

**Pocono Township Board of Commissioners
Regular Meeting Minutes
March 20, 2023 | 6:04 p.m.**

The regular meeting of the Pocono Township Board of Commissioners was held on March 20, 2023 and was opened by President Rich Wielebinski at 6:04 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.

In Attendance: Taylor Munoz, Township Manager; Leo DeVito, Township Solicitor; Jon Tresslar, Township Engineer; Patrick Briegel, Public Works Director; Shawn Goucher, Acting Chief of Police; Judy Acosta, Zoning Officer; and Jennifer Gambino, Administrative Assistant.

Public Comment

Charlie Trapasso (Resident) – Commended Board on improvements being made to the parks.

Announcements

- Pocono Township is bringing back the Fishing Derby to TLC Park on April 15 from 9 a.m. to noon! More information is posted on the Township's website and Facebook page. We ask that everyone pre-register, as space is limited.
- The Pocono Township Spring Cleanup will be held Thursday, April 27th through Saturday, April 29th at the Township complex. Residents are welcome to bring their items between 7:30 a.m. and 3:00 p.m. each day. The Cleanup Fee Schedule is on the Township website at www.poconopa.gov.

Hearings

- Local Agency Hearing – 249 Camelback Road – Appeal of Lori A. Grossi and Felicia Damato regarding the Township Zoning Officer's denial of an application for a transient dwelling unit permit under Chapter 302, Transient Dwelling Use of Single-Family Dwellings for the property located at 249 Camelback Road.

R. Wielebinski made a motion, seconded by J. Lastowski, to open public hearing. All in favor. Motion carried.

L. DeVito stated this is a local agency hearing for 249 Camelback Road that was originally scheduled for January and was continued until today, with the hope that a decision would be made by the Monroe County Court of Common Pleas. This hearing pertains to nonrenewal of the STR application. Two conditions from last hearing included the property being posted with local contact should there be an incident and the right to enter property to ensure it complied with the Township's STR ordinance. Discussion regarding continuance while the other case works its way through the process.

J. Lastowski made a motion, seconded by J. Belvin, to continue this matter until May 15, 2023 at 6:00 p.m. conditioned upon the appellant waiving all time requirements under the local agency law within which to conduct and decide this hearing. All in favor. Motion carried.

R. Wielebinski made a motion, seconded by E. Gnadtt, to close the public hearing. All in favor. Motion carried.

Presentations

The Ridge Land Development – Presentation regarding current sketch plan for proposed multifamily housing project in Swiftwater and proposed modifications needed.

L. DeVito stated a PRD is being proposed tonight. PRDs provide options to be innovative in the development of property, particularly in regards to open space and density. Applicant is presenting a sketch plan this evening primarily for informational purposes and to take the temperature of the Board regarding what has been proposed.

Applicant presented regarding proposal for 370 condo development. Plan is proposed in three phases. Discussed plans for road improvements; type of ownership; review of modification requests presented to the Board; street ROW widths; modification to type of cul-de-sac street; slope ratios; driveway slope; and location and density of street trees.

Further discussion regarding stormwater conveyance. Discussion regarding next steps, including review with the Planning Commission.

Resolutions

R. Wielebinski made a motion, seconded by J. Lastowski, to approve Resolution 2023-09 granting an additional nine-month extension of time for the Conditional Approval of the Running Lane, LLC Preliminary/Final Land Development Plan. E. Gndt asked whether any plans have changed. All in favor. Motion carried.

R. Wielebinski made a motion, seconded by K. Meeker, to approve Resolution 2023-10 granting Conditional Approval of the Tannersville Plaza Minor Subdivision Plan. All in favor. Motion carried.

R. Wielebinski made a motion, seconded by J. Lastowski, to approve Resolution 2023-11 appointing Natasha Leap as a member of the Zoning Hearing Board, with a term to expire on December 31, 2023, and appointing Dee Ackerman and Gary Gallerie as Zoning Hearing Board Alternates with a term to expire on December 31, 2025. E. Gndt commended applicants and stated there are future opportunities with the Planning Commission as well. 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 March 6, 2023 meeting of the Board of Commissioners.
 - Financial transactions through March 16, 2023 as presented, including ratification of general fund expenditures, sewer operating expenditures and gross payroll; vouchers payable, sewer operating expenditures, construction fund expenditures, capital reserve expenditures and transfers.

R. Wielebinski made a motion, seconded by E. Gndt, 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 J. Belvin, to open agenda regarding approval of material bids. All in favor. Motion carried.

R. Wielebinski made a motion, seconded by K. Meeker, to advertise 2023 material bids. All in favor. Motion carried.

R. Wielebinski made a motion, seconded by K. Meeker, to approve Construction Escrow Release No. 1 for the Great Wolf Lodge Expansion Project in the amount of \$3,234,765.70 per the March 16, 2023 review letter issued by the Township Engineer. All in favor. Motion carried.

