ACE Project certificate** N

**Flood Insurance** unknown **Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

*This project would involve elevating utilities near Broad Street, Mill Street and Church Alley in the Borough of Montoursville. This project involves elevating utilities in 20 flood fringe residences and businesses. Forty-one structures are presented here as potential for retrofitting programs. These flood prone structures would have utility or structure elevation to raise all utilities above the Base Flood Elevation. Decision on which alternative to implement for each structure would be based on the most cost effective means for damage reduction. This project would be implemented in the event that the US ACE Montoursville Levee Feasibility Study does not indicate the need for a structural flood control project in the Borough.*

**Estimated Project Cost:** \$ 750,000

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*This Borough sits at the confluence of Loyalsock Creek and the West Branch of the Susquehanna. In addition to many historic homes, Montour Oil Company and portions of the Greater Montoursville Airport sit within the floodway fringe. This project would reduce damages to these homes and businesses allowing earlier return to use of the structures.*

**COMMUNITY RANKING SCORE:** Montoursville Priority Contingency Plan for Priority 1/Countywide Priority 2:20 (This project would move up the ranks if the levee is not feasible.)



Project: PP20  
(MONTORRET 0001)



Street Address: 258 Broad St.  
Parcel ID: 33-001-402  
Lat/Long bldg dot: 41 14 58.75 N, -76 55 42.96 W  
FMV: \$146,140



Street Address: 234 Broad St.  
Parcel ID: 33-001-407  
Lat/Long bldg dot: 41 14 59.47 N, -76 55 47.07 W  
FMV: \$62,850



Street Address: 252 Broad St.  
Parcel ID: 33-001-403  
Lat/Long bldg dot: 41 14 59.08 N, -76 55 43.86 W  
FMV: \$168,110



Street Address: 227 Church Alley  
Parcel ID: 33-001-408  
Lat/Long bldg dot: 41 14 59.51 N, -76 55 47.65 W  
FMV: \$182,880



Street Address: 244 Broad St.  
Parcel ID: 33-001-405  
Lat/Long bldg dot: 41 14 59.18 N, -76 55 45.45 W  
FMV: \$121,580



Street Address: 224 Broad St.  
Parcel ID: 33-001-410  
Lat/Long bldg dot: 41 14 59.55 N, -76 55 48.11 W  
FMV: \$110,390



Street Address: 240 Broad St.  
Parcel ID: 33-001-406  
Lat/Long bldg dot: 41 14 59.28 N, -76 55 46.23 W  
FMV: \$114,560



Street Address: 220 Broad St.  
Parcel ID: 33-001-411  
Lat/Long bldg dot: 41 14 59.72 N, -76 55 48.71 W  
FMV: \$66,990

Project: PP20  
(MONTO RET 0001)



Street Address: 218 Broad St.  
Parcel ID: 33-001-412  
Lat/Long bldg dot: 41 14 59.82 N, -76 55 49.46 W  
FMV: \$74,420



Street Address: 198 Broad St.  
Parcel ID: 33-001-417  
Lat/Long bldg dot: 41 15 0.13 N, -76 55 52.70 W  
FMV: \$59,150



*Street Address: 216 Broad St.*  
*Parcel ID: 33-001-413*  
*Lat/Long bldg dot: 41 14 59.85 N, -76 55 50.06 W*  
*FMV: \$94,950*



Street Address: 196 Broad St.  
Parcel ID: 33-001-418  
Lat/Long bldg dot: 41 15 0.13 N, -76 55 52.92 W  
FMV: \$58,960



Street Address: 212 Broad St.  
Parcel ID: 33-001-414  
Lat/Long bldg dot: 41 14 59.73 N, -76 55 50.70 W  
FMV: \$95,820



Street Address: 190 Broad St.  
Parcel ID: 33-001-419  
Lat/Long bldg dot: 41 14 59.86 N, -76 55 54.51 W  
FMV: \$314,790



Street Address: 208 Broad St.  
Parcel ID: 33-001-415  
Lat/Long bldg dot: 41 14 59.88 N, -76 55 51.30 W  
FMV: \$53,560



Street Address: 128 Broad St.  
Parcel ID: 33-001-420  
Lat/Long bldg dot: 41 15 0.45 N, -76 55 56.35 W  
FMV: \$298,350



Project: PP20  
(MONTO RET 0001)



Street Address: 120 Broad St.  
Parcel ID: 33-001-421  
Lat/Long bldg dot: 41 15 0.18 N, -76 55 58.06 W  
FMV: \$497,000



Street Address: Mill St.  
Parcel ID: 33-001-425  
Lat/Long bldg dot: 41 14 56.90 N, -76 56 3.21 W  
FMV: \$78,900



Street Address: 114 Broad St.  
Parcel ID: 33-001-422  
Lat/Long bldg dot: 41 15 0.62 N, -76 55 59.88 W  
FMV: \$779,240



