

POCONO TOWNSHIP PLANNING COMMISSION  
REGULAR MEETING OF SEPTEMBER 28, 2009

A Regular meeting of the Pocono Township Planning Commission was held on September 28, 2009, at 7:00 p.m. in the Pocono Twp. Municipal Building, Tannersville, PA. F. Ruggiero, Chairperson, opened the meeting, followed by the Pledge of Allegiance.

Present: F. Ruggiero, Chairman, Robert Demarest, Gordon Holz, Scott Ewing, Dennis Schmoyer Ronald Swink and Jane Cilurso

Absent: None

Timothy McManus, Twp. Solicitor; Aaron Sisler, Twp. engineer, Boucher & James, Inc.; and S. Meylach, Zoning Officer, were present.

COMMENTS: Frank Ruggiero, Chairman, explained that each visitor has a right to comment at this time or before any action is taken on a matter. There were no comments at this time. Chairman Ruggiero noted that all scheduled Pocono Twp. Planning Commission meetings will run from 7:00 p.m. to 9:30 p.m. In the event of a discussion at 9:30 pm., the P.C. will attempt to finish it; however, the P.C. will not undertake any new plan after 9:30 p.m. Chairman Ruggiero also noted that no more than five major comments from the Twp. engineer's review letter or other comments would be discussed at the meetings.

MINUTES: A motion was made, seconded and carried (Demarest/Swink) to approve the 09/14/09 Planning Commission Minutes, with the addition that S. Ewing abstained.

BILLS: A motion was made, seconded and carried (Demarest/Ewing) to forward the Secretary's Invoice for the month of September, 2009, to the Pocono Twp. Supervisors for payment.

A motion was made, seconded and carried (Ewing/Schmoyer) to cancel the Planning Commission meeting regularly scheduled for 10/12/09. The next regularly scheduled meeting will be held on 10/26/09 at 7:00 p.m.

CORRESPONDENCE: None, except what pertained to the plans, which was read at the time of plan review.

NEW PLANS: None

TABLING OF PLANS: A motion was made, seconded and carried (Holz/Swink) to recommend that the Planning Commission members table the following plans: 1) The Village Store Amended Final Land Dev. Plan; 2) Snyder Major Subdivision Plan; 3) The Lands of The Spirit of Swiftwater, Inc. (Office) Preliminary Plan; 4) Pocono Manor Tentative Planned Residential Dev. Prelim. Plan; 5) The Outback Lodge & Waterpark Land Dev. Plan; and 6) Sanofi Pasteur VDL Phase 3 Preliminary Land Dev. Plan.

PRESENTATION OF PLANS FOR FINAL APPROVAL:

1) The Village Store Amended Final Land Dev. Plan - \$550.00 Plan fee paid. Plan submitted 04/03/09 for the 04/13/09 P.C. meeting. The plan was tabled at the 09/14/09 P.C. meeting. The Sup'v. at their 07/06/09 mtg. gave a 90-day Time Extension - from 07/12/09 to 10/10/09. The last P.C. mtg. is 09/28/09; the last Sup'v. mtg. is 10/05/09. A Time Extension letter was received until 12/21/09.

1) The Village Store Amended Final Land Dev. Plan (cont): A motion was made, seconded and carried (Demarest/Ewing) to recommend that the Pocono Twp. Supervisors accept the Time Extension letter for The Village Store Amended Final Land Dev. Plan until 12/21/09.

PRESENTATION OF PLANS FOR PRELIMINARY APPROVAL:

1) Snyder Major Subdivision Preliminary Plan - \$1,650.00 fee paid. Plan submitted 07/13/08 for the 07/23/08 P.C. meeting. The plan was tabled at the 09/14/09 P.C. meeting. The Sup'v. at the 09/08/09 mtg. accepted a 90-day Waiver letter from 09/08/09 until 12/07/09. The last P.C. meeting is 11/23/09; the last Sup'v. meeting is 12/07/09. See above motion for tabling of the plan.

