

IN THE COMMONWEALTH COURT OF PENNSYLVANIA

Southpointe Golf Club, Inc.,	:	
Appellant	:	
	:	
v.	:	No. 1420 C.D. 2019
	:	
Southpointe Property Owners'	:	
Association, Inc.; Redevelopment	:	
Authority of the County of Washington;	:	
R&M Investment Group LLC;	:	
Technology Drive LLC; Ansys, Inc.;	:	
Crown Castle USA, Inc.; 701	:	
Technology Drive Partners L.P.;	:	
Creehan Properties, LP; SPCDMG LTD;	:	
1750 East Realty, L.L.C.; Landmark	:	
Limited Partnership; Southpointe Rink	:	
Assoc L.P.; Centimark Corporation;	:	
Southpointe 16 Associates;	:	
Kossmann-Phoenix Limited Partnership;	:	
Andritz Metals, Inc., f/n/a Bricmont,	:	
Inc., f/n/a Andritz Bricmont, Inc.;	:	
Hershey Leasing Company, LP; Champ	:	
Investment Limited Partnership; Creehan	:	
Properties 151, LP; Auma Actuators Inc.;	:	
Mark K. German; Accutrex Products,	:	
Inc.; Southpointe #4 Green Associates;	:	
Four Thousand Nine Hundred West	:	
Broad Street Laundry, LLC a/k/a 4900	:	
West Broad Street Laundry, LLC an	:	
Ohio limited liability company n/k/a	:	
Fairway View, LLC; Southpointe 375	:	
Associates, L.P.; Mercedes De Quevedo	:	
Freemon 2007 Living Trust, Philip G.	:	
and Richard A. Freemon Trustees;	:	
Lexington TNI Canonsburg, LP; Summit	:	
& Plaza II Holdings LP; Ronald M.	:	
Kean & R. George Yurasko and	:	

Frederick A. Farrell Trustees of United :
Food & Commercial Workers, Local :
Union 23; Nelson M. and Darlene M. :
Heeter; Southpointe/Miller Limited :
Partnership; 501 Technology Partners, :
LLC; Schenley Center Assoc II LP; :
121 Champion LLC; Technology Drive, :
LLC; KRB Development Co., L.P.; :
Fountainhead Southpointe Associates; :
Southpointe Hotel and Conference Center :
L.P., Summit & Plaza II Holdings, LP; :
Dialysis Clinic, Inc.; Ages Associates LP :
Washington County Authority; Lawrence :
and Kimberly A. Melen; Donald K. and :
Pamela B. Robinson; Sophia C. Sarris; :
William A. and Kathleen Baron; :
Everett E. Dunn and Connie A. Dunn, :
Trustees Of The Dunn Revocable Trust :
dated November 13, 2008; James E. and :
Tracey L Jacobs; Thomas P. Kazas and :
Sandra Frank- Kazas; Brett E. Murawski :
and Kelly J. Chaney; Walter E. and :
Barbara A. Kryspin; Gary M. Stefansky :
and Suzanne A. Orbanick-Stefansky; :
Mark and Lauren M. Lega; Andrew J. :
and Maureen L. Kicinski; Betty Harris :
Rainier Revocable Trust dated May 15, :
2012, Betty Harris Rainer Trustee; :
Jeffrey J. and Janene M. Jost; Mary Jane :
Broglia; Cary D. Cowden; Louis V. and :
Elizabeth Valente; Ronald L. and :
Elaine C. Friedman; Paul Robert and :
Regina M. Johnston; Guthrie and Viola :
Taboni; Patrick G. and Lyn C. McGinnis; :
James H. and Donna J. White; Richard :
Otter and Deborah C. Friedrich; :
Joseph J. and Mary Ann Brown; :
Bruce E. and Margaret A. Hough; :

