

**Pocono Township Board of Commissioners
Regular Meeting Minutes
July 15, 2024 | 6:00 p.m.**

The regular meeting of the Pocono Township Board of Commissioners was held on July 15, 2024 and was opened by President Richard Wielebinski at 6:00 p.m. followed by the Pledge of Allegiance.

Roll Call: Ellen Gnandt, present; Natasha Leap, present; Mike Velardi, present; and Brian Winot, present. Rich Wielebinski, present.

In Attendance: Patrick Briegel, Public Works Director; Leo DeVito, Township Solicitor; Amy Montgomery, Engineer; Shawn McGlynn, Zoning Officer; James Wagner, Chief of Police; Krisann MacDougall, Assistant Secretary; Jerrod Belvin, Township Manager; Donna Kenderdine, Stenographer.

Public Comment

Lonny Lipper – (Resident) Spoke about his concerns regarding the excessive shooting. Nuisance Ordinance.

Cheryl Parks (Resident) Expressed her concern regarding the Kennel on Ruby Lane.

Dylan Lovelace – (Nonresident) Expressed his desire to have the township re-consider closing the Basketball courts at the TLC Park.

Announcements

Presentations

Ertel Development – Chris Brown – Safety Easement Discussion – The intersection of Route 611 and Bartonsville Ave. both the Wawa project and the Right-hand turn lane project that the township has been working on for a few years was addressed. L. DeVito explained the options to the board. E. Gnandt asked why the Township would condemn a property and not PennDOT. L. DeVito explained. The board members had in-depth discussion.

R. Wielebinski made a motion, seconded by B. Winot to Open up the agenda. All in favor. Motion Carried.

R. Wielebinski made a motion, seconded by B. Winot, to have the developer enter into a reimbursement agreement with the township to cover all costs associated with the eminent domain taking, the second being to authorize the solicitor to prepare a resolution authorizing the declaration of taking. E.Gnandt recommended the township contact the landowner to open discussions regarding this matter. R. Wielebinski asked J. Belvin to contact the property owner. All in Favor. Motion carried.

BCRA – (Dave Horton & Tom Wise) Expanding Water Service Area & acceptance of water service area to include NCC - D. Horton went over the water usage though out the area and answered any questions the board had regarding the future service area.

Melissa Hutchison with T&M Engineering – Township MS-4 Program Resolutions - M. Hutchinson went over the permit and the measures the township needs to meet regarding best management practices. (Copies attached)

R. Wielebinski made a motion, seconded by M. Velardi. To suspend the agenda to allow for the fire Company report. All in favor. Motion carried. (Copies attached)

Hearings –

R. Wielebinski made a motion, seconded by N. Leap, to open the hearing. All in favor. Motion carried. Classic Quality Lot 610 Williams Ln. (Relief from Wet Land Buffer)

R. Wielebinski made a motion, seconded by N. Leap, to close the hearing. All in favor. Motion carried.

E. Gndt made a motion, seconded by R. Wielebinski, to deny the waiver request. All in favor. Motion carried.

Resolutions –

R. Wielebinski made a motion, seconded by M. Velardi, to approve Resolution 2024-14 for The Spirit of Swiftwater Conditional Approval. Rollcall: E. Gndt, No; N. Leap, Yes; B. Winot, Yes; M. Velardi, Yes; R. Wielebinski, Yes. Motion carried. Discussion was held.

R. Wielebinski made a motion, seconded by B. Winot, to approve Resolution 2024-16 for the Pocono Township WSA (Water Service Area) Map. 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 July 1, 2024 regular meeting.
 - General Fund budget adjustments in the amount of \$48,000.00 for the purpose of providing additional funding for the following line items. To cover future expenditures.
 - Sewer Operating adjustments in the amount of \$29,898 for the purpose of providing funding to cover replacement of Bioxide tank.
 - Financial transactions through July 11, 2024 as presented, including ratification of general fund expenditures, sewer operating expenditures and gross payroll, vouchers payable, sewer operating expenditures, construction fund expenditures, and capital reserve expenditures.

R. Wielebinski made a motion, seconded by N. Leap, to approve the consent agenda. All in favor. Motion carried.

NEW BUSINESS –

Commissioner Comments

Richard Wielebinski – President

Natasha Leap – Vice President

Ellen Gndt – Commissioner

SBA Cell Tower – Nothing new.

Solar Field – Trying to grow grass at this point prior to moving forward. Waiting for information regarding pile driving meeting the code requirements.

Kennel – Nothing new.

L. DeVito explained the Nuisance ordinance draft that has been given to the Board of review.

Mike Velardi – Commissioner

M. Velardi invited everyone to enjoy the Pocono Township Fireman’s Carnival, and to stay cool and safe.

Brian Winot – Commissioner

B. Winot asked J. Belvin what the outcome of his contact neighboring municipalities regarding regional zoning for the police was. The only municipality that may be open to discussion was Hamilton.

