

THE SMITHFIELD TOWNSHIP BOARD OF SUPERVISORS
SPECIAL MEETING
MARCH 2, 2021

A Special Meeting of the Smithfield Township Board of Supervisors was held on March 2, 2021, at the Smithfield Township Municipal Center, at 1155 Red Fox Rd, East Stroudsburg, PA 18301, and via Zoom.

Present are Supervisors Jacob Pride, Robert Lovenheim, Brian Barrett, Solicitor Ronold Karasek, Engineer Jon Tresslar, and Office Manager Julia Heilakka.

Also present are attorneys Marshall Anders (via Zoom), James Fareri, Peter Layman, F. Andrew Wolf, and various members of the public.

1. Chair Jacob Pride calls the meeting to order at 4:00PM. A quorum is present.
2. Minutes – none.
3. Public Comments on the Agenda – none.
4. Public Hearing: Proposed Ordinance No. 240. Doug Olmstead states the HOP for Smithfield Gateway requires no parking along part of SR 209. This proposed change is to Chapter 15.

Ron Karasek states this is not a zoning ordinance change, so it was only required to be advertised once, which it was on February 23rd. As a courtesy, the Monroe County Planning Commission reviewed it. Jacob Pride states the Smithfield Township Planning Commission also reviewed the proposed ordinance. There is no public comment. Brian Barrett motions to close the public hearing, Robert Lovenheim seconds. Vote: all in favor; motion carries. Robert Lovenheim motions to adopt Ordinance No. 240, Brian Barrett seconds. Vote: all in favor; motion carries.

Doug Olmstead states the township will be required to own the traffic signal easements. These easements set aside the necessary area for the township to maintain the traffic signals, and the cost of maintaining the signals will be handled in the developer's agreement. Ron Karasek states he has reviewed the easements and has additions, and he has not reviewed the joinder deed. Jon Tresslar discusses the exhibits related to the traffic signal easements, and states the legal description matches the legal description shown on the comments. Robert Lovenheim motions to approve the traffic signal easements subject to legal review, Brian Barrett seconds. Vote: all in favor; motion carries.

5. Unfinished Business: Public Hearing on Water Gap Capital Partners, LLC Conditional Use Application. Jacob Pride reopens the conditional use application hearing for Water Gap Capital Partners LLC. [This hearing was recorded by Donna Kenderdine Recording LLC.]

Robert Lovenheim motions to move on and close the record, Brian Barrett seconds. Vote: all in favor; motion carries: record closed at 6:08PM. Ron Karasek states the 45 days for him to write an opinion begins today.

Robert Lovenheim motions to deny the conditional use. He states this is with some personal reluctance; he is dismayed the inn was used for purposes beyond what it was intended for and is not confident conditions imposed could be followed. Brian Barrett seconds the motion. Brian Barrett states he initially thought this was a good project. Jacob Pride states he respects all parties involved in the case, is dismayed by what he has heard, and believes management leaves much to be desired, but does not believe the burden to deny the conditional use has been met based on the law. There is no public comment. Jacob Pride thanks all parties involved. Vote: Robert Lovenheim and Brian Barrett in favor, Jacob Pride opposed; motion carries.

6. Robert Lovenheim motions to adjourn, Brian Barrett seconds. Vote: all in favor; motion carries meeting adjourned at 6:14PM.

Minutes recorded by Julia Heilakka

Respectfully submitted:

Brian Barrett, Secretary