

**Pocono Township Board of Commissioners
Regular Meeting Minutes
October 17, 2022 | 6:00 p.m.**

The regular meeting of the Pocono Township Board of Commissioners was held on October 17, 2022 and was opened by Vice President Jerrod Belvin at 6:00 p.m. followed by the Pledge of Allegiance.

Roll Call: Jerrod Belvin, present; Ellen Gnadtt, present; Jerry Lastowski, present; Keith Meeker, present; and Rich Wielebinski, present via Zoom.

In Attendance: Leo DeVito, Township Solicitor; Jon Tresslar, Township Engineer; Shawn Goucher, Acting Chief of Police; Robert Sargent, Public Works Supervisor; and Jennifer Gambino, Administrative Assistant.

J. Belvin made a motion, seconded by J. Lastowski, to suspend the agenda to move up swearing-in of new Pocono Township Police Officer Alex Bagley by Magisterial District Judge Daniel Kresge. All in favor. Motion carried.

Public Comment

Elina Braverman (Resident) – Concerned regarding sewer capacity reservations for Core5. Urged the item be tabled.

Mary Mclsaac (Jackson Resident) – Shared ongoing concern regarding Core5. Expressed concerns about wetlands, sewage, and stormwater.

Elizabeth Casciano (Resident) – Licensed real estate agent with concerns regarding Core5 and short-term rentals. Discussed impact of warehouses and industrial use on property values.

Vitaliy Braverman (Resident) – Spoke regarding Core5 concerns. Stated belief that Core5 has not completed impact analysis and expressed concerns about fire suppression water needs.

Joshua Knapp (Resident) – Asked question pertaining to tabling.

Announcements

- The Board of Commissioners will hold a work session on Monday, October 24 at 4:30 p.m. for the purpose of discussing the 2023 Township Budget.
- Pocono Township's Trunk-or-Treat will take place on Sunday, October 30 from 3:00 p.m. to 6:00 p.m. at the Township complex. We welcome children and their families to come in costume and enjoy various treats and activities, including hayrides, throughout the day. Live music will be performed by Joe O'Malley. More information is found on our Township Facebook page.

An executive session was held prior to the meeting for personnel issues.

Hearings – None

Presentations

- Recognition of Cub Scout Pack 85 members attending meeting for advancement requirements – Scouts were in attendance to observe.

Resolutions

J. Belvin made a motion, seconded by E. Gnadtt, to approve Resolution 2022-32 authorizing the submission of an application for a Monroe County Hotel Tax Allocation for the purpose of obtaining

funding for the TLC Park Splash Pad Project in an amount not to exceed \$102,000. All in favor. Motion carried.

J. Belvin made a motion, seconded by E. Gndt, to approve Resolution 2022-33 granting conditional approval of the Minor Subdivision and Lot Line Adjustment Plan of Timothy Coover and Carla J. Coover. All in favor. Motion carried.

J. Belvin made a motion, seconded by K. Meeker, to approve Resolution 2022-34 granting conditional approval of the Lot 518 & Lot 519 Blueberry Estates Lot Combination Plan. E. Gndt asked for clarification regarding the merger and location. All in favor. Motion carried.

J. Belvin made a motion, seconded by J. Lastowski, to approve Resolution 2022-35 denying preliminary plan approval of the Blessing (Munz) Major Subdivision Plan. R. Wielebinski asked for clarification. J. Tresslar provided summary of subdivision process. A review letter was provided and no response was received. A number of deficiencies exist. All in favor. Motion carried.

Consent Agenda

- Motion to approve a consent agenda of the following items:
 - Old business consisting of the minutes of the October 3, 2022 regular meeting and October 6, 2022 special meeting of the Board of Commissioners.
 - Financial transactions through October 13, 2022 including:
 - Ratification of general fund expenditures in the amount of \$2,597.10 and sewer operating expenditures of \$511.25.
 - Ratification of gross payroll for pay period ending October 7, 2022 in the amount of \$121,120.89.
 - Vouchers payable in the amount of \$253,934.93.
 - Sewer operating fund expenditures in the amount of \$124,091.27.
 - Sewer construction fund expenditures in the amount of \$77,263.07.
 - Capital reserve fund expenditures in the amount of \$90,136.01.
 - General Fund budget adjustments in the amount of \$107,136.29 to provide additional funding for anticipated expenditures through the end of 2022.

