

**POCONO TOWNSHIP SUPERVISORS
MINUTES OF THE SPECIAL MEETING
December 29th, 2008 10:00 a.m.**

The Special Meeting of the Pocono Township Supervisors was held on December 29th, 2008, at the Pocono Township Municipal Building, Tannersville, Pa., and was opened by Chairwoman, Jane Cilurso, at 10:00 a.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.

ROLL CALL: Jane Cilurso, present, and Harold Werkheiser, present.
J. Bramley, absent.

Timothy McManus, Solicitor; Ross Boucher, Boucher & James Engineering, Inc.; Pamela Finkbeiner, Recording Secretary, and Steve Meylach, Pocono Township Zoning Enforcement Officer, were present.

MINUTES: H. Werkheiser made a motion, seconded by J. Cilurso, to approve the minutes of the Supervisor's 12/15/2008 Regular Meeting. Roll Call Vote: J. Cilurso; yes, H. Werkheiser; yes, Motion carried.

BILLS: The bills were presented. J. Cilurso made a motion, seconded by H. Werkheiser, to approve the semi-monthly bills for payment. Roll Call Vote: J. Cilurso; yes, H. Werkheiser; yes. Motion carried.

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

BIDS: None

SEO REPORT:

ZO REPORT: S. Meylach, ZO reported he is presently working on the Zoning Office's end of year report.

ONGOING PLANS:

1) Northridge at Camelback Revision to Phases 11-16 Final Plan - The Supervisor's previously approved a time extension until 1/20/2009. The plan was tabled at the 12/15/08 Sup'v. meeting. Nate Oiler, RKR Hess Associates, represented the plan. Discussion followed. A covenant shall be set forth on the plan, which shall be the same as the covenant set forth in the Addendum No. 2 to the Development Agreement once it has been finalized, to the effect that until such time as (i) the Developer and Supervisors agree on a revised amount for the Performance Guaranty and (ii) the Developer delivers to the Supervisor a new letter of credit acceptable to the Supervisors in such revised amount as a replacement for the current Performance Guaranty, the Developer shall not offer for sale, sell, or accept deposits from prospective buyers relating to the sale of, any Lots or Units shown on the revised Final Plan, except for Lots 500 through 529, inclusive, and Lots 540 through 571, inclusive. In order to avoid the need to provide a revised Plan when the covenant is complied with, the Township will give a letter to the developer acknowledging such compliance once it has occurred.

J. Cilurso made a motion, seconded by H. Werkheiser to approve the Northridge at Camelback Revision to Phase 11-16 Final Plan with conditions:

1. Notes 3, 4, and 5 of the Township's Attorney's letter of 12/18/2008 are addressed.
 2. All comments from Boucher & James, Inc. letter of 12/17/08 are addressed.
 3. Above referenced Covenant be added to plan
 4. All professional fees paid. No Fee in Lieu fees apply to the plan.
- Roll call vote: J. Cilurso; yes, H. Werkheiser; yes. Motion carried.

2) Nicholas P. Nicholas Properties Final Minor Subdivision/Lot Combination - The Pocono Township Planning Commission recommended Conditional Approval of the plan for final. The plan was tabled at the 12/15/2008 Sup'v. meeting. The 90-day time requirement expires 01/04/09. Last Sup'v. meeting is 01/05/2009. A Time extension letter was not received.

J. Cilurso made a motion, seconded by H. Werkheiser, to disapprove the plan for the reasons set forth in the outstanding twp. Engineer and solicitor comment letters, unless a time extension letter is received before 01/04/2009. Roll call vote: J. Cilurso; yes, H. Werkheiser; yes. Motion carried.

NEW BUSINESS:

1) Resolution #538 - Approval of the 2009 Pocono Township Budget - H. Werkheiser made a motion, seconded by J. Cilurso, to adopt the Resolution #538. Roll call vote: J. Cilurso; yes, H. Werkheiser; yes. Motion carried.

2) Resolution #539 - Levying the tax of 10.8575 mills or the sum of .108575 on each \$100.00 of assessed valuation for General Purposes and of .7575 mills or the sum of .007575 on each \$100.00 of assessed valuation for Park Purposes and 1.25 mills or the sum of .01250 on each \$100.00 of assessed valuation for the Fire Emergency Services and .5 mills or the sum of .0050 mills on each \$100.00 of assessed valuation for the Ambulance Emergency Services for the Year 2009. H. Werkheiser made a motion, seconded by J. Cilurso, to adopt Resolution #539. Roll call vote: J. Cilurso; yes, H. Werkheiser; yes. Motion carried.

3) Resolution #540 - To transfer moneys as necessary regarding specific funds in the 2008 Pocono Twp. Budget, including Capital Reserve Fund and Liquid Fuels Account. H. Werkheiser made a motion, seconded by J. Cilurso, to adopt Resolution #540. Roll call vote: J. Cilurso; yes, H. Werkheiser; yes. Motion carried.

4) Resolution #541 - To Adopt Open Record Policy H. Werkheiser made a motion, seconded by J. Cilurso, to adopt Resolution #541. Roll call vote: J. Cilurso; yes, H. Werkheiser; yes. Motion carried.

NEW BUSINESS CONT:

5) Dates and times for upcoming Pocono Twp. Re-Organization meetings - all to be held at the Pocono Twp. Municipal Building:

- A. Pocono Twp. Supervisors' meeting 01/05/09, 3:00 p.m., with regular meeting to follow
- B. Pocono Twp. Auditors' meeting 01/06/09, 6:00 p.m.
- C. Pocono Twp. Planning Commission meeting 01/12/2009, 7:00 p.m.
- D. Pocono Twp. Zoning Hearing Board meeting - To be determined.
- E. Pocono Twp. Park Board meeting 01/08/2009, 7:30 a.m.

ADJOURNMENT: H. Werkheiser made a motion, seconded by J. Cilurso, to adjourn the meeting at 10:00 a.m. until the Re-Organization meeting at 3:00 p.m. on 01/05/2009. Roll call vote: J. Cilurso; yes, H. Werkheiser; yes. Motion carried.