

**POCONO TOWNSHIP PLANNING COMMISSION  
REGULAR MEETING MINUTES  
NOVEMBER 14<sup>th</sup>, 2016  
7:00 P.M.**

The Pocono Township Planning Commission Regular Meeting was held on November 14<sup>th</sup>, 2016 at the Pocono Township Municipal Building, Tannersville, PA, and opened by Chairman Ron Swink at 7:00 p.m. by the Pledge of Allegiance.

**ROLL CALL:** Ron Swink, present, Scott Gilliland, present; Marie Guidry, present; Robert Demarest, absent; Robert DeYoung, present; Dennis Purcell, present; and Jeremy Sawicki, present.

Lisa Pereira, Planning Commission Solicitor; and Jon Tresslar, Township Engineer; Charles Vogt, Township Manager; and Pamela Finkbeiner, Township Secretary; were present.

**ACKNOWLEDGEMENT OF COMMENTS:** Chairman R. Swink noted the Planning Commission meets the 2<sup>nd</sup> and 4<sup>th</sup> Monday of each month at 7:00 p.m. to 9:00 p.m. The board will address 5 comments per plan and noted each visitor has the right to comment at this time or before any action is taken on a matter.

**CORRESPONDENCE:**

**TIME EXTENSION LETTERS:**

- a) Camelback Hotel and Lot 13 - Time extension until January 16<sup>th</sup>, 2017.
- b) Sanofi Tier 1 parking lot - Time extension sixty (60) days.

**MANAGER'S REPORT:** C. Vogt noted the SALDO ordinance hearing is scheduled for 11/21/2016.

**PUBLIC COMMENTS:** Jeff Durney, Solicitor, representing the Brookdale project, requested the Board consider a public meeting to discuss the petition for an overlay zone. Discussion followed. No action taken.

**MINUTES:**

D. Purcell made a motion, seconded by S. Gilliland, to approve the minutes of the 10/24/2016 meeting. J. Sawicki abstained. All in favor. Motion carried.

**NEW PLANS AND SUBMISSIONS FOR PLANNING COMMISSION REVIEW: None**

**FINAL PLANS UNDER CONSIDERATION:**

Kelly Minor Subdivision - 2 Lot minor subdivision. The plans were administratively accepted at the 09/26/2016 P.C. mtg. Deadline for consideration 12/25/2016. Review No. 1 distributed 10/18/16. Tabled at the 10/24/2016 mtg. Received revised plans via email on 11/10/16. Christopher Kelly, owner; and Frank Smith, Frank J. Smith, Jr. Inc., represented the plan. Discussion followed on Note 2 of the review letter - Section 402.C.1, lot width. J. Sawicki made a motion, seconded by M. Guidry, to table the Kelly Minor Subdivision Plan. All in favor. Motion carried.

**PRELIMINARY PLANS UNDER CONSIDERATION:**

Sheldon Kopelson - Commercial Development (Lot 3) - Plan accepted at the 08/13/2013 P.C. mtg. Tabled at the 10/24/2016 mtg. Deadline for consideration is 06/30/2016. S. Gilliland made a motion, seconded by J. Sawicki, to table the Sheldon Kopelson - Commercial Development (Lot 3) All in favor. Motion carried.

Spa Castle Land Development - Plan accepted at the 12/14/2015 mtg. Plan fees paid. Planning modules rejected by the Commissioners. Tabled at the 10/24/2016 mtg. A time extension letter was received until 04/17/2016. Discussion followed on the status of the plan. M. Guidry made a motion, seconded by B. DeYoung, to table the Spa Castle Land Development Plan. All in favor. Motion carried.

Camelback Lot 13 and Hotel - Plan fees paid. Plan was accepted at the 07/25/2016 mtg. the plan was tabled at the 10/24/2016 mtg. D. Purcell made a motion, seconded by S. Gilliland, to table the Camelback Lot 13 and Hotel LDP. All in favor. Motion carried.

Sanofi Pasteur Tier One Parking Deck - Plan fees paid. The Plan was accepted at the 07/11/2016 Mtg. The plan was tabled at the 10/24/2016 mtg. J. Sawicki made a motion, seconded by D. Purcell, to table the Sanofi Pasteur Tier One Parking Deck. S. Gilliland abstained. All in favor. Motion carried.

Sanofi Pasteur Discovery Drive Turn Lane Land Development - Plan was accepted at the 10/24/2016 P.C. mtg. Deadline for consideration is 1/22/2017. Review No. 1 was distributed 10/24/2016. J. Sawicki made a motion, seconded by D. Purcell, to table the Sanofi Pasteur Discovery Drive Turn Lane Land Development Plan. S. Gilliland abstained. All in favor. Motion carried.

**PRESENTAION OF VARIANCE, SPECIAL EXCEPTIONS, CONDITIONAL USE, ET AL, APPLICATIONS:** None  
**UNFINISHED BUSINESS:**

**NEW BUSINESS:**

M. Guidry made a motion, seconded by S. Gilliland, to cancel the 11/28/2016 P.C. meeting due to the Township offices being closed. All in favor. Motion carried.

**DISCUSSIONS:**

Discussion of proposed future plans, MS-4 and impact ordinance for pollution, Brookdale Petition, and draft signage ordinance.  
J. Sawacki made a motion to request guidance from the Board of Commissioners for the Brookdale Petition - Discussion followed. J. Sawicki withdrew his motion.

**ADJOURNMENT:** B. DeYoung made a motion, seconded by J. Sawicki, to adjourn the meeting at 8:20 p.m. All in favor. Motion carried.