

# PARADISE TOWNSHIP PLANNING COMMISSION

## MONROE COUNTY, PENNSYLVANIA

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### **COMMISSION:**

David Brown  
Gail McCormack  
Joan Merli  
Bob Poles  
Robert Romagnolo

Paradise Township Municipal Building  
5912 Paradise Valley Road  
Cresco, Pennsylvania 18326  
Office (570) 595-9880  
Fax (570) 595-3090

### **Regular Meeting Minutes November 14, 2023**

#### **Roll Call**

David Brown  
Gail McCormack  
Joan Merli  
Bob Poles  
Robert Romagnolo  
Charles Unangst, Engineer  
Timothy McManus, Esquire – Solicitor

#### **Call to Order**

Chairman Brown called the November 14, 2023 Regular Planning Commission meeting to order at 5:30 p.m. The meeting was held at the Paradise Township Municipal Building, located at 5912 Paradise Valley Road, Cresco, PA.

#### **Public Comment Statement**

Chairman Brown announced the following public comment statement: “Ladies and gentlemen, before the Planning Commission votes on any matter, the Commission 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.” (At that time, please state your name for the record.)

#### **Approval of Meeting Minutes**

September 14 meeting minutes

**Motion:** Merli moved and seconded by Poles to approve the September 12, 2023 meeting minutes.

**Motion carried:** 4-0. (McCormack Absent)

#### **BOS Items**

None.

#### **Open Plans**

None.

#### **New Submittals for Acceptance/Sketch Plan Submittals**

None.

**Proposed Ordinances**

*R-3 Zoning District-Rt390*

Steve Dellinger of Hanover Engineering was in attendance via Zoom to give an overview of a proposed ordinance to rezone a portion of route 390 spanning south of Carrazza's Restaurant to Koerners Rd from R1 to the new proposed R3 zoning district, in addition to adding the use of a Vehicle Repair Shop, Limited Residential as a Conditional Use in the R3 district.

Also, in attendance were Janine & Trevor Sopko who reside within the proposed zoning district change.

**Motion:** Romagnolo moved and seconded by Poles to recommend approval to the Board of Supervisors conditioned upon revising the definition of VEHICLE REPAIR SHOP, LIMITED RESIDENTIAL to include that the facility be ancillary to a single-family detached dwelling.

**Motion carried:** 4-0.

**Other Business**

*T-Mobile Northeast, LLC-Conditional Use Application-Review*

A complete application has not yet been submitted to the Planning Commission to act upon.

**Adjournment**

5:45 p.m.

Respectfully submitted,

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Ingrid DeWitt  
Administrative Secretary