Street Address: 220 Church Alley  
Parcel ID: 33-001-427  
Lat/Long bldg dot: 41 14 56.60 N, -76 55 49.44 W  
FMV: \$90,230



Street Address: 29 Mill St.  
Parcel ID: 33-001-423  
Lat/Long bldg dot: 41 14 59.17 N, -76 56 2.54 W  
FMV: \$65,740



Street Address: 226 Church Alley  
Parcel ID: 33-001-428  
Lat/Long bldg dot: 41 14 56.43 N, -76 55 48.45 W  
FMV: \$74,760



Street Address: 41 Mill St.  
Parcel ID: 33-001-424  
Lat/Long bldg dot: 41 14 57.97 N, -76 56 3.50 W  
FMV: \$91,700



Street Address: 228 Church Alley  
Parcel ID: 33-001-428.A  
Lat/Long bldg dot: 41 14 56.45 N, -76 55 47.58 W  
FMV: \$79,940

Project: PP20  
(MONTO RET 0001)



Street Address: 100 Cherry Alley  
Parcel ID: 33-001-429  
Lat/Long bldg dot: 41 14 56.90 N, -76 55 44.93 W  
FMV: \$87,010



Street Address: 121 Broad St.  
Parcel ID: 33-002-103  
Lat/Long bldg dot: 41 15 2.28 N, -76 55 57.36 W  
FMV: \$215,140



Street Address: 251 Jordan Ave.  
Parcel ID: 33-001-500  
Lat/Long bldg dot: 41 14 55.76 N, -76 55 44.11 W  
FMV: \$61,870



Street Address: 145 Broad St.  
Parcel ID: 33-002-105  
Lat/Long bldg dot: 41 15 2.23 N, -76 55 54.32 W  
FMV: \$85,040



Street Address: 255 Jordan Ave.  
Parcel ID: 33-001-501  
Lat/Long bldg dot: 41 14 55.66 N, -76 55 43.41 W  
FMV: \$66,240



Street Address: 155 Broad St.  
Parcel ID: 33-002-106  
Lat/Long bldg dot: 41 15 1.82 N, -76 55 52.72 W  
FMV: \$65,600



Street Address: 259 Jordan Ave.  
Parcel ID: 33-001-502  
Lat/Long bldg dot: 41 14 55.66 N, -76 55 42.84 W  
FMV: \$83,150



Street Address: 201 Broad St.  
Parcel ID: 33-002-107  
Lat/Long bldg dot: 41 15 1.39 N, -76 55 51.60 W  
FMV: \$101,850



Project: PP20  
(MONTORRET 0001)



Street Address: 205 Broad St.  
Parcel ID: 33-002-108  
Lat/Long bldg dot: 41 15 1.21 N, -76 55 50.92 W  
FMV: \$58,630



Street Address: 221 Broad St.  
Parcel ID: 33-002-111  
Lat/Long bldg dot: 41 15 1.04 N, -76 55 48.55 W  
FMV: \$103,580



Street Address: 209 Broad St.  
Parcel ID: 33-002-109  
Lat/Long bldg dot: 41 15 1.66 N, -76 55 50.35 W  
FMV: \$85,490



Street Address: 223 Broad St.  
Parcel ID: 33-002-112  
Lat/Long bldg dot: 41 15 0.85 N, -76 55 48.12 W  
FMV: \$50,730



Street Address: 217 Broad St.  
Parcel ID: 33-002-110  
Lat/Long bldg dot: 41 15 1.12 N, -76 55 49.56 W  
FMV: \$144,700



Street Address: 227 Broad St.  
Parcel ID: 33-002-113  
Lat/Long bldg dot: 41 15 0.88 N, -76 55 47.46 W  
FMV: \$67,570



Street Address: 231 Broad St.  
Parcel ID: 33-002-114  
Lat/Long bldg dot: 41 15 0.72 N, -76 55 46.84 W  
FMV: \$73,530

Project: PP20  
(MONTORRET 0001)



Street Address: 233 Broad St.  
Parcel ID: 33-002-114.A  
Lat/Long bldg dot: 41 15 0.60 N, -76 55 46.60 W  
FMV: \$61,050



Street Address: 251 Broad St.  
Parcel ID: 33-002-119  
Lat/Long bldg dot: 41 15 0.14 N, -76 55 42.76 W  
FMV: \$114,980



Street Address: 243 Broad St.  
Parcel ID: 33-002-115  
Lat/Long bldg dot: 41 15 0.82 N, -76 55 45.61 W  
FMV: \$214,900



Street Address: 255 Broad St.  
Parcel ID: 33-002-120  
Lat/Long bldg dot: 41 15 0.15 N, -76 55 42.25 W  
FMV: \$119,660



