

**PARADISE TOWNSHIP BOARD OF SUPERVISORS
REGULAR MEETING MINUTES
NOVEMBER 15, 2021**

Call to Order

Vice Chair Gonze called the meeting to order at 6:00 p.m.

Pledge of Allegiance

Gonze led the Pledge of Allegiance to the Flag.

Public Comment Statement

Gonze read the public comment statement "*Ladies and gentlemen, before the Board of Supervisors votes on any matter, the Board will allow for public comment on that particular item. If you wish to be heard at that time, please raise your hand, and you will be recognized*".

Gonze stated that the meeting is being recorded for the limited purpose of preparing the official minutes.

Roll Call

Officials Present:

Peter Gonze – Vice Chair

Reda Briglia - Supervisor

John C. Prevoznik – Solicitor

Charles Unangst – Engineer

Tina Transue – Secretary

Approval of Minutes

Motion: Briglia moved and seconded by Gonze to approve the November 1, 2021 Board of Supervisors regular meeting minutes as presented.

Motion carried 2-0.

Treasurer's Report

Transue read the Treasurer's Report.

Motion: Briglia moved and seconded by Gonze to approve the November 15, 2021 Treasurer's Report.

Motion carried 2-0.

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Unfinished Business

Proposed Ordinance Amendments/Discuss – The Board discussed the memorandum dated November 5, 2021 regarding the proposed zoning ordinance amendments from Steve Dellinger, from Hanover Engineering, to revise zoning districts as previously discussed.

Motion: Briglia moved and seconded by Gonze to send the revised proposed zoning ordinance amendments to the Paradise Township Planning Commission for comments.

Motion carried 2-0.

Solicitor Prevoznik stated that the Monroe County Planning Commission noted a typographical error in the Township's Short-Term Rental Ordinance amendment which incorrectly references the Resort Overlay District as Article XIII of the zoning ordinance rather the Article XII. Solicitor Prevoznik stated that the error was corrected and the Ordinance was redrafted and should be sent to both the Paradise Township Planning Commission and the Monroe County Planning Commission. Further, the corrected Short-Term Rental Ordinance should be advertised for hearing to take place on January 17, 2022, at 6:30 p.m.

Motion: Briglia moved and seconded by Gonze to send the redrafted Short-Term Rental Ordinance amendment to the Paradise Township Planning Commission and the Monroe County Planning Commission for review and the corrected Short-Term Rental Ordinance should be advertised for hearing to take place on January 17, 2022, at 6:30 p.m.

Motion carried 2-0.

New Business

Michelle Bisbing/LERTA Information – Michelle Bisbing and Charles Leonard, from the Pocono Mountains Economic Development Corporation, were in attendance to present the Board with information on the Local Economic Revitalization Tax Abatement (LERTA) program. The LERTA program gives developers a tax incentive on improvements made to business properties in designated areas. Ms. Bisbing explained the details and options of the LERTA program. Ms. Bisbing explained that the tax abatement would be on the improvements made to a property only, not on the tax already assessed to the land. Ms. Bisbing stated that the proposed properties for LERTA designation comprise six parcels all located in the Paradise Township Resort Overlay District. The LERTA designation would be site specific not project specific. The Board questioned Ms. Bisbing and Mr. Leonard on the LERTA process and what the next steps are if the Board wishes to participate. Ms. Bisbing and Mr. Leonard assured the Board of Supervisors that participating in a LERTA analysis did not commit it to any decision on the LERTA.

Motion: Gonze moved and seconded by Briglia to agree to participate in the LERTA analysis for the six parcels located in the Paradise Township Resort Overlay District specified by the Pocono Mountains Economic Development Corporation.

Motion carried 2-0.

Thomas R. and Christine A. Wilkins/Alpine Road – Mr. and Mrs. Wilkins were present to discuss the development of their property located on Alpine Road. Mr. Wilkins explained

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that they would be asking for a variance for a wetland crossing to construct a driveway on the property. Mr. Wilkins explained that the variance for wetland crossing was necessary to allow for a determination of where the property can perc for sewage disposal. He said the first step was to have their engineer access to the parcel in order to perform an analysis of the soils. Mr. Wilkins explained that if the soils were sufficient for sewage disposal, he would need to cross the wetland in order to get a backhoe onto the property to determine where the property will perc. Finally, he stated that once he knew where the property would perc, he would know here to place the house. Mr. Wilkins stated that they were granted a permit by PaDEP to put the driveway in back in 2008, however, that permit has expired. After discussion, the Board suggested that Mr. and Mrs. Wilkins continue to work with Charlie Unangst, Shawn McGlynn, and the Wilkins' engineer to develop a complete plan with the goal of requesting the fewest number of variances as possible before appearing before the Zoning Hearing Board. Mrs. Wilkins stated that they would add a deed restriction on the deed to the property that only one single-family residence could be built on the property.

CPA Advertising/Approve – Transue stated that an advertisement should be placed to give notice of the Board's intent to appoint a certified public accountant, or firm of certified public accountants, to complete an audit of the Township's financial records for 2021 at the January 3, 2022, Board of Supervisors Organization Meeting.

