

**POCONO TOWNSHIP SUPERVISORS  
MINUTES OF THE REGULAR MEETING  
OCTOBER 19<sup>th</sup>, 2009 7:00 p.m.**

The Regular Meeting of the Pocono Township Supervisors was held on October 19<sup>th</sup>, 2009 at the Pocono Township Municipal Building, Tannersville, Pa., and was opened by Chairwoman, Jane Cilurso, at 7:00 p.m. followed by the Pledge of Allegiance.

**ACKNOWLEDGEMENT OF COMMENTS RE RESIDENTS:** Chairwoman J. Cilurso noted that each visitor has the right to comment at this time or before any action is taken on the matter.

**NOTICE OF MEETING TIMES:** J. Cilurso welcomed the audience and thanked them for attending. She noted the regularly scheduled Supervisors meetings are held on the 1<sup>st</sup> and 3<sup>rd</sup> Monday of each month at 7:00 p.m. unless rescheduled.

**ROLL CALL:** Jane Cilurso, present; Harold Werkheiser, present; and John Bramley, present.

Timothy McManus, Township Solicitor, Aaron Sisler, Boucher & James, Engineering, Inc., Pamela Finkbeiner, Recording Secretary, Steve Meylach, Zoning Officer, and Dennis Keesler, Sewage Enforcement Officer were present.

**MINUTES:** J. Bramley made a motion, seconded by H. Werkheiser, to approve the minutes of the 10/05/2009 regular Supervisors' meeting. Roll call vote: J. Cilurso, yes; and H. Werkheiser, yes; and J. Bramley, abstained. Motion carried.

**BILLS:** J. Bramley made a motion, seconded by H. Werkheiser, to approve the semi-monthly bills for payment. Roll call vote: J. Cilurso, yes; H. Werkheiser, yes; and J. Bramley, yes. Motion carried.

**COMMUNICATIONS:** All communications pertained to the plans and were addressed when the plans were presented.

**BIDS:** None

**CONSTRUCTION ENGINEERING REPORT:** None

**SEO REPORT:** Dennis Keesler, Twp. SEO, reported on the activities of the Sewage Enforcement office. A full copy of his report is on file and available at the Township office.

**ZONING OFFICER'S REPORT:** Steve Meylach, Twp. Zoning officer, reported on the activities of the Zoning Office. A full copy of his report is available on file at the Township Office.

J. Cilurso welcomed S. Meylach back to work after his extended medical leave.

**NEW PLANS:**None

**ONGOING PLANS:**

**TABLING OF PLANS:** J. Cilurso made a motion, seconded by J. Bramley, to table the Nicholas P. Nicholas Properties Final Minor Subdivision/Lot Combination Plan, Sanofi Pasteur - 138 KV Substation Final Lot Consolidation Plan, Sanofi Pasteur Final Lot Consolidation Plan - South Campus, RJAD, LLC (Anthony Diaz) As-Built Land Dev. Plan, Pump Stations in Pocono Twp. related to SR0611 Pocono and Hamilton Twp. Sewerage System Project Land Dev. Plan, and Barley Creek Parking Area Drainage Plan. Roll call vote: J. Cilurso, yes; H. Werkheiser, yes; and J. Bramley, yes. Motion carried.

- 1) Nicholas P. Nicholas Properties Final Minor Subdivision/Lot Combination Plan - The Pocono Township Planning Commission recommended Conditional approval of the plan for final. The plan was tabled at the 10/05/2009 Sup'v. meeting. The Supervisors at their 09/08/09 meeting accepted a 90-day Time Extension, which expires 12/07/09. See motion above for tabling.
- 2) Sanofi Pasteur - 138 KV Substation Final Lot Consolidation Plan - Plan submitted 11/07/2008 for 11/17/2008 Sup'v. Meeting. \$300.00 Plan fee paid. Plan was tabled at the 10/05/2009 Sup'v. meeting. Sup'v. accepted the Time Extension Request until 11/30/2009 at the 8/17/2009 Sup'v. meeting. See motion above for tabling.
- 3) Sanofi Pasteur Final Lot Consolidation Plan - South Campus - \$300.00 fee paid. Submitted on 12/22/08 for the 01/20/09 Sup'v. meeting. Plan was tabled at the 10/05/2009 Sup'v. meeting. Sup'v. accepted the Time Extension Request until 11/30/2009 at the 08/17/2009 Sup'v. meeting. See motion above for tabling.
- 4) RJAD, LLC (Anthony Diaz) As-Built Land Dev. Plan - \$500.00 Fee paid. Plan was submitted on 01/16/2009 for the 01/26/2009 P.C. mtg. The P.C. recommended conditional approval of the plan at their 02/23/2009 meeting. The plan was tabled at the 10/05/2009 Sup'v. meeting. The Sup'v. accepted a 90-day Time Extension letter until 12/21/09. The last Sup'v. meeting is 12/21/2009. See motion above for tabling.
- 5) Camelback Hotel and Waterpark Prelim/Final Land Dev. Plan and Minor Subdivision Plan - The P.C. recommended disapproval on the Land Dev. Plan and approval on the Minor Subdivision Plan at their 03/23/09 meeting. Plan was submitted to the Sup'v. on 04/06/2009. The plan was tabled at the 10/05/2009 Sup'v. meeting. A Time Extension letter until 11/16/09 was received.  
J. Bramley made a motion, seconded by H. Werkheiser, to accept the Time Extension letter until 11/16/2009 and table the Camelback Hotel and Waterpark Prelim/Final Land Dev. Plan and Minor Subdivision Plan. Roll Call vote: J. Cilurso, yes; H. Werkheiser, yes; and J. Bramley, yes. Motion carried.