Raymond W. Sauer, Jr. and Helen F. :
Sauer; Geno A. and Justine Pisciotano; :
John P. and M. Kathleen Fox; Richard A. :
and Sharon Barcelona; Geno R. and :
Cynthia N. Levi; Steven W. and Melissa :
Ann Chesher; Mark S. and Gen Cameron :
Wilson; William K. and Patricia :
Snodgrass; Jeffrey M. Angela D. Abbott; :
David A. and Mary E. Fetchko; Louis :
and Joellyn Barletta; Kevin F. Owsiany; :
John C. and Arlene E. Stankus; :
Douglas R. and Melissa L. Hodinko; :
Elizabeth E. and Daniel F. Vorum; :
Fairway Landings Townhouses of :
Southpointe Assn. Inc.; Kevin and :
Doreen Lynn Ruffe; Terri Bush Brown; :
William B. and Connie Gross; Wendy :
Jean Obrien; Paul B. DeFazio; :
David A. Ross; Griffith Family Trust, :
Peter D. Friffith and Bonnie L. Griffith, :
Trustees; Peter H. and Joyce I. Phillips; :
William R. Piper and Linda O'Leary; :
Regis J. McKenzie, III; Gayla R. Hagg; :
Steven Specca; Tony L. and Jan B. :
Angelle; Ruth A. Lutz, Trustee For The :
Lutz Family Trust; William J. and :
Deborah A . Harrison; Roger D. :
Graham, Jr. and Mary Ann Graham; :
Patricia K. Hazen; Heart & Seoul :
Productions, LC a Michigan limited :
liability company, Stephanie L. Kubik; :
Michele A Docchio; John S. and :
Ellen J. Steigerwald; Marilyn I. :
Goodwill; Corinne McCullough; :
Phillip J. Falconi; Mark E. :
Nance; Walter M. Castro; Lynn A. :
Deppen; Michael W. and Kathy Smith; :
Mark I. Linn and Renee A. Battistone; :

Varun Mishra; David Harkreader and :
Lynne D. Dunn; Southpointe Holdings, :
LLC; Jeffrey H. and Jonelle M. :
Stambaugh; Luca Zoia and Chiara :
Gonin; Katheryn Leigh Tate; Alexandra :
Kusturiss; John A. and Marianne Zywan; :
Jeffrey J. Livolsi; Christopher J. and :
Lyn R. Logelin; Thomas J. and Betty J. :
Zayac; Douglas B. Blobner Revocable :
Living Trust, dated October 20, 2010, :
Douglas B. Blobner Trustee; Robert S. :
and Janet M. Camel; Richard K. and :
Penny Ann L. Thomas; Eric J. and :
Connie I. Bruce; Wayne Trust Walter K. :
and Virginia M. Wayne Trustees; :
Subhash Joon; Derek A. Rice; :
Gregory A. Karabetsos; Janet Torriero; :
John and Carol Riddle; Donald L. and :
Margret S. Hocevar; Mary Kay Graziano; :
Margaret K. Fischer; Thomas Lee and :
Allyson Ann Fritz; Samuel J. Rodgers :
and Rebecca L. Black; Edmond A. and :
Susan Marie Cononge; Robert F. Milinski :
and Stanley J. Zawacki; Roslyn Corton; :
Ying Wei; Marlene V. Pierotti Revocable :
Trust, Marlene V. Pierotti, Trustee; :
Richard C. Goodwill; Timothy J. and :
Carmen Cecilia Aitken; Joe and Anne :
Trask; Bonita L. Sidick; David H. and :
Victoria L. Smith; Alice F. Dagg Trust; :
Alice F. Dagg Trustee; Larry J. and :
Catherine A. Cavallo; Cindy Rice-Andrea :
and Richard Andrea; Dolores Kara :
Revocable Trust Dolores Kara Trustee; :
Bernard John Hobach 2001 Irrevocable :
Trust, Bernard J. Hobach, Trustee; :
Nancy E. Flynn; Paul J. and Geraldine :
McKosky; Melelaos and Kiki Dumas :

