

**Coolbaugh Township
Planning Commission
May 13, 2013 Minutes
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The Coolbaugh Township Planning Commission Meeting of May 13, 2013 was held in the Township Municipal Center, 5520 Municipal Drive, Tobyhanna, Pennsylvania.

Call To Order

Mr. Sterner called the meeting to order at approximately 6:30 p.m. and led those in attendance in the recitation of the Pledge of Allegiance.

Members present included: Mr. Andrew Sterner, Ms. Alma I. Ruiz-Smith, Mr. Ronald Kluge, and Mr. Bernard Kozen. Mr. Dennis Noonan was absent. Also present were PC Solicitor Clark Connor, PC Engineer Russ Kresge and Secretary Linda Frutchey.

Approval of Minutes

Motion: Ms. Ruiz-Smith motioned to approve the April 8, 2013 minutes as presented and dispense with the reading. Seconded by Mr. Kluge. The motion carried 4-0.

Smoke Ridge Major Subdivision - Consideration of Official Acceptance

Michael Gable of Boucher & James, Inc. was present to represent the above referenced matter.

Mr. Gable explained that his client Worthington and Spinieo Pocono Holdings LLC is proposing a Subdivision Plan to consolidate a number of existing lots into 8 new lots. The Smoke Ridge property is approximately 514 acres. The lots will be served by on-lot water and sewage. Discussion followed.

Motion: Mr. Kozen moved to officially accept the Smoke Ridge Major Subdivision to start the review process. Seconded by Ms. Ruiz-Smith. The motion carried 4-0.

Pocono Mountains Corporate Center East and Lot 20- Land Development Plan

Ann Wingert of Niclaus Engineering was present to represent the above referenced matter. Ms. Wingert went over the comments listed in Russ Kresge's May 10, 2013.

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Motion: Mr. Kozen moved to recommend to the Board of Supervisors approval of the Pocono Mountains Corporate Center East and Lot 20 Land Development Plan with the condition that comments outlined in Russ Kresge's May 10, 2013 letter relating to outside agencies and the glare issue on the lighting plan and the landscaping plan are addressed. Seconded by Ms. Ruiz-Smith. The motion carried 4-0.

Public Input

Ms. Ruiz-Smith said she is concerned that the Zoning Hearing Board members did not accept the Planning Commission's recommendation relating to the parking lot lighting being permitted to be mounted on the building for Waste Not Technologies. Discussion followed.

Pocono Mountains Office Commons Phase 1 Final Land Development Plan

No one was present to represent the above referenced matter.

Motion: Mr. Kozen moved to table the matter. Seconded by Ms. Ruiz-Smith. The motion carried 4-0.

Adjournment

Motion: With no further business before the Commission, Ms. Ruiz-Smith made a motion to adjourn the meeting. Seconded by Mr. Kluge. The motion carried 4-0. The Meeting adjourned at approximately 7:16 p.m.

Respectfully submitted,

Linda Frutchey
Township Secretary

Andrew Sterner
Chairman