2) Pocono Manor Tentative Planned Residential Development Preliminary Plan - \$10,610.00 Plan fee paid. \$1,900.00 Stormwater Management fee paid. Plan was submitted for the 11/14/07 P.C. meeting. The plan was tabled at the 09/14/09 P.C. meeting. The Supervisors at their 08/17/09 meeting accepted a time extension until 12/31/09, as requested. The last P.C. meeting is 12/14/09; the last Sup'v. meeting is 12/21/09. See above motion for tabling of the plan.

3) The Lands of The Spirit of Swiftwater, Inc. (Office) Plan was submitted on 06/13/08 for the 06/23/08 P.C. meeting. The plan was tabled at the 09/14/09 P.C. meeting. The Sup'v. at their 08/03/09 meeting accepted a Waiver Extension until 11/05/09. The last P.C. meeting is 10/26/09; the last Sup'v. mtg. is 11/02/09. A revised plan was received at the 11/10/08 P.C. meeting. See above motion for tabling of the plan.

4) The Outback Lodge & Waterpark Preliminary Land Dev. Plan \$2,967.50 Plan fee paid. \$1,052.50 Stormwater Review fee paid. Plan submitted 04/17/09 for 05/11/09 P.C. meeting. The plan was tabled at the 09/14/09 P.C. meeting. The Sup'v. at their 09/21/09 mtg. accepted an Extension Letter to be kept on record. See above motion for tabling of the plan.

5) Sanofi Pasteur - VDL Phase 3 Preliminary Land Dev. Plan - \$500.00 fee paid; \$300.00 Stormwater Mgmt. fee paid. Plan was submitted for 06/22/09 P.C. meeting. The Supervisors at their 09/21/09 meeting accepted a Time Extension Letter - until 10/30/09. The last P.C. mtg. is 09/28/09 the last Sup'v. mtg. is 10/05/09. The plan was tabled at the 09/14/09 P.C. meeting.

PRESENTATION OF PRELIMINARY PLANS (CONT):

5) Sanofi Pasteur - VDL Phase 3 Preliminary Land Dev. Plan (cont):  
A Time Extension letter was received until 11/30/09.

A motion was made, seconded and carried (Swink/Schmoyer) to recommend that the Pocono Twp. Supervisors accept the Time Extension Letter until 11/30/09 for the Sanofi Pasteur -VDL Phase 3 Preliminary Land Dev. Plan, as requested.

See above motion for tabling of the plan.

PRESENTATION OF SKETCH PLANS: None

PRESENTATION OF VARIANCE, ETAL, APPLICATIONS: Trevor and Ruth Baptise Application for a Rear-Yard Setback Variance - Hearing is scheduled for 10/01/09 at 6:00 p.m. at the Pocono Twp. Municipal Building, Tannersville, PA.

UNFINISHED BUSINESS: 1) A Work Session was held on 09/23/09, at the Pocono Twp. Municipal Building, Tannersville, PA, for an exercise regarding conservation subdivisions held by the Monroe Cty. Planning Commission. It was very informational to all who attended. The next work session will be scheduled in the near future.

NEW BUSINESS: 1) F. Ruggiero is scheduled to represent the P.C. at the 10/05/09 Sup'v. meeting at 7:00 p.m. at the Pocono Twp. Municipal Building, Tannersville, PA.

PUBLIC COMMENTS: None

GOOD OF THE ORDER: 1) A motion was made, seconded and carried (Ewing/Ruggiero) to thank Jane Cilurso for doing an excellent job on the 7<sup>th</sup> Annual Pocono Township Community Day.

ADJOURNMENT: A motion was made, seconded and carried (Holz/Swink) to adjourn until the P.C. meeting on Monday 10/26/09 at 7:00 p.m. at the Pocono Twp. Municipal Building.

Respectfully submitted:

Jane Cilurso, Secretary