- 6) Pump Stations in Pocono Twp. related to SR0611 Pocono and Hamilton Townships Sewerage System Project Land Dev. Plan - The Pocono Twp. Planning Commission recommended Conditional Approval and approval of 4 RFMs. The plan for Pump Stations 3 & 5 was tabled at the 10/05/09 Sup'v. meeting. A Time Extension letter was received until 01/04/2009 for Pump Stations 3 & 5; last Sup'v. meeting is 01/04/10. (Pump Stations No. 1 & No. 2 were approved on 10/05/2009.) See motion above for tabling.
- 7) Barley Creek Parking Area Drainage Plan - Plan submitted on 09/02/09 for the 09/21/09 Sup'v. mtg. See motion above for tabling.
- 8) Mount Airy #1, L.L.C. Minor Subdivision/Lot Consolidation Plan - Plan submitted for 10/05/09 Sup'v. Meeting. John Pociou, P.E. PLS, represented the plan. The main portion of the plan is in Paradise Twp. Discussion followed concerning the requested RFMs. J. Cilurso made a motion, seconded by H. Werkheiser, to waive the plan design requirements and to approve the plan with conditions:  
A. Signature Block to be corrected.  
B. All professional fees paid.  
Roll call vote: J. Cilurso, yes; H. Werkheiser, yes; and J. Bramley, yes. Motion carried.

**UNFINISHED BUSINESS:**

- 1) Conditional Use Hearing for Northampton Community College is scheduled for 12/01/09 at 7:00 p.m. at the Pocono Township Municipal Building.

**NEW BUSINESS:**

- 1) Resolution #564 - to relinquish the Hanzimanolis condemnation. H. Werkheiser made a motion, seconded by J. Bramley to approve Resolution #564 - to relinquish the Hanzimanolis condemnation. Roll call vote: J. Cilurso, yes; H. Werkheiser, yes; and J. Bramley, yes.
- 2) Release of \$13,424.00 of the performance guarantee for Craig Becker Land Development. The Twp. engineer has approved the release. J. Bramley made a motion, seconded by H. Werkheiser, to approve the release of \$13,424.00 of the performance guarantee for Craig Becker Land Development. Roll call vote: J. Cilurso, yes; H. Werkheiser, yes; and J. Bramley, yes. Motion carried.

- 3) Conditional Use Application - Sign Plaza for Hamilton Twp. Properties, LLC, re Tax Parcel IC#12/7/1/30-3 to the Pocono Township Planning Commission for review and recommendation and set the Hearing date for 12/07/09 at 6:00 p.m. at the Pocono Township Municipal Building. J. Cilurso made a motion, seconded by J. Bramley, to send the Conditional Use Application - Sign Plaza for Hamilton Twp. Properties, LLC to the Pocono Township Planning Commission for review and recommendation and to set the Hearing date for 12/07/09 at 6:00 p.m. at the Pocono Township Municipal Building. Roll call vote: J. Cilurso, yes; H. Werkheiser, yes; and J. Bramley, yes. Motion carried.
- 4) Appointment of Auditor to take the place of Joseph Gilliland who has moved out of the area. H. Werkheiser made a motion, seconded by J. Bramley, to appoint Richard Naiko as auditor for the period remaining of Joseph Gilliland's term. Roll call vote: J. Cilurso, yes; H. Werkheiser, yes; and J. Bramley, yes. Motion Carried.

**COMMENTS:**

**ADJOURNMENT:** J. Bramley made a motion, seconded by H. Werkheiser, to adjourn the meeting at 7:20 p.m. until 11/02/2009, at 7:00 p.m. at the Pocono Twp. Municipal Building. Roll call vote: J. Cilurso, yes; H. Werkheiser, yes; and J. Bramley, yes.