



POCONO TOWNSHIP PLANNING COMMISSION

AGENDA

July 7, 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=Q1VtaFVkVEpRWUvdIFrSHJ1cE1Tdz09>

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

OLD BUSINESS

- Motion to approve the minutes of the June 12, 2023 meeting of the Pocono Township Planning Commission. **(Action Item)**

SKETCH PLANS

Springhill Suites SR 611 & Frantz Road – 611 Land Development, LLC. Sketch plan received for proposed hotel in Bartonsville.

NEW PLANS

FINAL PLANS UNDER CONSIDERATION

PRELIMINARY PLANS UNDER CONSIDERATION

Great Wolf Lodge Employee Housing Land Development Plan – Plans were administratively accepted at the 4/10/23 P.C. meeting. Extension request received with approval deadline of September 18, 2023. **Deadline for P.C. consideration is 9/11/23.**

- Motion to sign Component 4A of the Great Wolf Lodge Employee Housing Sewage Planning Module Application for submission to the PA DEP. **(Action Item)**
- Discussion and possible action regarding waiver request(s). **(Possible Action Item)**
- Discussion and possible action regarding conditional approval of the plan. **(Possible Action Item)**

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.**

- Discussion and possible action regarding waiver request(s). **(Possible Action Item)**
- Discussion and possible action regarding conditional approval of subdivision and/or tabling of the plan. **(Possible Action Item)**

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

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 August 31, 2023. **Deadline for P.C. consideration is 8/14/23.**

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 September 17, 2023. **Deadline for P.C. consideration is 8/14/23.**

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 October 18, 2023. **Deadline for P.C. consideration is 10/9/23.**

The Ridge Land Development – Plans were administratively accepted at the 8/8/22 P.C. meeting. Extension letter received with approval deadline of November 1, 2023. **Deadline for P.C. consideration is 10/9/23.**

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 October 31, 2023. **Deadline for P.C. consideration is 10/9/23.**

Alaska Pete’s Roadhouse Grille (173 Camelback Road) Land Development Plan – Plans were administratively accepted at the 4/10/23 P.C. meeting. Extension request received with approval deadline of December 31, 2023. **Deadline for P.C. consideration is 12/11/23.**

SPECIAL EXCEPTIONS, CONDITIONAL USE, ET AL, APPLICATIONS – None

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

- SBA Towers X, LLC – Special exception hearing scheduled for July 20, 2023 for construction of a new cell tower.

NEW BUSINESS

PUBLIC COMMENT

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ADJOURNMENT