

SMITHFIELD TOWNSHIP BOARD OF SUPERVISORS
REGULAR MEETING – SEPTEMBER 24, 2024, AT 6:00PM

A Regular Meeting of the Smithfield Township Board of Supervisors was held on September 24, 2024, at the Smithfield Township Municipal Center at 1155 Red Fox Rd, East Stroudsburg, PA 18301, and via Zoom.

Present are Supervisors Jacob Pride, Michael Albert, and Robert Lovenheim, Solicitor Ronold Karasek, Engineer Jon Tresslar, Administrative Coordinator Dyana Salvi, and Township Manager Julia Heilakka.

Also present are Brett Cartwright, JoAnn Norris, Francis Schryver, Jean Turn, Martha Carbone, Nate Oiler, Doug Schryver, Marguerite Vecchio, Katheryn Valentine, Tammy Booth, Art Kroll, Debbie Kulick, Tim Snow, and Kristine Karol.

1. **Chair Jacob Pride calls the meeting to order at 6:00PM.** A quorum is present.
2. **The Pledge of Allegiance is recited.**
3. **Announcements:**
 - a. A standing Executive Session was held from 5:30PM to 5:50PM regarding litigation for Back 9MX and personnel.
 - b. Save the Date: Smithfield Township Trunk or Treat & Fall Fest to be held October 26, 2024, from 1:00PM to 4:00PM.
 - c. River's Edge Bike Park Meeting is on December 11, 2024, at 6:00PM.
4. **Minutes:** None
5. **Bills & Obligations:** \$188,596.69
 - a. Ratify: \$64,802.63 (General Fund: \$62,472.63, Escrow Fund: \$2,330.00).
 - b. Consider: \$123,794.06 (General Fund: \$61,366.64, Liquid Fuels Fund: \$55,434.50, Escrow Fund: \$6,992.92)

Michael Albert motions to approve the bills, Robert Lovenheim seconds. Michael Albert clarifies the amount paid to park workers. Vote: all in favor; motion carries.

6. **Reports:**
 - a. **Solicitors Report-** Ronold Karasek states there was an injunction hearing on September 6th regarding Back 9MX. Two briefs were filed: the Karol petition and land use appeal regarding Healthy Minds, and the Mountain Manor use appeal. He attended a Planning Commission meeting and a Board of Supervisors meeting.

- b. Engineers Report-** Jon Tresslar states a second master plan meeting was held regarding River's Edge Bike Park. Three reviews are currently undergoing: Water Gap Wellness, a garage for Joseph Widmer, and a sketch plan review for Sheetz. There are upcoming inspections for Wawa at Smithfield Gateway. The Green Light GO project modems were received, antennas are still needed. A type, size, and location plan was submitted for the Green Mountain Drive Bridge; a meeting with PennDOT's bridge unit is scheduled.

JoAnn Norris asks if there was recent communication with Ted Hunter. Ronold Karasek states the developer's agreement is currently pending.

- c. Township Managers Report-** Julia Heilakka states the Township will receive \$186,000 from a DEP Act 101, Section 902 grant. Tara Mezzanotte provided a report regarding road work on Route 611. The estimated completion is expected for November 5th, which is subject to change.
- d. Supervisors Comments-** Jacob Pride states he attended a ribbon cutting for Habitat for Humanity's ReStore; all proceeds contribute to affordable housing. He announced the update to the Township personnel manual is complete. Michael Albert states he attended an EAC meeting, with discussion to improve communication and feedback.

7. Old Business: None

8. New Business:

- a. Consider: Approve Consent Agenda.**
- i. Consider: Adopt Smithfield Township Personnel Manual.
 - ii. Consider: Adopt Resolution No. 570 – BCRA Grant Agreements.
 - iii. Consider: Ratify PMRS Minimum Municipal Obligation Letter.
 - iv. Consider: Ratify Application to Monroe County for Hotel Tax Funds.

Robert Lovenheim motions to ratify the consent agenda, Michael Albert seconds. Michael Albert clarifies adopting Resolution No. 570, and the application per Hotel Tax funds. Kristine Karol clarifies PMRS. Vote: all in favor; motion carries.

- b. Discussion: 630 Seven Bridge Rd. Sketch Plan.**

Nate Oiler shares a sketch plan for 630 Seven Bridges Rd. A plan was previously submitted; adjustments have been made. The plan would create a Township road through the development site, allowing for a safer intersection than currently exists at Gap View Drive. There is a stream along the back of the property, which includes a

50-foot setback. A smaller building is proposed, along with waiver requests to meet current standards.

