

**PARADISE TOWNSHIP BOARD OF SUPERVISORS
REGULAR MEETING MINUTES
AUGUST 22, 2022**

Call to Order

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.

Special Note

Gonze announced that to meet the requirements established by the Office of Open Records for virtual meetings, this meeting is being audio and video recorded via Zoom from the initial announcement of the meeting until its end. The meeting Zoom link was posted on the Township's website where the public may join the Zoom meeting, interact, and ask questions in real-time.

Roll Call

Officials Present:

Peter Gonze – Chair

Reda Briglia – Vice Chair

Michael Stein – Supervisor

John C. Prevostnik – Solicitor

Charles Unangst – Engineer

Tina Transue – Secretary

Approval of Minutes

Motion: Briglia moved and seconded by Stein to approve the August 1, 2022 Board of Supervisors regular meeting minutes as presented.

Motion carried 3-0.

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Treasurer's Report

Transue read the Treasurer's Report.

Motion: Stein moved and seconded by Briglia to accept the August 22, 2022, Treasurer's Report.

Motion carried 3-0.

New Business

Innovation Church/Discuss/Any Action – Attorney Ryan P. Campbell was present on behalf of Innovation Church to discuss the possibility of opening of the Pocono Mountain Christian School (PMCS) at the church facilities, on September 6, 2022, despite pending zoning and conditional use issues. Pastor Charles Kollar and Pastor Josh Kollar as well as the Board, from the Pocono Mountain Christian School, were in attendance. Innovation Church was granted a Conditional Use for the property by a prior Board of Supervisors. That Conditional Use Decision and Order restricts the church from using the building as a school. The Board discussed with the representatives of the church the steps that need to be followed for it to come into compliance with zoning issues. The Board stated that Innovation Church would have to submit a Conditional Use application to amend its prior Conditional Use decision to permit a school on the church property as well as obtain all permits and licenses to properly open.

Unfinished Business

Mount Airy Letter-Notice of Violation/Correction/Authorize Mailing – Solicitor Prevoznik stated that he prepared the Notice of Violation letter for Mount Airy, LLC.

Motion: Stein moved and seconded by Briglia to approve the Mount Airy, LLC, Notice of Violation letter and authorize sending it to Mount Airy, LLC.

Motion carried 3-0.

Issue Final Conditional Use Decision/Order for M & M Realty, LP/Discuss/Any Action – Solicitor Prevoznik stated that he prepared the final Conditional Use Decision and Order to be forwarded to M & M Realty Partners, LP. Solicitor Prevoznik reviewed for the Board, the facts of the Conditional Use Decision and Order. M & M Realty Partners, LP is to sign and return the Conditional Use Decision and Order within 10 days of today's date, or the application will be denied.

Motion: Briglia moved and seconded by Stein to issue the Conditional Use Decision and Order and approve forwarding the Order to M & M Realty Partners, LP, to be signed within ten days or the application will be denied.

Motion carried 3-0.

New Business (Continued)

Engage Attorney Andrew Wolf for Zoning Officer/Discuss/Any Action – Solicitor Prevoznik stated that Attorney Wolf should be engaged to represent Zoning Officer Shawn McGlynn in the Doukakis hearing that is to go in front of the Board of Supervisors regarding a Short-Term Rental application denial to be held on September 19, 2022, at 4:30 p.m.

Motion: Briglia moved and seconded by Stein to engage Attorney Andrew Wolf to represent Zoning Officer Shawn McGlynn for the Doukakis hearing to be heard by the

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Board of Supervisors regarding a Short-Term Rental application denial to be held on September 19, 2022, at 4:30 p.m. at the same rate as previously approved.

Motion carried 3-0.

Advertising for Doukakis Hearing/Approve

Motion: Briglia moved and seconded by Stein to approve the advertising for the Board of Supervisors hearing to be held on September 19, 2022, at 4:30 p.m., regarding the Doukakis' Short-Term Rental application denial in the *Pocono Record*.

