

LEGAL NOTICE

IN THE MATTER OF PROCEEDINGS BY THE REDEVELOPMENT AUTHORITY OF THE CITY OF ERIE FOR THE CONDEMNATION OF PROPERTY OF: **CRYSTAL D. GLEASON; ZIMBAR, LLC; HOPEFUL DOMES, LLC; JASON B. OLSEN; LILLIAN TEMONOFF, LORAIN WYANT AND LORETA BRITTON, Sole Heirs of MICKEY TEMONOFF AND VERA TEMONOFF (Deceased); LOUIS J. BIANCARDI, JR. AND CAROLA A. BIANCARDI; JERRY J. JENKINS, JR.; JOHN BRUNSEN; BOB LEE POGUE; A.J. ADAMS; CLARENCE NOBLE.**

OWNERS OR REPUTED OWNER(S)

IN THE COURT OF COMMON PLEAS OF ERIE COUNTY, PENNSYLVANIA

DOCKET NO: 2022-12734

EMINENT DOMAIN

NOTICE OF CONDEMNATION

In accordance with Section 305 of the Eminent Domain Code of 1964, Pa. C.S. §305, the Redevelopment Authority of the City of Erie (the "Authority") hereby notifies the owner(s) or reputed owner(s) (hereinafter "Condemnee(s)"), and any mortgage holder and/or lienholder of record that:

1. The property referenced below has been condemned by the Authority for the purposes of elimination of blight and promotion of urban renewal and rehabilitation pursuant to its authority under the Urban Redevelopment Law at 35 P.S. §§1701, 1712 and 1712.1.
2. A Declaration of Taking was filed on the date referenced below in the Court of Common Pleas of Erie County, Pennsylvania at the term and number referenced below.
3. The filing of the Declaration of Taking and this Notice of Condemnation were authorized by Resolution of the Authority, adopted at a meeting on the date referenced below, and the Resolution may be examined at the office of the Authority set forth in Paragraph 5 below.
4. The Condemnees and the Properties being condemned, including the docket numbers at which the Declarations of Taking were filed, are as follows:

Condemnee(s)	Mortgagee(s) or Lienholders unable to be served	Address of Condemned Property	Tax Index Number of Condemned Property	Court Docket Number	Date of Public Meeting	Declaration of Taking Filing Date
Crystal D. Gleason		717-719 West 5th Street Erie, PA	(17) 4023-107	2022-12734	10/10/2022	11/21/2022
Zimbar, LLC c/o John J. Baranski, Jr., Esq.		630 East 9th Street, Erie, PA	(15) 2031-227	2022-12734	10/10/2022	11/21/2022
Hopeful Domes, LLC		934 West 17th Street, Erie, PA	(16) 3043-225	2022-12734	10/10/2022	11/21/2022
Jason B. Olsen		540 East 23rd Street, Erie, PA	(18) 5022-240	2022-12734	10/10/2022	11/21/2022
Lillian Temonoff, Lorain Wyant and Loreta Britton, Sole Heirs of Mickey Temonoff and Vera Temonoff (Deceased)	National City c/o First American Equity Loan Services; Signal Consumer Discount Company	1105 East Avenue, Erie, PA	(15) 2046-314	2022-12734	10/10/2022	11/21/2022
Louis J. Biancardi, Jr. and Carol A. Biancardi		1737 West 6th Street, Erie, PA	(17) 4118-307	2022-12734	10/10/2022	11/21/2022
Jerry J. Jenkins, Jr.		236 East 24th Street, Erie, PA	(18) 5010-134	2022-12734	10/10/2022	11/21/2022

John Brunsen		729 East 24th Street, Erie, PA	(18) 5031-214	2022-12734	10/10/2022	11/21/2022
Bob Lee Pogue		711 West 18th Street, Erie, PA	(19) 6020-207	2022-12734	10/10/2022	11/21/2022
A.J. Adams		602 West 9th Street, Erie, PA	(16) 3035-200	2022-12734	10/10/2022	11/21/2022
Clarence Noble		1012 Ash Street, Erie, PA	(15) 2027-204	2022-12734	10/10/2022	11/21/2022

5. The Condemnor is the Redevelopment Authority of the City of Erie, whose offices are located at 626 State Street, Room 107, Erie, PA 16501.
6. The nature of the title acquired in and to the condemned property is fee simple title.
7. The Authority Condemnor has secured the payment of just compensation for the Condemnees by the filing with the Declaration of Taking a bond, without surety, payable to the Commonwealth of Pennsylvania, for the use of the owner of the property interests condemned, the condition of which shall be that the Condemnor shall pay the damages determined by law as authorized by 26 Pa.C.S. §303(a).
8. A detailed written offer of just compensation based on the fair market value of the condemned property, which amount compensates the Condemnees for any loss sustained as a result of the condemnation of the property, has been prepared. Please contact Attorney Eugene C. Sundberg, Jr. at Marsh Schaaf, LLP, 300 State Street, Suite 300, Erie, PA 16507, (814) 456-5301 during normal business hours to receive your written offer of just compensation and/or to review full copies of the Declaration of Taking and Notice of Condemnation.

IF THE CONDEMNED WISH TO CHALLENGE THE POWER OR THE RIGHT OF THE REDEVELOPMENT AUTHORITY OF THE CITY OF ERIE AS CONDEMNOR TO APPROPRIATE THE CONDEMNED PROPERTIES, THE SUFFICIENCY OF THE SECURITY, THE PROCEDURE FOLLOWED BY THE CONDEMNOR, OR THE DECLARATION OF TAKING, THE CONDEMNED ARE REQUIRED TO FILE PRELIMINARY OBJECTIONS WITHIN THIRTY (30) DAYS AFTER THE DATE OF PUBLICATION OF THIS NOTICE.

REDEVELOPMENT AUTHORITY OF THE CITY OF ERIE
 Eugene C. Sundberg, Jr., Esquire, Marsh Schaaf, LLP
 300 State Street, Suite 300, Erie, PA 16507 (814) 456-5301

Jan. 6

LOOKING FOR A LEGAL AD PUBLISHED IN ONE OF PENNSYLVANIA'S LEGAL JOURNALS?



- ▶ Look for this logo on the Erie County Bar Association website as well as Bar Association and Legal Journal websites across the state.
- ▶ It will take you to THE website for locating legal ads published in counties throughout Pennsylvania, a service of the Conference of County Legal Journals.

LOGIN DIRECTLY AT WWW.PALEGALADS.ORG. IT'S EASY. IT'S FREE.