Motion: Briglia moved and seconded by Gonze to advertise the public notice of the Board's intent to appoint a certified public accountant, or firm of certified public accountants, to complete an audit of the Township's financial records for 2021 at the January 3, 2022, Board of Supervisors Organization Meeting.

Motion carried 2-0.

Barrett Paradise Friendly Library Financial Statements/Discuss – The Board briefly discussed the financial statements received from the Barrett Paradise Friendly Library.

Motion: Gonze moved and seconded by Briglia to accept the Barrett Paradise Friendly Library financial statements for the years ended December 31, 2019 and 2020 in support of the Library Tax.

Motion carried 2-0.

Monroe County Hazard Mitigation Plan Update/Discuss – Transue stated that on Wednesday, November 10, 2021, Lynda Messerschmidt, from the Monroe County Emergency Management office, delivered to the Township office a thumb drive with the Hazard Mitigation Plan on it along with a sample resolution to be passed by the Board to adopt the plan. Gonze asked Transue to copy the information on additional thumb drives so the Board could look over the mitigation plan prior to the next Board meeting.

Motion: Gonze moved and seconded by Briglia to table the discussion on the Monroe County Hazard Mitigation Plan Update until the Board is able to review the plan.

Motion carried 2-0.

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Supervisor Elect/Discuss/Appoint – Gonze stated that there was a vacancy on the Board due to the retirement of Gary Konrath and the Board must fill that position within thirty days from the date of acceptance of Gary Konrath's resignation. The Board discussed appointing Supervisor-elect Michael Stein. Briglia asked Mr. Stein if he was willing to fill the vacancy until the end of the year and Mr. Stein answered in the affirmative.

Motion: Briglia moved and seconded by Gonze to appoint Supervisor-elect Michael Stein for the remainder of Gary Konrath's term and to notify the Monroe County Office of Elections of the appointment.

Motion carried 2-0.

Stein read and signed the Oath of Office/Loyalty Oath for Elected or Appointed Township Officials. Transue notarized the document.

Reports

Solicitor - Solicitor Prevoznik stated that he had nothing further to report.

Engineer - Mr. Unangst stated that the Traffic Calming signals are awaiting connection from PPL and the earliest PPL can schedule the hook up is November 29, 2021. The contract with Wyoming Electric was extended previously until November 30, 2021; however, due to delays in getting parts and scheduling with PPL, Wyoming Electric is asking for a No-Cost Change Order to extend the completion date to December 31, 2021.

Motion: Gonze moved and seconded by Briglia to amend the agenda to add a motion to approve a No-Cost Change Order to Wyoming Electric and Signal, Inc. to extend the completion date of the Traffic Calming signals project to December 31, 2021. This matter was added to the Agenda due to the time sensitive nature of the request, as this is the last meeting before the scheduled contract completion date of November 30, 2021.

Motion carried 3-0.

Mr. Unangst stated that a Hanover Engineering Structural Engineer met with Kleinfelder, a geotechnical engineering firm, along with Roadmaster Mader at the site of the Sylvan Cascade Road washout. Mr. Unangst stated that Kleinfelder recommended conducting four standard earth borings at the site of the failure, at a cost of \$6,500.00. Mr. Unangst stated that Hanover Engineering requested that they do another four borings, at an additional cost of \$3,500.00 for a total cost of \$10,000.00. Kleinfelder would analyze the borings and offer recommendations to fix the road.

Motion: Gonze moved and seconded by Briglia to table the discussion on contracting Kleinfelder to conduct eight earth borings at the site of the Sylvan Cascade Road washout until the next meeting.

Motion carried 3-0.

Zoning Officer – The Board discussed the Zoning Officer's report. Gonze stated that he spoke to Shawn McGlynn about the Ski Haven Lakes Estates Bridge replacement. Mr. McGlynn is going to research the Township files for the development plans for Ski Haven Lakes Estates to determine what the specs were for the original bridge. At this time, Ski Haven Lakes Estates has replaced the deteriorated bridge but has not provided the Township or Emergency Services with the specs on the vehicle weight ratings for the

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replacement bridge. Solicitor Prevoznik stated he spoke to Attorney Leo DeVito, Pocono Township Solicitor, about sending a joint letter with Pocono Township to Ski Haven Lakes Estates requiring an engineer's report to certify the bridge and the connections.

Motion: Gonze moved and seconded by Stein to authorize Solicitor Prevoznik to draft a joint letter with Pocono Township's Solicitor Leo DeVito to require Ski Haven Lakes Estates to provide an engineer's report certifying the replacement bridge and its connections for structural integrity and also for accessibility for the safety of Township and Emergency Vehicles to cross the bridge.

Motion carried 3-0.

PMREMS – Gonze stated that PMREMS continues in their search for Executive Director and that staffing is still an issue. Gonze also stated that the call volume continues to be high.

Correspondence/Miscellaneous

None.

Other Business/Public Comment

None.

Adjournment

Motion: Briglia moved and seconded by Stein to adjourn the meeting at 7:20 p.m.

Motion carried 3-0.

Respectfully submitted,

Tina Transue
Secretary