
THE GENERAL ASSEMBLY OF PENNSYLVANIA

SENATE BILL

No. 1172 Session of
2024

INTRODUCED BY BARTOLOTTA, APRIL 22, 2024

REFERRED TO STATE GOVERNMENT, APRIL 22, 2024

AN ACT

1 Authorizing the Department of General Services, with the
2 approval of the Governor, to grant and convey to Franklin
3 Township, Greene County, certain lands situate in Franklin
4 Township, Greene County.

5 The General Assembly of the Commonwealth of Pennsylvania
6 hereby enacts as follows:

7 Section 1. Conveyance in Franklin Township, Greene County.

8 (a) Authorization.--The Department of General Services, with
9 the approval of the Governor, is authorized on behalf of the
10 Commonwealth of Pennsylvania to grant and convey to Franklin
11 Township, located in Greene County, certain land and buildings
12 situate in Franklin Township, Greene County, for fair market
13 value, under terms and conditions to be established in an
14 agreement of sale.

15 (b) Property description.--The property to be conveyed under
16 this section consists of approximately 0.6485 acres and any
17 improvements thereon, bounded and more particularly described as
18 follows:

19 ALL THAT CERTAIN tract of land situate in Franklin Township,

1 Greene County, Pennsylvania, more particularly bounded and
2 described as follows:

3 Beginning at a 4 inch steel casing with concrete, at the edge
4 of the right of way of Willow Road, Township Road 571, lands now
5 or formerly of the Commonwealth of Pennsylvania, Department of
6 General Services, and lands now or formerly of Daniel Greenlee;
7 thence by lands now or formerly of the Commonwealth of
8 Pennsylvania, Department of General Services, and lands now or
9 formerly of Daniel Greenlee, North 65 degrees 29 minutes 40
10 seconds West 200.00 feet to a 4 inch steel casing with concrete,
11 the place of BEGINNING; thence by lands now or formerly of
12 Daniel Greenlee, South 20 degrees 48 minutes 30 seconds West
13 105.00 feet to an iron pin; thence by lands now or formerly of
14 Jack E. Williams OR Daniel Greenlee, North 54 degrees 33 minutes
15 57 seconds West 93.87 feet to an iron pin; thence by same, North
16 60 degrees 35 minutes 19 seconds West 194.08 feet to an iron
17 pin; thence by same, North 46 degrees 30 minutes 00 seconds West
18 182.62 feet to an iron pin; thence by lands now or formerly of
19 the Commonwealth Pennsylvania, Department of General Services,
20 South 66 degrees 53 minutes 02 seconds East 431.58 feet to a 4
21 inch steel casing with concrete, the place of BEGINNING.

22 CONTAINING 0.6485 of an Acre, according to an Exhibit for the
23 Commonwealth of Pennsylvania, Department of General Services,
24 dated May 14, 2021.

25 BEING a portion of the same tract of land which was conveyed
26 to the Commonwealth of Pennsylvania, acting by and through The
27 Department of General Services, by The General State Authority,
28 by Deed dated June 16, 1989, and recorded January 18, 1990 in
29 the Recorder's Office of Greene County, Pennsylvania in Record
30 Book Vol. 74, page 895, and designated as Tract No. 3 therein.

1 Being a portion of Tax Parcel No. 07-07-114D.

2 (c) Easements, servitudes and rights of others.--The
3 conveyance shall be made under and subject to all lawful and
4 enforceable easements, servitudes and rights of others,
5 including, but not limited to, streets, roadways and rights of
6 any telephone, telegraph, water, electric, gas or pipeline
7 companies, as well as under and subject to any lawful and
8 enforceable estates or tenancies vested in third persons
9 appearing of record, for any portion of the land or improvements
10 erected thereon.

11 (d) Prohibited use.--Any conveyance authorized under this
12 section shall be made under and subject to the condition, which
13 shall be contained in the deed of conveyance, that no portion of
14 the property conveyed shall be used as a licensed facility, as
15 defined in 4 Pa.C.S. § 1103 (relating to definitions), or any
16 other similar type of facility authorized under State law. The
17 condition shall be a covenant running with the land and shall be
18 binding upon the grantee, its successors and assigns. If the
19 grantee, its successors or assigns permit any portion of the
20 property authorized to be conveyed under this section to be used
21 in violation of this subsection, the title shall immediately
22 revert to and revest in the grantor.

23 (e) Conditions and restrictions.--The Secretary of General
24 Services may include in the deed of conveyance any covenants,
25 conditions or restrictions on the property as determined to be
26 in the best interests of the Commonwealth.

27 (f) Easements.--The Department of General Services is
28 authorized, on behalf of the Commonwealth of Pennsylvania, to
29 grant any easements benefiting the property to be conveyed, or
30 to retain any easements from the property to be conveyed, as the

1 Secretary of General Services shall determine to be necessary or
2 appropriate.

3 (g) Deed.--The conveyance shall be made by a special
4 warranty deed to be executed by the Secretary of General
5 Services in the name of the Commonwealth of Pennsylvania.

6 (h) Local ordinances.--The conveyance shall be exempt from
7 the requirements of the Franklin Township subdivision and land
8 development ordinance.

9 (i) Costs and fees.--Costs and fees incidental to this
10 conveyance shall be borne by the grantee.

11 (j) Expiration.--If the conveyance authorized under this
12 section is not completed within two years after the effective
13 date of this section, the authority contained under this section
14 shall expire.

15 (k) Proceeds.--The proceeds from the conveyance authorized
16 under this section shall be deposited into the General Fund.
17 Section 2. Effective date.

18 This act shall take effect immediately.