

**POCONO TOWNSHIP PLANNING COMMISSION  
REORGANIZATIONAL MEETING  
02/10/2014**

The Pocono Township Planning Commission Reorganizational Meeting was held on February 10<sup>th</sup>, 2014 at the Pocono Township Municipal Building, Tannersville, PA, and opened by Ron Swink at 7:00 p.m. followed by the Pledge of Allegiance.

**ROLL CALL:** Taylor Munoz, present; Robert DeYoung, present; Ron Swink, present; Marie Guidry, present; Robert Demarest; present; and Jeremy Sawicki, present. Scott Gilliland was absent.

Lisa Pereira, Broughal & DeVito LLP, Township Solicitor; Timothy Edinger, T&M Associates, Township Engineer; and Pamela Finkbeiner, Secretary; were present.

**INTRODUCTIONS:** Township Solicitor, Lisa Pereira; Township Engineer, Timothy Edinger, and Planning Commission Board.

**COMMENTS: None**

**REORGANIZATION:** Lisa Pereira, Twp. Solicitor, requested nominations for Chairperson. R. Demarest made a motion, seconded by R. DeYoung, to appoint Ron Swink as Chairman of Pocono Townships' Planning Commission.  
Roll call vote: T. Munoz, yes; R. DeYoung, yes; R. Swink, abstained; M. Guidry, yes; R. Demarest, yes; and J. Sawicki, yes. Motion carried.

L. Pereira, Twp. Solicitor, turned the meeting over to Chairman R. Swink. R. Swink requested nominations for Vice-Chairperson. R. Demarest made a motion, seconded by M. Guidry, to appoint Scott Gilliland as Vice-Chairman of Pocono Townships' Planning Commission. All in favor. Motion carried.

**BILLS: None**

**MINUTES:** M. Guidry made a motion, seconded by R. DeYoung, to approve the P.C. Regular meeting minutes of 12/09/2013. All in favor - T. Munoz, yes; R. DeYoung, yes; R. Swink, yes; M. Guidry, yes; R. Demarest, yes; and J. Sawicki, abstained. Motion carried.

**NEW PLANS:**

Trap Enterprises Desaki Hotel Project - Final Land Development Plan - Dated 01/22/2014. The last P.C. mtg. is 2/24/2014; the last Sup'v. mtg. is 03/03/2014.

Trap Enterprises Route 611 Project - Final Land Development Plan - Dated 02/03/2014. The last P.C. mtg. is 2/24/2014; the last Sup'v. mtg. is 03/03/2014.

L. Pereira, Twp. Solicitor noted a time extension letter has not been received for the plans which would be needed by the next meeting.

T. Edinger, Twp. Engineer noted just received the plans and would need time to review them.

**TRAP ENTERPRISES CONT:**

R. Demarest made a motion, seconded by M. Guidry, to recommend denial of the Trap Enterprises Desaki Hotel Project and the Trap Enterprises Route 611 Project, unless a Time Extension letter is received by 02/24/2014. All in favor. Motion carried.

Tanalo Estates - Final Major Subdivision Plan - Dated 12/02/2013. An extension letter until 06/02/2014 was received. No Action taken. T. Edinger has not received the comment letters concerning the project. R. Demarest questioned the posting of Cherry Lane Church Road to 35 mph. No action taken.

Pocono Manor - Kalahari Project - Water Booster Station on SR 314 - Request for Modification - Letter dated 12/09/2013. Plan dated 12/10/2013. R. Demarest made a motion, seconded by T. Munoz, to recommend approval of Pocono Manor - Kalahari Project - Water Booster Station on SR 314 - Request for Modification - SALDO, Article 2 and Ordinance 138, Article IV, Sec. 402.A.4. Letter dated 12/09/2013 conditioned upon the Twp. Engineer's favorable review. All in favor. Motion carried.

**PRESENTATION OF PLANS FOR FINAL APPROVAL**

Pocono Logistic Preliminary/Final Land Development. The plan was accepted at the 10/28/13 P.C. meeting. The last P.C. meeting is 3/10/2014; the last Commissioners meeting is 3/17/2014. The plan was tabled at the 11/25/13 P.C. meeting. No action taken.

**PRESENTATION OF PLANS FOR PRELIMINARY APPROVAL**

The Lands of The Spirit of Swiftwater, Inc. (Minor Modifications of Phase 1-Residential) The plan was accepted at the 09/23/2013 P.C. meeting. The last P.C. meeting is 2/10/14; the last Commissioners meeting is 2/17/14. The plan was tabled at the 11/25/13 P.C. meeting. The current plans are dated 12/13/13. See motion below.

The Lands of the Spirit of Swiftwater, Inc. (Hotel) - The plan was accepted at the 6/23/08 P.C. meeting. The last P.C. meeting is 2/10/14; the last Commissioners meeting is 2/17/14. The plan was tabled at the 11/25/13 P.C. meeting. The current plan set is dated 12/13/13.

L. Pereira, Twp. Solicitor noted a time extension letter has not been received. Anthony Maula, developer, will submit a time extension until 3/4/14. The Twp. Engineer needed more time to review the plans. R. Demarest and M. Guidry, re: Twp. Engineer reviews of previous plans.

M. Guidry made a motion, seconded by R. DeYoung, to recommend denial of the Lands of Spirit of Swiftwater, Inc. (Minor Modification of Phase I-Residential) and The Lands of the Spirit of Swiftwater, Inc. (Hotel) unless a time extension letter to 03/04/2014 is received. All in favor. Motion carried.

**FINAL PLANS CONT:**

Sheldon Kopelson, Planned Residential Development (Lot 1), Commercial Development (Lot 2), New Land Development (Lot 3), and Minor Subdivision Plan. - Plan accepted at the 08/12/13 P.C. meeting. The last P.C. meeting is 4/14/14; the last Commissioners meeting is 4/21/14. **The plan was tabled at the 11/25/13 P.C. meeting.** R. DeYoung made a motion, seconded by T. Munoz, to table the Sheldon Kopelson, Planned Residential Development (Lot 1), Commercial Development (Lot 2), New Land Development (Lot 3), and Minor Subdivision Plan. All in favor. Motion carried.

Pocono Manor Tentative Planned Residential Development Preliminary Plan - Plan was accepted at the 11/14/07 P.C. meeting. The last P.C. meeting is 10/13/14; the last Commissioners meeting is 10/20/14. **The plan was tabled at the 11/25/13 P.C. meeting.** R. Demarest made a motion, seconded by M. Guidry, to table the Pocono Manor Tentative Planned Residential Development Preliminary Plan. All in favor. Motion carried.

**PRESENTATION OF SKETCH PLANS: None**

**PRESENTATION OF VARIANCE, SPECIAL EXCEPTIONS, CONDITIONAL USE, ETAL APPLICATIONS: None**

**UNFINISHED BUSINESS:** M. Guidry and R. Demarest spoke concerning the updates for the Zoning and SALDO ordinances. It was noted that the updates were ready for approval but never passed. Brad Wise, Commissioner, noted the new Commissioners are aware of the problems and will work to update the ordinances.

The P.C. Board thanked Brad Wise for attending their meeting.

**ADJOURNMENT:** M. Guidry made a motion, seconded by T. Munoz, to adjourn the meeting at 7:55 p.m. until 02/24/2014 at 7:00 p.m. All in favor. Motion carried.

Respectfully submitted  
Pamela Finkbeiner  
Secretary