Motion carried 3-0.

In-Kind Repair BPFL Sidewalk/Discuss/Any Action – Stein stated that he was contacted by Barrett Paradise Friendly Library (BPFL) requesting an In-Kind service to repair a broken sidewalk at the library. The Board discussed whether Paradise Township could perform an In-Kind service to BPFL, as it is not in Paradise Township, and asked Solicitor Prevoznik to research the implications of doing so. The Board tabled the discussion to a future meeting to give Solicitor Prevoznik time to research the Board's questions.

Motion: Stein moved and seconded by Briglia to approve Solicitor Prevoznik to research the implications of performing In-Kind service for the Barrett Paradise Friendly Library, which is not in the Township.

Motion carried 3-0.

Web-based Permit Manager/Discuss/Any Action – Gonze stated that Shawn McGlynn requested that the Township switch to the web-based version of Permit Manager to make it easier for the Zoning Officers to access Paradise Township zoning information when they are not at the Municipal Building. Switching to the web-based service would be at no extra cost and would only require a new agreement signed.

Motion: Briglia moved and seconded by Stein to approve switching to the web-based version of Permit Manager, at no extra cost.

Motion carried 3-0.

Hawthorne Resort/Discuss/Any Action – Solicitor Prevoznik stated that there is a meeting scheduled for Thursday, August 25, 2022, at 9:30 a.m. with himself, Charles Unangst, Shawn McGlynn, and the representatives from the Hawthorne Resort to discuss the upcoming development process.

Other Business/Public Comment

Resident Cheryl Brarens stated she had questions about the definition of a private road in the Township and what was the homeowner's responsibility for the care and maintenance of private roads. Solicitor Prevoznik explained the homeowner's responsibility for private roads to Ms. Brarens.

A resident identified as Mary joined the meeting via Zoom and expressed her concern about Chestnut Grove. The Board discussed Mary's concerns.

Resident Wendi Swiderski was present to discuss Peterson Hill Road. Ms. Swiderski stated that she owns property on Peterson Hill Road and was made aware that the cul-de-sac will not be installed, however, she would request that more signage be erected to deter

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people from going the wrong way on that road. Ms. Swiderski stated that when visitors leave her property they do not realize that the road is one way. Ms. Swiderski asked if signs could be posted adjacent to both driveways on Peterson Hill Road to make visitors aware of the direction they should be traveling. The Board stated that they would look further into this matter.

Reports

Solicitor - Solicitor Prevoznik stated that he had an Executive Session item to discuss.

Engineer – Mr. Unangst reported that he did not receive an update from Jason Smith regarding contacting the property owner impacted by the project on Browns Hill Road.

Zoning Officer – The Board reviewed the Zoning Officer's report.

PMREMS - Gonze stated that the Regional Roundup fundraiser is scheduled for this upcoming Thursday, August 25, 2022. Gonze stated that more staff has been hired and has completed their training.

Correspondence/Miscellaneous

Email Concerning Seven Pines Park/Discuss/Any Action – Gonze stated that an email was received from Tracy Gross, discussing excessive trash left behind in the park and the dog feces that is not cleaned up by pet owners visiting the park. The Board is forwarding the email to PARC.

Executive Session

Motion: Stein moved and seconded by Briglia to recess the regular meeting and go into an executive session at 6:57 p.m.

Motion carried 3-0.

Motion: Briglia moved and seconded by Stein to reconvene the regular meeting at 7:05 p.m.

Motion carried 3-0.

Solicitor Prevoznik stated that there was an Executive Session held and all three Supervisors were present. Solicitor Prevoznik stated that potential litigation regarding a zoning matter was discussed.

No decisions were made.

Adjournment

Motion: Stein moved and seconded by Briglia to adjourn the meeting at 7:08 p.m.

Motion carried 3-0.

Respectfully submitted,

Tina Transue

Tina Transue
Secretary