POCONO TOWNSHIP PLANNING COMMISSION   
Meeting Minutes

January 13, 2025

The regular meeting of the Pocono Township Planning Commission was held on Monday, January 13, 2025 and was opened at 6:00 p.m. by Jeremy Sawicki.

**ROLL CALL**

Joe Folsom, present; Christina Kauffman, present; Claire Learn, present; Chris Peechatka, present; Dennis Purcell, absent; Jeremy Sawicki, present; Kyle VanFleet, present.

Planning Commission Alternates: Bruce Kilby, present., Jordan Merring, present.

**IN ATTENDANCE**

Amy Montgomery, Twp. Engineer; Leo DeVito, Township Solicitor; Krisann MacDougall, Township Asst. Secretary.

**PUBLIC COMMENT**

**CORRESPONDENCE**

**OLD BUSINESS**

C. Peechatka made a motion, seconded by J. Folsom, to approve the minutes of the December 9, 2024 meeting of the Pocono Township Planning Commission. All in favor. Motion carried.

**WAIVERS OF LAND DEVELOPMENT**

**NEW PLANS**

Trap Enterprises Event Center – LDP 1438

C. Peechatka made a motion, seconded by D. Purcell, to administratively accept the plans for review. All in favor. Motion carried.

Swiftwater Solar Revision – LDP 1375A

C. Learn made a motion, seconded by C. Kauffman, to administratively accept the plans for review. All in favor. Motion carried.

**PRELIMINARY PLANS UNDER CONSIDERATION**

* Tannersville Point Apartments (LDP# 1358) – Plans were administratively accepted at the 6/10/24 P.C. meeting. Approval deadline of February 28, 2025 ***(Deadline for P.C. consideration is 2/10/25)*** J. Sawicki made a motion, seconded by J. Folsom, to deny the plan unless an extension is received prior to the next PC meeting. All in favor. Motion carried.
* Brookdale Spa (LDP# 1425) Plans were administratively accepted at the 9/9/24 P.C. meeting with approval deadline of March 17, 2025. ***(Deadline for P.C. consideration is 3/10/25)***

C. Peechatka made a motion, seconded by J. Folsom, to table the plan. All in favor. Motion carried.

* 611 Land Development LLC (LDP #1401) – Dual Brand Hotel – Hotel by Marriot -Plans administratively accepted at the 4/8/24 P.C. meeting. Approval deadline of April 18, 2025. ***Deadline for P.C. consideration is 3/10/25***  J. Sawicki made a motion, seconded by K. Van Fleet, to table the plan. All in favor. Motion carried.
* Brookstead Apartments (LDP# 1423) – Plans were administratively accepted at the 5/13/24 P.C. meeting. Approval deadline of March 9, 2025. (***Deadline for P.C. consideration is 2/10/25)***. D. Purcell made a motion, seconded by C. Kauffman, to recommend the Brookstead Apartment plan for approval to the BOC. All in favor. Motion carried.
* MCTA Transit Facilities Expansion (LDP 1437) – Plans were administratively accepted at the 12/9/24 P.C. meeting with approval deadline of March 3, 2025. (***Deadline for P.C. consideration is 2/10/25).*** *MCTA gave a verbal commitment to extend the review period for 90 days pending a hard copy being emailed out*. J. Sawicki made a motion, seconded by K. VanFleet, to deny the plan unless a written extension is received prior to the next P.C. meeting. All in favor. Motion carried.
* 1124 Sky View Drive Mono-pine Tower (LDP #1424) Plans were administratively accepted at the 4/824 P.C. meeting with approval deadline of March 4, 2025. ***(Deadline for P.C. consideration is 2/10/25)*** D. Purcell made a motion, seconded by K. VanFleet, to deny the 1124 Sky View Dr. Mono-pine Tower plan unless an extension is received prior to the next P.C. meeting. All in favor. Motion carried.
* Simpson Minor Subdivision LDP#1426 – Plans were administratively accepted at the 7/8/24 P.C. meeting with approval deadline of March 6, 2025. (***Deadline for P.C. consideration is 2/10/25)***. D. Purcell made a motion, seconded by K. VanFleet, to deny the Simpson Minor Subdivision unless an extension is received prior to the next P.C. meeting. All in favor. Motion carried.
* 135 Warner Road – JBAR Pocono LLC (LDP# 1414) – Plans were administratively accepted at the 2/12/24 P.C. meeting. Approval deadline of March 9, 2025. (***Deadline for P.C. consideration is 2/10/25).*** D. Purcell made a motion, seconded by K. VanFleet, to deny the 135 Warner Rd. plan unless an extension is received prior to the next P.C. meeting. All in favor. Motion carried.
* Alaska Pete’s Roadhouse Grille (173 Camelback Road) Land Development Plan (LDP# 1387) – Plans were administratively accepted at the 4/10/23 P.C. meeting. Extension request received with approval deadline of December 31, 2025. (***Deadline for P.C. consideration is 12/8/25).*** C. Kauffman made a motion, seconded by C. Peechatka, to table the plan. All in favor. Motion carried.
* Cranberry Creek Apartments Land Development Plan (LDP# 1369) – Plans were administratively accepted at the 7/25/22 P.C. meeting. Extension letter request received with approval deadline of February 11, 2025. (***Deadline for P.C. consideration is 1/13/25).*** C. Kauffman made a motion, seconded by C. Peechatka, to table the plan. All in favor. Motion carried.

**PRIORITY LIST**

* Zoning Ordinance, Zoning Map & SALDO Amendments
  + The review process will continue with Nanci Sarcinello, Sarcinello Planning & GIS Services on the 4th Monday of each month and will continue on Thursday, January 30, 2025 due to a scheduling conflict.

**PUBLIC COMMENT**

**ADJOURNMENT**

C. Peechatka made a motion, seconded by D. Purcell, to adjourn the meeting at 6:30 p.m. All in favor. Motion carried.