J. Belvin made a motion, seconded by K. Meeker, to approve the consent agenda. All in favor. Motion carried.

NEW BUSINESS – None

Report of the President

Richard Wielebinski

R. Wielebinski made a motion, seconded by E. Gndt, to approve Trapasso Hotel Land Development Construction Escrow Release No. 1 in the amount of a \$128,246.85 reduction as recommended by the Pocono Township Engineer's letter dated October 3, 2022. All in favor. Motion carried.

R. Wielebinski made a motion, seconded by K. Meeker, to advertise public ordinance hearing for the amending of Chapter 398 Taxation of the Township's codified ordinances for the implementation of PA Act 57 of 2022, property tax penalty waiver provisions. Discussion regarding new home buyers. If there is a problem getting tax bills in a timely fashion, tax collector can waive the penalties. All in favor. Motion carried.

- Discussion and possible action regarding the rezoning petition request of TL Realty pertaining to a property located on Learn Road, Tax Parcel No. 12.94172. Additional discussion regarding possible rezoning of a commercial area along Learn Road to residential use.

L. DeVito indicated Mr. Lovito has requested re-zoning of small piece of property on Learn Road to Commercial. If the Board is inclined to consider, they would refer to Planning Commission for review for any comments or recommendations.

E. Gndt made a motion, seconded by J. Lastowski, to table the Lovito request. All in favor. Motion carried.

R. Wielebinski stated there is interest in rezoning another area for future discussion.

- Consideration and possible action regarding the request of The Lands of Leisure Lake at Poconos, Inc. for Pocono Township to vacate right-of-way previously associated with Wiscasset Avenue in Swiftwater near its former intersection with S.R. 611 adjacent to the former Alfredo's Pizza property.

Discussion of proposed parking area for the old Alfredo's property in Swiftwater.

- Discussion and possible action regarding Pocono Township covering the cost of road signage for Matt Connell Way, the entrance into the Northampton Community College – Monroe Campus.

R. Wielebinski made a motion, seconded by J. Lastowski, to pay for the new signs and have installation performed by Pocono Township. J. Lastowski reiterated that NCC has been a good partner for the Township and Dean Connell was always welcoming and accommodating for the Township. All in favor. Motion carried.

R. Wielebinski made a motion, seconded by K. Meeker, to grant Core5 246 Warner Road request for 29 EDUs (approximately 7,000 gallons per day). T. Muñoz relayed timeline of request, and J. Lastowski asked for clarification. Roll call: J. Belvin, yes; E. Gndt, no; J. Lastowski, yes; K. Meeker, yes; R. Wielebinski, yes. Motion carried.

R. Wielebinski made a motion, seconded by J. Lastowski, to deny Core5 Interstate 80 & TR 481 request for 13 EDUs (approximately 3,000 gallons per day). E. Gndt asked for clarification. Motion amended to include for failure to provide the requested information concerning the use of this property. Amendment accepted. All in favor. Motion carried.

Commissioner Comments

Jerrod Belvin – Vice President

- Update – PPL utility lines and possible drainage issues on Bartion Court – Need PPL to unlock the gate in-between owner's house and MCTI to inspect the retention pond in the rear that may be creating drainage issues. PPL wants homeowners to pay for the required poles. T. Muñoz will follow up.
- Update – Installation of security cameras at TLC Park – Cameras are installed and recorder is capturing the footage.

Stated a loop detector was damaged at SR 715/Sullivan Trail. A new camera system has been installed to replace the loop system.

Ellen Gndt – Commissioner

E. Gndt asked for update on curative amendment process.

Jerry Lastowski – Commissioner

- Request to host basketball programs and/or leagues in Township park(s) – No response received back to-date from requester.

Asked for update on Maula property; and asked for update on property across from Abeloff Nissan.

Keith Meeker – Commissioner - None

Reports

Police Report

- Update – PTPD Grant Applications. Completed PCCD grant that had a \$1 million allocation for PTPD for numerous Department needs. Final count was \$997,000 dollars. Grant application included more ballistic shields, a generator for the building, P-25 radios, updates to bodycam software, tazers, computers, and license plate readers.

The ballistic shields arrived at Sanofi and should be presented to the BOC soon.

- Discussion and possible action regarding COPS grant funding received and hiring of additional officer – Grant was received for \$375,000 to offset some costs of hiring new officers. E. Gndt asked for clarification. T. Muñoz indicated more officers are approaching retirement and asked if the Board would be interested in pursuing another officer from the current list of candidates. J. Lastowski is in favor of using current list for hiring before any officer retires. E. Gndt asked for further clarification.