Street Address: 245 Broad St.  
Parcel ID: 33-002-116  
Lat/Long bldg dot: 41 15 0.46 N, -76 55 44.39 W  
FMV: \$81,290



Street Address: 155 Crawford Alley  
Parcel ID: 33-002-700  
Lat/Long bldg dot: 41 15 4.28 N, -76 55 51.75 W  
FMV: \$90,970



Street Address: 249 Broad St.  
Parcel ID: 33-002-117  
Lat/Long bldg dot: 41 15 0.21 N, -76 55 43.52 W  
FMV: \$77,940



Street Address: Lloyd Alley  
Parcel ID: 33-002-706  
Lat/Long bldg dot: 41 15 13.89 N, -76 55 43.16 W  
FMV: \$103,360

*Italic text designates repetitive-loss properties*

# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** PP21 (LOY RET 0002)

## PROJECT CONTACT

**NAME:** Mary Ellen Rodgers/ Joe Gerardi  
**TITLE:** Hazard Red Planner/ Permit Officer  
**AGENCY:** County of Lycoming  
**ADDRESS:** 48 West Third St  
Williamsport, PA

**PHONE:** 570-320-2130

**LOCATION OF PROJECT:** See Map Book (Map 116) and Photo Pages

**Elevation** unknown

**certificate** N

**Flood Insurance** unknown

**Date of verification** \_\_\_\_\_

## BRIEF DESCRIPTION OF PROJECT:

*This project would involve the elevation of utilities or structures of six residential structures in the floodway and floodway fringe of Loyalsock Creek. Three of the structures are on one parcel on Barney's Drive. These six residential structures sit on the bank of Loyalsock Creek across the Broad Street Bridge from the Montoursville Levee Project.*

**Estimated Project Cost:** \$ 150,000

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE:** TBD

## BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:

*Four of these structures are repetitive loss. Removal of these properties would reduce flood insurance losses. This project is a contingency project based on the outcome of the US ACE Montoursville Levee Project. If the levee project is completed, the railroad bridge may be removed, possibly lowering flood elevations in the Barney's Drive area. Once that project is completed, there may still be a need for further elevation of these structures or their utilities.*

## COMMUNITY RANKING SCORE:

*Loyalsock Priority Contingency Plan for Priority 5/Countywide Priority 2:21*

*(This project would move up the ranks if removal of the railroad bridge is not feasible.)*

Project: PP21  
(LOY ACQ 0002)



Street Address: 2986 Barneys Dr.  
Parcel ID: 26-004-200  
Lat/Long bldg dot: 41 1459.14 N, -76 56 11.20 W  
FMV: \$78,290



Street Address: 2974 Barneys Dr.  
Parcel ID: 26-004-200.A  
Lat/Long bldg dot: 41 14 58.98 N, -76 56 11.99 W  
FMV: \$79,330



Street Address: 2984 Barneys Dr.  
Parcel ID: 26-004-202  
Lat/Long bldg dot: 41 14 6.87 N, -76 56 10.77 W  
FMV: \$98,230

*Parcel ID: 26-004-204.C  
FMV: \$260,330  
(3 structures on same parcel)*



*Street Address: 2970 Barneys Dr.  
Lat/Long bldg dot: 41 14 55.32 N, -76 56 15.29 W*



*Street Address: 2968 Barneys Dr.  
Lat/Long bldg dot: 41 14 56.40 N, -76 56 15.95 W*



*Street Address: 2964 Barneys Dr.  
Lat/Long bldg dot: 41 14 55.57 N, -76 56 13.86 W*



# HAZARD MITIGATION PROJECT OPPORTUNITY FORM

**DATE:** 2004Nov1

**NAME OF PROJECT:** *Countywide 2: NRP3*

## **PROJECT CONTACT**

**NAME:** *Mary Ellen Rodgers*  
**TITLE:** *Hazard Red Planner*  
**AGENCY:** *County of Lycoming*  
**ADDRESS:** *48 West Third St*  
*Williamsport, PA*  
**PHONE:** *570-320-2130*

**LOCATION OF PROJECT:** *Countywide*

**Elevation** *NA* **certificate** *NA*  
**Flood Insurance** *NA* **Date of verification**

## **BRIEF DESCRIPTION OF PROJECT:**

*Adopt a Countywide Stormwater Management Ordinance and advocate Best Management Practices (BMPs) with quantity and rate.*

**Estimated Project Cost:** *TBD*

## **BRIEF DESCRIPTION OF PROBLEM TO BE SOLVED:**

*The County will adopt a Comprehensive Stormwater Management Ordinance and develop a model ordinance for local municipalities to use.*

**SOURCE OF FUNDING FOR NON-FEDERAL SHARE OF FEASIBILITY STUDY:** *TBD*

**COMMUNITY RANKING SCORE:** *Countywide 2*