The Board discusses the benefits of the proposed new road. Michael Albert clarifies the protections of the stream and encourages sidewalks. Brett Cartwright asks for traffic precautions when traveling south. Kristine Karol asks for preventions from becoming a “Smithfield Gateway,” and clarifies details of the proposed building. Marguerite Vecchio clarifies the dates of the original plan, which Nate Oiler states was in the early 2000’s. Nate Oiler states a traffic study will be conducted. JoAnn Norris asks about potential blasting. Brett Cartwright asks for clarification of PennDOT policies and future road improvements.

c. Consider: Ordinance No. 252 – Noise Ordinance Update.

The hearing begins at 7:04PM. Julia Heilakka states the affidavit of publication was received on 9/23/24 and was advertised on 9/16/24. Marguerite Vecchio asks if the noise ordinance pertains to the proposed amphitheater at River’s Edge Bike Park. Jacob Pride states it will apply to any use that does not have a special event permit. Katheryn Valentine states her concern for preserving open space.

Robert Lovenheim motions to close the hearing, Jacob Pride seconds. Vote: all in favor; the hearing closes at 7:09PM.

Robert Lovenheim motions to adopt Ordinance No. 252, Michael Albert seconds. Vote: all in favor; motion carries.

d. Consider: Request Planning Commission Reviews of Draft Ordinance No. 254 – Addition of Special Exception Criteria.

Michael Albert motions to send Draft Ordinance No. 254 to the Planning Commission, Robert Lovenheim seconds. Ronold Karasek notes a typo in the document. Kristine Karol clarifies the ordinance is available online and discusses the ordinance adoption process. Vote: all in favor; motion carries.

e. Discussion: Data Center Criteria.

The Board discusses adding additional protections, criteria, and requirements for data centers, with plans for more discussion at later meetings.

f. Consider: Adopt Resolution No. 571 – DCED LSA Grant Application.

Jacob Pride recuses himself due to a conflict of interest. Michael Albert motions to adopt Resolution No. 571, Robert Lovenheim seconds. Julia Heilakka clarifies this application is on behalf of Bushkill Emergency Corps for an LSA grant towards powerlifters. Tammy Booth and Kristine Karol clarify why Jacob Pride abstains. Vote: Robert Lovenheim and Michael Albert in favor, Jacob Pride abstains: motion carries.

- g.** Consider: Select Proposal for Engineering Services – Marshalls Falls House Demolition.

The Board discusses the cost difference between the two estimates, with more research required.

Michael Albert motions to table selecting the proposal, Robert Lovenheim seconds. Vote: all in favor; item tabled.

- h.** Consider: Continue Smithfield Township Affiliation with Brodhead Watershed Association.

Robert Lovenheim motions to table this item, Michael Albert seconds. Vote: all in favor; item tabled.

9. Public Comment

- a.** Art Kroll discusses his increase in taxes and asks for an explanation. Jacob Pride clarifies the amounts and improvements made within the Township. Debbie Kulick describes the EMS tax and how the money is used.
- b.** Tammy Booth discusses a matter within her neighborhood, the Board advises her to send photos to the Township.
- c.** Tim Snow asks for leaf pickup dates. Julia Heilakka states they will be posted when they are announced.
- d.** Katheryn Valentine states her concern for development, Jacob Pride discusses the Townships initiative for open space.
- e.** Brett Cartwright states concern over comprehensive plans and discusses implementing a plan to provide residents with input towards future developments. Jean Turn states the comprehensive plan is very general.
- f.** Doug Schryver states his concern with the recent zoning change from R1 to M1 on Airport Road. He states the adjacent neighbors were not notified; Tammy Booth states the sign required is small. Julia Heilakka confirms advertising of the change.


Brett Cartwright suggests different methods of advertising. Martha Carbone clarifies the Sunshine Act.

- g. Marguerite Vecchio asks for updates for Prices Landing Road. The Board states there is no current update.
- h. Jean Turn states the zoning change signs should be bigger and readable; Tammy Booth agrees. The Board discusses the current process for a zoning change.
- i. Francis Schryver states the sign was not posted.

10. Adjournment: Robert Lovenheim motions to adjourn, Jacob Pride seconds. Vote: all in favor; meeting adjourned at 8:07PM.

Minutes Recorded by Dyana Salvi

Respectfully submitted,



Julia Heilakka, Township Secretary