Living Trust dated December 20, 1999, :
Menealaos Doumas and Kiki Doumas, :
Trustees; Richard J. Kawalek; Patricia :
Nan Daum; Lynda L. Kelly; Charles W. :
and Dawn Lynn Fike; Norman Michael :
Revocable Trust, Alice J. Michael :
Trustee; Earl L. and Maria A. :
Romesberg; William R. and Jennifer S. :
Davis; Derek Peabody and Ashley R. :
Pawlish; Joseph A. and Amy L. Wateska; :
Gary D. and Karen L. Smith; Ronald M. :
and Eva M. Bozick; Robert J. :
Braithwaite, Sr., and Mary T. :
Braithwaite; Phillip J. Binotto, Jr. and :
D. Jill Binotto; William S. and Laura K. :
Tate; Shaney L. Rudar; Scott T. and :
Lauren Dooley; Raymond R. Parry, Sr. :
and Barbara L. Parry; David A. and :
Cheryl S. Bayne; Frank C. Botta; :
Michael J. and Irene A. Fostyk; :
Timothy P. and Stephanie Galloway; :
Peter F. and Deborah L. Singleton; :
Richard Dean and Judith Ellen :
McAllister; Paul V. Ambrose Family :
Trust, Paul V. Ambrose and Gloria J. :
Ursitz Trustees; Dennis P. and Pamela J. :
Weakland; Richard K. Miller; Camille M.:
Herbert; Arthur and Ellen Mezerski; :
Scott C. and Laurel L. Sanders; Ruth :
Ann Falconi; Bernard J. Shaughnessy, Jr. :
and Melissa J. Shaughnessy; Justin R. :
Domachowski; Ronald J. and Natalie A. :
Aiello; Scott Cook; Southpointe :
Development LLC d/b/a Southpointe :
Apartments; Terry Ann McCaffrey; :
Renee Cavlovich; Doreen V. Latona; :
Robert Premro; Adrienne L. Compeggie; :
William H. and Phyllis J. Savatt; :

George S. Villani; Mark Borden; :
 Herbert F. and Ana L. Balzuweit; :
 Adam J. Fulton; GL Harakal Group, Inc; :
 Gerald Thomas and Rebecca Marie :
 Mathews; Tammi R. Brown; Fairway :
 View, LLC; Scott and Alana Hudson; :
 Alvin and Patricia Miller; Robert A. :
 Simmers; Lynn S. Frank; Benjamin M. :
 Neenan and Paige Williamson Neenan; :
 Mac & Mac Properties LLC; Brett J. :
 Ross; Mark E. and Jeanne E. Becker; :
 Susan P. Armstrong; Susan R. Passante; :
 Cory Bak; Rahul Bazaz; Lee and Alexis :
 Wetzel; Scott T. Dooley; Kenneth and :
 Linda Matz; James J. Ratti; Janelle :
 Vicinelly; John, Jr. and Deanna R. Lubic; :
 William L. Lyons, IV; Gerald W. and :
 Susan M. Horton; Pamela C. Polacek; :
 Joel Hatfield; Joan Doerschner Enz; :
 Charles J. Stefko; Randy W. and :
 Cathy J. Bell; Christian and Rochelle A. :
 Delgado; Helga E. Kercher; James :
 Franklin Realty LLC; Timothy :
 McManama; C. Scott and Patricia R. :
 Warman; Margot A. Vaughan; :
 Richard C. and Dianna L. Sponaule; :
 Anthony K. Gianettino and :
 Ironwood/Wedgewood Homeowner's :
 Association, Inc.; Fairway Landings :
 Townhomes of Southpointe Association, :
 Inc.; and The Fairways Condominium of :
 Southpointe Association, Inc. :

PER CURIAM

ORDER

NOW, June 22, 2021, having considered Appellant's application for
 reargument and Appellees' answers in response thereto, the application is denied.