Reports

Zoning – (Shawn McGlynn)

See attached report.

Issued order to show cause on Laural Lake. Waiting for response.
Wine press action has been started for securing the structure. Appears squatters on site.

Police Report – (Chief J. Wagner)

1222 calls for service, 39 traffic investigations, 35 criminal arrests, and 34 nontraffic arrests.

Ambulance Report - None

Fire Report – None

Manager Report – (Jerrod Belvin)

- NCC Update- Making great progress thanks to the Public Works crew. We are hoping to get the plans back from the architect this week.
- Kenny's Way Update working to trim back to landscaping, put in place safety enhancements and work on winterization ideas along with updating the trails.
- Update on Volunteer Firemen Tax Credit – providing the criteria to Legal in order to move forward.
- R. Wielebinski made a motion, seconded by B. Winot, to change the road name from Woodland Way to Edgewood Way for Brook Village Apartments, as recommended by Monroe County 911/Readdressing. E. Gnandt Abstained due to a conflict. Motion carried.
- R. Wielebinski made a motion, seconded by M. Velardi, to waive the pavilion Fees for Pocono Autism Society (Non-profit) rental on July 30th and August 6th . All in favor. Motion carried.
- Discussion on TLC Basketball Court conversion. R. Wielebinski made a motion, seconded by B. Winot, to authorize township manager to work with grant administrators to submit scope of work with a change in the master plan to convert TLC park basketball court to three pickleball courts in the amount of \$23,190.00 with Keystone Sealcoating of NE PA. to balance updated demand of TLC park. All in favor. Motion carried.
- Park Board Update- We are currently working on the bylaws for a board of 5 members, one of which would be J. Gambino. E. Gnandt expressing interest as being on the board as a non-voting member. The board passed around ideas and the recommendation was made that the park board would be a recommending body only.

Public Works

P. Briegel updated the board on sewer matters. A proposal should be provided to the board shortly on force main cleaning. Rules and regulations are also in progress and will hopefully be ready some time in August for review.

Ongoing work at NCC – On site water and septic hopefully will be up and running shortly to accommodate contractors while working on the property. Tanks are being pumped and everything is being inspected. The ultimate goal will be establishing central water and sewer to the site.

Paving will commence the week of July 29th with milling starting the week prior. Chipseal will be starting in the latter part of August and the public will be notified prior to work commencing.

The crew has the Wilkie Rd. project that will be coming up at the end of this month.

The gate apparatus has been installed at MVP. We are just waiting for the arm. The new basketball and pickleball courts paving has been completed. Within the next four weeks the new color coating will be done.

The Road department is working to finish up the apron and handicap area's off of Learn Road and are working on patch work on Fish Hill at the present time. They are looking forward to a completion date of August 1st.

R. Wielebinski made a motion, seconded by M. Velardi, to approve the hiring of Robert Waldron to the Public Works staff with a rate of \$27.85 pursuant to the CBA agreement. All in favor. Motion carried.

Events

Township Engineer Report

A. Montgomery updated the board on the Learn Road roundabout. Draft plans have been provided to the Township manager and Public Works director for review. Moving forward will depend on the Utility companies and Pole relocations. T&M is contemplating putting together an extremely aggressive bidding timeline. Further discussion on this matter was had between the board and A. Montgomery.

Township Solicitor Report

Archer Lane has appealed the award of the \$12,000 civil fine. Currently Nate Oiler is working on the design and there will be submitting a grading permit application and a stormwater design to the engineers office hopefully in the next couple of weeks.

Zoning hearing board application has been received for 127 Crescent Lake Rd. for a variance to put a roof over an existing non-conforming use. The board feels the ZHB is more than able to manage this submission without the township solicitor.

Pocono Places LLC - That was the five contiguous properties with junk on them, we are waiting for the transcripts so briefs can be done and get to the zoning hearing board for a decision.

Officially announcing that the Pennsylvania supreme court denied our petition to allow the Johnson matter to be appealed.

Public Comment

L. Lovelace – (Price Township) – expressed his disappointment in the board’s decision regarding the TLC Basketball court transition.

T. Wise – (Resident) – expressed his concern regarding the solar field clearing and how it is going to affect him should we get the 100-year storm and no vegetation to hold back to mountain from decimating his home and property.

Cheryl Parks (Resident) – continued with her recordings of the activity at the home/Kennel on Ruby Lane.

Adjournment – R. Wielebinski made a motion, seconded by E. Ghandt, to adjourn the meeting at 9:05 p.m. All in favor. Motion carried.