- Discussion regarding Pocono Township taking ownership of a new cul-de-sac when the S.R. 715 realignment project is completed and the current S.R. 715 traffic light is removed by the War Memorial.

R. Wielebinski made a motion, seconded by E. Gnandt, to sign five (5) Subdivision Participation Forms for Monroe County to receive funds from a nationwide settlement with the pharmacies. All in favor. Motion carried.

Commissioner Comments

Jerrod Belvin – Vice President

J. Belvin made a motion, seconded by R. Wielebinski, to approve a COSTARS quote provided by Recreation Resource in the amount of \$48,808.00 for the purchase and installation of a ZipVenture zipline and Volta Inclusive Spinner at Mountain View Park. Discussion regarding safety standards for the zipline. All in favor. Motion carried.

J. Belvin made a motion, seconded by E. Gnandt, to take steps necessary to establish a 25 MPH speed limit on Tara Drive, Bull Pine Road, and Terrace Drive. R. Wielebinski asked current speed limit (35 MPH). L. DeVito asked whether it would be the entire length of the road. J. Lastowski discussed possibility of “speed tables” as a mechanism for slowing speed. All in favor. Motion carried.

- Emergency Management Update – Loop detector issue at Scotrun exit ramp has been repaired with the installation of a camera.
- Update – PPL utility lines and possible drainage issues on Barton Court – No update.

Ellen Gnandt – Commissioner

Had discussion regarding PJJWA with L. DeVito and solicitor for PJJWA. Asked question of L. DeVito regarding PJJWA loan agreement and asked for update regarding survey of the Oakwood Acres septic. Asked for balance sheet included with the agenda, and asked whether the BOC would see road paving list prior to bid.

Jerry Lastowski – Commissioner

Stated there was a tent set up at the lower end of Scotrun Plaza where someone was selling something. Clarified that the activity was permitted.

Keith Meeker – Commissioner - None

Reports

Police Report

- General police updates – Reviewed report for the month of February. Coffee with a Cop will be held at Dunkin Donuts on May 20.
- Installation of barbed wire around impound yard – Looks like the Drug Task Force will cover the cost in full.

Public Works Report

- Current Public Works projects – Crew working to complete storm cleanup and sealing of lower TLC Pond. Installed new signage at the Park. Began putting together a list of improvements to field

facilities and identifying sources of funding to help with improvements/repairs. Will stake out splash pad prior to installation.

- Mountain View Park updates – Fence contractor moving toward completion of projects. Crew completing post-winter cleanup.
- TLC Park updates
 - Dog Park Project(s) – Working with contractor to complete grading in dog park and re-seeding.
- Update regarding the rental or lease of a new sweeper truck – Securing final pricing on a pull-behind broom and still working on sweeper truck.

R. Wielebinski asked about timing of splash pad installation.

Administration – Manager’s Report

- \$100,000.00 DCED Multimodal Grant awarded to Pocono Township at March 2023 Commonwealth Financing Authority (CFA) meeting – Grant is for Learn Road safety enhancement project.
- Township’s electric supply pricing through Dynegy renewed for two years starting in September – Dynegy is our current supplier and has offered the lowest cost per kilowatt hour.
- Completing punch list of items for installation of splash pad.
- Due diligence ongoing regarding Swiftwater bus stop dumping issues – L. DeVito will send a letter to the advertising company with signage on the side of the defunct bus stop.

Township Engineer Report

- Learn Road safety enhancement project and roundabout survey work – Will approach adjoining property owners regarding needed ROW.
- Parking area design for Old Learn Farm open space parcel adjacent to PPL easement – Hopeful to conclude agreement by next meeting.
- Update – TASA SR 611 sidewalk project – Had recent meeting regarding ROW/easement needs. Had preliminary meeting with the fire company pertaining to improvements in front of their property.

Township Solicitor Report

- Easement agreement with Tom Lovito for access to Old Learn Farm open space parcel – Sent revised easement over to Attorney McDonald, waiting for a return call.
- Turkey Hill sidewalk installation – Have not heard back from Turkey Hill yet following the legal letter sent.
- Discussion regarding preparation of an ordinance codifying BCRA’s public water service area for consistency with the Township’s central sewage (Act 537) service area – In process.
- Zoning Hearing Board updates - Heinzee case is being appealed to Common Pleas.
- Update – Johnson Appeal Commonwealth Court argument – Still waiting for court.
- Update – PJJWA transfer agreement – Waiting on revised draft.

Rezoning request is moving forward for Learn Road properties. Looking to late April/early May for adoption.

J. Belvin asked for update regarding White Oak property and push to force cleanup.

Public Comment – None

Adjournment

R. Wielebinski made a motion, seconded by E. Gndt, to adjourn the meeting at 8:00 p.m. All in favor. Motion carried.