J. Lastowski made a motion, seconded by K. Meeker, to move forward with current eligibility list of police candidates for the hiring of a new Police Officer. All in favor. Motion carried.

J. Lastowski made a motion, seconded by J. Belvin, to extend a conditional officer of employment to Kylie Tausendfreundt. All in favor. Motion carried.

Public Works Report

- Current Public Works projects – Randy Peetchatka will be mobilizing soon to get work started on the wingwalls at TLC park.
- Mountain View Park updates:
 - Update – MVP fencing project – Promax Fencing will be doing MVP fencing.
 - Update – Installation of new slide – Tentative installation of Mighty Descent Slide scheduled for next week.
- TLC Park updates.
 - Update – Dog park installation – Moving along. Ordered maglock components for the dog park gate so key fobs can be easily activated and deactivated if needed. Waiting on grant administrator from the state to make sure the list of dog park amenities included for inside the enclosure are eligible for reimbursement within the grant terms.
 - Update – TLC Park fencing projects – Mt. Pocono Fence completed installation of fence. Proceeding with 4' extensions on top of fence surrounding basketball court.

Administration – Manager's Report

- 2021 Audit complete and finalized – Forwarded to Board finalized copy of 2021 audit for review.
- 2022 Budget Work Session
 - October 24, 2022 @ 4:30 p.m.
- 2022 Township Events
 - Trunk-or-Treat – Sunday, October 30, 2022, 3 p.m. to 6:00 p.m.
 - Christmas Tree Lighting – December 3, 2022

Township Engineer Report

- Sidewalk installation for Wendy's and Turkey Hill – J. Belvin asked about Turkey Hill. J. Tresslar stated the plans were sent three weeks ago and have not heard anything since. E. Gndt asked questions pertaining to sidewalk installation and placement of Turkey Hill sidewalk.
- Engineering study for identified stormwater projects – Laurel Lake Road and Oakwood Acres – No update.

- Parking area design for Old Learn Farm open space parcel adjacent to PPL easement.
 - Easement needed from adjoining property owner (Lovito) – PPL putting paperwork together.
- Update – TASA SR 611 sidewalk project – Continuing work on the project. Just completed environmental report. E. Gndt asked whether the Township needs to secure maintenance agreements for care of planned sidewalks and asked about liability provisions. L. DeVito confirmed there is a sidewalk ordinance that addresses sidewalk installation and will confirm maintenance components.
- Update – Righthand turn lanes from Rt. 611 onto Rimrock Road and Bartonsville Avenue – No update.

S. Goucher asked about status of Sullivan Trail bridge wall. T. Muñoz gave explanation.

Township Solicitor Report

- Zoning Hearing Board updates
 - Recap: 391 Laurel Lake Road (Crawford STR appeal of enforcement action) – Had hearing and owners admitted they were operating a STR in a residential district. Anticipates favorable response.
- Local Agency Hearing
 - 11/7/22 – 2nd Local Agency Hearing Request for 249 Camelback Road (Grossi) regarding enforcement actions from 9/9/22 & 9/12/22 with permit revocation. Will advertise another local agency hearing.
- Update – Closing date for sale of Bartonsville Avenue parcel – Buyer requested additional information regarding identification of the lot being purchased and anticipate closing in middle to end of November.
- Update – Tobyhanna Act 537 Sewage Capacity Request – Will send email out to the Board with comments regarding response to capacity request.
- Update – Kelly Trust Property – Order of Court was entered that, in the event the property ever returns to its prior state, issue will go directly to Court.
- Update – Johnson Appeal Commonwealth Court argument – Waiting on decision from the Commonwealth Court.
- Update – PJJWA transfer agreement – Process is ongoing. E. Gndt asked about grant funds and timeline for when funds must be used.

J. Belvin asked about 2162 White Oak. Discussion regarding bankruptcy notice regarding the property owner.

Public Comment

Elina Braverman (Township Resident) – Thanked Township for gesture for NCC signage. Regarding Core5, cited provisions relating to conditional versus final approvals.

Mary McIsaac (Jackson Resident) – Asked how long it would take to run a sewer system for Warner Road.

Patrice Linucci (Township Resident) – Discussed the Wiscasset Avenue project. Asked for clarification regarding land development approvals.

Adjournment

J. Belvin made a motion, seconded by J. Lastowski, to adjourn the meeting at 7:51 p.m. All in favor. Motion carried.