

**BOROUGH OF WIND GAP
29 MECHANIC STREET
WIND GAP, PA 18091
863-7288
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The Council meeting of the Borough of Wind Gap on Monday, June 7th, 2010, was called to order at 7:30 p.m. by Council President Scott Parsons, at which time he reminded those present that the meeting was being recorded. In attendance were Councilpersons: George Hinton, Kerry Gassler, Dave Hess, John Maher, and Joe Weaver. Also in attendance were Mayor James Shoemaker., Borough Solicitor Ronold Karasek, Borough Engineer Brian Pysker, and Borough Administrator Louise Firestone. Absent from this meeting was Councilman, Tony Curcio.

PUBLIC COMMENT

1. Mrs. Pacovich stated there are disturbances across the street at night on 4th street. Were Police on duty? Mr. Parsons replied that 911 should be called and they will dispatch either the Borough Police or the State Police.
2. John Dally for the GKEDC was present to announce the breakdown of the \$130,000 educational scholarship support grants. The recipients are as follows: Troop 48, Slate Belt Baptist Church, Blue Eagle Corp., Families First, Slate Belt ARC, Trout Unlimited, WG Park, WG Summer Sounds, WG Ambulance, WG Fire Company, WG Athletic Association, WG Beautification Committee, SB Service Unit.
3. Victor Rodite stated that on July 15 & 16 there is a free Summer Business Boot Camp for young people at East Stroudsburg University from 8:30 to 4:00 – a lot of good information on starting a business. The Tiger II grant, not as big and cumbersome as Tiger I. Wind Gap took the lead with the Tiger I when we worked with Pennoni Engineering only 1 municipality in Philly was awarded the grant. Tiger II is at minimum a 10 million dollar project, should include job creation, and primarily industrial drive road. Wind Gap and Plainfield Township should work on the grant together, and someone needs to take the lead – it cannot be the COG. On motion by Joe Weaver, and Seconded by John Maher, Council has agreed to proceed to further investigate the Tiger II grant with Plainfield Township – exploratory phase of the project. Vote 6-0 in favor. Motion carries unanimously.
4. Alex Cortazzo has concerns with the project at 809 south Broadway, he states that it is a paper alley behind his property. There are issues with the survey and existing monumentation, it's a 12' alley, according to Ron Karasek it is not a dedicated alley, no water and sewer lines. It is not Borough property, and it is a civil dispute.

APPROVAL OF EXPENSES

On motion by John Maher to approve Borough expenses in the amount of \$33,783.77 and seconded by Dave Hess. Roll call vote taken. Motion carried unanimously. Vote 6-0 in favor.

APPROVAL OF MINUTES

On motion by Kerry Gassler to approve the Borough meeting minutes of March 16th, 2010 and seconded by Dave Hess. Roll call vote taken, motion carried with a vote 5-0-1 in favor. Councilman Scott Parson's abstained.

SOLICITOR'S REPORT

Ron Karasek stated that Attorney Kevin Santos is present to enter into an agreement on the Tittle matter at 133 Lincoln Street. The building will be razed/demolished to the subfloor and basement dried and tarped. Mr. Tittle has until July 9th, 2010 at 5:00 pm to complete (30 days), it will be his work rather than the Borough's, 30 days for undue hardship. **On motion** by George Hinton, and seconded by John Maher, Council agrees to enter into the Tittle agreement stated above and presented by his Attorney at the meeting, vote 6-0 in favor. Motion carried unanimously.

Report on the streets/storm sewer project was presented to Council in writing, and Mr. Karasek asked if there were any questions regarding the report – none were presented.

Ron stated that the credit card resolution is still in the open file. Also, Ordinance 81 (enacted in 1921) for the fire company, I need to meet with some fire personnel to develop new rules/regulations and policy issues.

ENGINEER'S REPORT

Brian Pysher reported that the Lehigh project should be starting in about a week and a half. He finished the Storm Sewer design and he is ready to put it out to bid. Also, Pinto did finish the seal coats on the existing cracks.

NEW BUSINESS

NONE

OLD BUSINESS

1. Water's Edge Preliminary Plan Approval - Rocco from Pennoni Associates was present at the meeting to request Conditional Preliminary Plan approval from Council for the West Street Land Development. Brian Pysher stated that everything with Zoning is resolved. Brian stated that it should be proposed that the applicant pave half (1/2) of Longcore Road which is approximately 10,000 sq ft of paving, just an overlay, not widening the road. **On motion** by George Hinton, and Seconded by Kerry Gassler, Council agreed to have the applicant pave ½ of Longcore Road as part of the plan approval. Vote 6-0 in favor. Motion carried unanimously.

