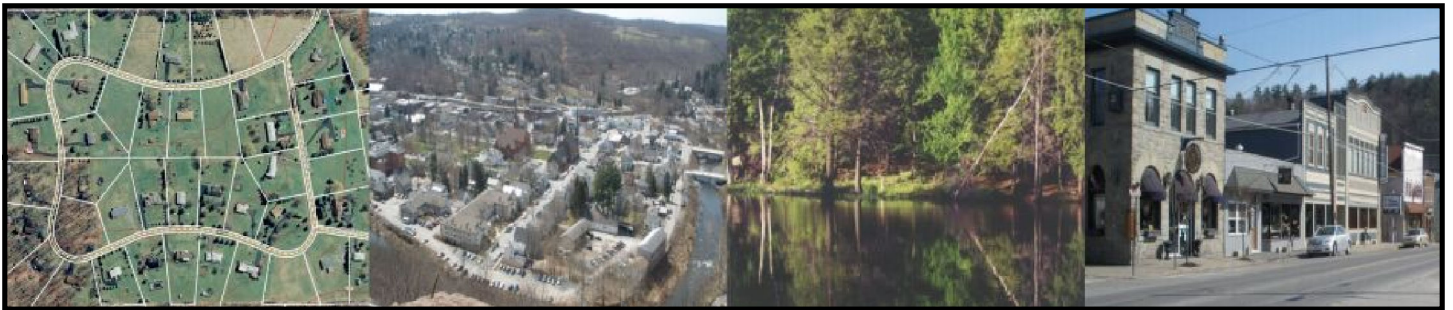
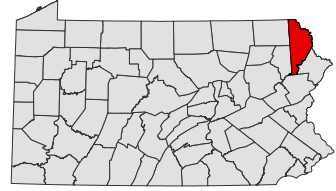


# Wayne County, Pennsylvania

## Planning Commission



Annual Report

2012



Edward J. Coar  
Director of Planning

Wayne County  
Department of Planning/GIS  
925 Court Street  
Honesdale, PA. 18431

BOARD MEMBERS

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February 28, 2013

Wayne County Commissioners

Brian W. Smith, Chairman  
Jonathan A. Fritz  
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Dear Commissioners:

On behalf of the Wayne County Planning Commission and the Department staff, I am pleased to present to you the 2012 Annual Report.

Act 247, the Pennsylvania Municipalities Planning Code, requires all planning agencies to prepare a written report annually to the governing body. We have traditionally used this opportunity to not only meet the requirement of state law, but also as an opportunity to inform the public of planning issues in Wayne County. It also helps share information with local governments for whom we are a resource.

The planning staff has continued to work with local municipalities as they work through their planning issues and serve on a daily basis assisting them in their tasks.

The assimilation of both the Planning and Geographic Information Systems (GIS) Departments into one department continued through the year. It is always a challenging experience when consolidating offices and I am proud of the progress the entire staff has made and their patience and acceptance of the fine-tuning over the past year. Our goal will continue to be the delivery of planning and GIS services to Wayne County to the best of our abilities.

In 2012 the staff reviewed 123 subdivision and land development applications. These applications involved 97 new lots and 100 lot additions (lot improvements). Thirty seven new lots were created in Damascus, more than any other municipality, but 31 of those lots were the re-subdivision of Farmstead Village into lots ranging from 10 acres to 229 acres. Farmstead Village was created in the 1970's with approximately 1,000 small lots with the expectation of central sewage which never came to fruition.

The Wayne County Subdivision and Land Development Ordinance is in effect in Dyberry, Prompton, and South Canaan. The other 25 Wayne County municipalities have adopted their own ordinance and in those, the Planning Department's role is that of review and comment, as required by Act 247.

This annual report is also available on the County's website (Planning link) at [www.co.wayne.pa.us](http://www.co.wayne.pa.us).

We look forward to working with you in 2013.

Sincerely,

Edward J. Coar  
Director of Planning/GIS

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