



POCONO TOWNSHIP PLANNING COMMISSION

AGENDA

April 10, 2023 6:00 p.m.

112 Township Drive | Tannersville, PA 18372

Dial-In Option: 646 558 8656

Meeting ID: 892 102 5946

Passcode: 18372

Zoom Link:

<https://us06web.zoom.us/j/8921025946?pwd=Q1VtaFVkVEpRWtUvdIFrSHJ1cE1Tdz09>

CALL TO ORDER

PLEDGE OF ALLEGIANCE

ROLL CALL

PUBLIC COMMENT

For any individuals wishing to make public comment tonight, please state the spelling of your name and identify whether you are a taxpayer of Pocono Township.

Please limit individual comments to five (5) minutes and direct all comments to the Chair. Public comment is not for debate or answering questions, rather it is for "comment on matters of concern, official action or deliberation...prior to taking official action" [PA Sunshine Act].

CORRESPONDENCE – None

OLD BUSINESS

- Motion to approve the minutes of the February 13, 2023 meeting of the Pocono Township Planning Commission. **(Action Item)**

SKETCH PLANS

- The Ridge Land Development – Presentation regarding current proposed planned residential development (PRD) multifamily housing project in Swiftwater.

NEW PLANS

- Alaska Pete's Roadhouse Grille (173 Camelback Road) Land Development Plan – Motion for administrative acceptance.
- Great Wolf Lodge Employee Housing Land Development Plan – Motion for administrative acceptance.

SPECIAL EXCEPTIONS, CONDITIONAL USE, ET AL, APPLICATIONS

- Cold River Properties LLC – Conditional use application for proposed daycare located at 2936 Route 611, Tannersville, PA. Discussion regarding recommendation for approval to Board of Commissioners (**Action Item**)

FINAL PLANS UNDER CONSIDERATION – None

PRELIMINARY PLANS UNDER CONSIDERATION

Cranberry Creek Apartments Land Development Plan – Plans were administratively accepted at the 7/25/22 P.C. meeting. Extension letter request received with approval deadline of July 20, 2023. **Deadline for P.C. consideration is 7/10/23.**

- Discussion regarding revised plan submission and possible consideration of SALDO waiver requests. (**Possible Action Item**)

Motion to table the following plans (**Action Item**):

Stadden Group, LLC – Pocono Creek Preliminary Land Development Plan – Plans were administratively accepted at the 9/27/21 P.C. meeting. Extension request received with approval deadline of June 19, 2023. **Deadline for P.C. consideration is 6/12/23.**

Neighborhood Hospital & Medical Office Building (1328 Golden Slipper Road) – Embree Development Group – Plans were administratively accepted at the 6/27/22 P.C. meeting. Extension request received with approval deadline of June 30, 2023. **Deadline for P.C. consideration is 6/12/23.**

1328 Golden Slipper Road Minor Subdivision – Plans were administratively accepted at the 1/9/23 P.C. meeting. Extension letter received with approval deadline of June 30, 2023. **Deadline for P.C. consideration is 6/12/23. (Action Item)**

Westhill Villas – 330 Learn Road Land Development Plan – Plans were administratively accepted at the 1/24/22 P.C. meeting. Extension letter received with approval deadline of July 30, 2023. **Deadline for P.C. consideration is 7/10/23.**

The Ridge Land Development – Plans were administratively accepted at the 8/8/22 P.C. meeting. Extension letter received with approval deadline of August 3, 2023. **Deadline for P.C. consideration is 7/10/23.**

Grossi Major Subdivision Plan – Plans were administratively accepted at the 3/28/22 P.C. meeting. Extension request received with approval deadline of July 21, 2023. **Deadline for P.C. consideration is 7/10/23.**

Core5 Stadden Road Warehouse – Plans were administratively accepted at the 8/8/22 P.C. meeting. Extension letter received with approval deadline of August 3, 2023. **Deadline for P.C. consideration is 7/10/23.**

PRIORITY LIST

- Zoning Ordinance, Zoning Map & SALDO Amendments
 - Review process will continue with Nanci Sarcinello, Sarcinello Planning & GIS Services on the 4th Monday of each month.

UNFINISHED BUSINESS

ZONING HEARING BOARD SCHEDULE

- Lehigh Valley Health Network Realty Holding Company (1328 Golden Slipper Road) – Request for dimensional variance to provide one (1) off-street truck loading/unloading area where four (4) are required.

NEW BUSINESS

PUBLIC COMMENT

For any individuals wishing to make public comment tonight, please state the spelling of your name and identify whether you are a taxpayer of Pocono Township.

ADJOURNMENT