The Planning Commission recommended all waivers to be requested from Council tonight. The Borough Engineer's third review letter dated May 13, 2010 was discussed in depth at this meeting. During the review it was acknowledged that the Applicant needed and requested the recommendation of 12 waivers from the Subdivision and Land Development Ordinance. Those waivers are as follows :

1. On a **motion** by Kerry Gassler, and seconded by John Maher, Council approves the granting of waiver #1 on the review letter (402.A.4 Drafting Standards). Vote 6-0 in favor. Motion carried unanimously.

2. On a **motion** by Kerry Gassler, and seconded by John Maher, Council approves the granting of waiver #2 on the review letter (402.C.4 Existing Features). Vote 6-0 in favor. Motion carried unanimously.
3. On a **motion** by Kerry Gassler, and seconded by John Maher, Council approves the granting of waiver #3 on the review letter (504 Grading/509.A.10 Streets). Ron Karasek added a change to this waiver – approval is granted as long as area is stabilized and temporary easements are in place. Vote 6-0 in favor. Motion carried unanimously.
4. On a **motion** by Kerry Gassler, and seconded by George Hinton, Council approves the granting of waiver #4 on the review letter (506.F.4.g Minimum one (1) foot freeboard). Vote 6-0 in favor. Motion carried unanimously.
5. On a **motion** by George Hinton, and seconded by John Maher, Council approves the granting of waiver #5 on the review letter (506.F.4.i Basins should have an access ramp at 10 :1 slope, 10 foot wide for maintenance equipment). Vote 6-0 in favor. Motion carried unanimously.
6. On a **motion** by George Hinton, and seconded by Kerry Gassler, Council approves the granting of waiver #6 on the review letter (506.G.7 Storm water management pipe collection and conveyance systems). Vote 6-0 in favor. Motion carried unanimously.
7. On a **motion** by Kerry Gassler, and seconded by George Hinton, Council approves the granting of waiver #7 on the review letter (506.G.8 Storm sewer pipe and culverts). Vote 6-0 in favor. Motion carries unanimously.
8. On a **motion** by George Hinton, and seconded by Kerry Gassler, Council approves the granting of waiver #8 on the review letter (509.A.14 Streets, Private Streets, and Driveways Classification and General Design Goals). Vote 6-0 in favor. Motion carried unanimously.
9. On a **motion** by Kerry Gassler, and seconded by Dave Hess, Council approves the granting of waiver #9 on the review letter (509.A.15 Street Classifications). Vote 6-0 in favor. Motion carried unanimously.
10. On a **motion** by John Maher, and seconded by Kerry Gassler, Council approves the granting of waiver #10 on the review letter (509.E.4 Street Intersections). Vote 6-0 in favor. Motion carried unanimously.
11. On a **motion** by Kerry Gassler, and seconded by Dave Hess, Council approves the granting of waiver #11 on the review letter (509.G.1 Right-of-Way and Cartway Widths). Vote 6-0 in favor. Motion carried unanimously.
12. On a **motion** by John Maher, and seconded by Kerry Gassler, Council approves the granting of waiver #12 on the review letter (Curbs). Vote 6-0 in favor. Motion carried unanimously.

Attorney Karasek stated that the Applicant must be in compliance with all conditions on the plan, insure that the SALDO waivers that were granted are noted on the plan, the plan is to be signed and notarized. On a **motion** by Kerry Gassler, and seconded by George Hinton, Council granted the applicant Conditional Preliminary Plan Approval. Vote 6-0 in favor. Motion carried unanimously.

2. Rezoning of North Broadway – Kerry Gassler would like the Borough to make the zoning on the left side of Broadway and over to the Ambulance property I-C. The original plan was to go with Commercial on both sides all the way up. Scott Parsons asked Mr. Karasek the procedures to conduct the zoning change. He stated that a public hearing by the Planning Commission to review the Zoning Amendment needs to take place, then the LVPC will need to review the zoning changes, then a Public Hearing by Council, and a Public meeting to vote on it. Brian Pysher stated that he would like to look at the affected existing dwellings for non-conforming properties.

3. Lehigh Avenue Street Reconstruction – A further discussion ensued about a contractor’s protest on the project bid award. **On motion** by George Hinton, and seconded by John Maher, Council decided that based upon the fact that the Borough Solicitor does not believe that payment of a Borough Contractor’s license constitutes a contractor to protest a bid award as he is not a taxpayer with that right. Vote 6-0 in favor. Motion carried unanimously.

ADJOURNMENT

On motion by John Maher and seconded by Kerry Gassler the meeting of June 7th , 2010 was adjourned. Council agreed unanimously. Vote 5-0 in favor. Motion carried unanimously.

The meeting of June 7th, 2010 adjourned at 9:41 p.m.

Darlene C. Plank, Asst. Borough Administrator