

A G E N D A
Board of Supervisors
Regular Business Meeting
May 9, 2011

1. Call Meeting to Order: John E. Kerrick, Chair
2. Pledge of Allegiance
3. Announcements:
4. Consider the Minutes of: March 14, 2011 Regular Business Meeting
5. Consider the Treasurer's Report: \$359,204.80
6. Solicitor Report: Lake Naomi Development Agreement
Arrowhead Lake Community Act 537 Sewage Facilities Plan
7. New Business:
 - A. Consider Zoning Hearing Board reappointment-William VanGilder
 - B. Consider Tobyhanna/Tunkhannock Pool MOU - renewal
 - C. Consider Lot Joinder-Anthony & Lisa Coniglione Lots B & C Miller Drive
Joseph N. Miller and Temi B. Miller Subdivision
 - D. Consider Lot Joinder-J. Arthur Johnsen, et al Lots 109 & 110 Sec B
Route 940 Stillwater Lake Estates
 - E. Consider waiver of well isolation distance-Michael and Annette Grimaldi,
Lots 8, 9 & 10 Canoe Brook Road Lake Naomi
 - F. Bank refinancing proposals
8. Public Questions and Comment

ADJOURNMENT

Before
THE TOBYHANNA TOWNSHIP BOARD OF SUPERVISORS

In Re: Regular Business Meeting

Tobyhanna Elementary Center
Old Route 940
Pocono Pines, Pennsylvania 18350
Monday, May 9, 2011, beginning at 9:36 a.m.

PRESENT: JOHN E. KERRICK, Chairperson
HEIDI A. PICKARD, Vice-Chairperson
JAMIE B. KEENER, Board Member
ANNE LAMBERTON, Board Member

PATRICK M. ARMSTRONG, ESQUIRE, Solicitor

ALSO PRESENT: Phyllis Haase, Zoning Officer
Robert McHale, Township Engineer

PANKO REPORTING
537 Sarah Street, 2nd Floor
Stroudsburg, Pennsylvania 18360
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ORIGINAL

1 MS. PATRICIA DEWITSKY: Good
2 morning. We've come here today to watch and listen
3 to a township meeting of the Tobyhanna Township.
4 The people that you see up on the stage are
5 supervisors. They are your local government, okay?
6 And they're going to be conducting normal township
7 business like they do every month, only this month
8 they came to the school so that you guys could
9 watch and listen and learn what goes on in your
10 local government, okay?

11 So what we need you to do is to be
12 very respectful. We need you to sit and listen.
13 If you have questions, you can jot them down on the
14 back of your agenda. Everybody's got an agenda.
15 It tells us what's going to happen at the meeting,
16 what they're going to discuss, okay, about all the
17 important things going on in your township where
18 you live, okay? So if you have any questions,
19 please jot them down and listen. Okay?

20 MR. KERRICK: I'd like to welcome
21 everyone here today. First item of business,
22 please join me in the pledge of allegiance, please.

23 (Pledge of allegiance was recited.)

24 MR. KERRICK: Announcements?

25 MS. PICKARD: Under announcements,

1 I'd like to announce that the pool opening is
2 tentatively scheduled for Friday, June 17. And we
3 will be forwarding some more information and
4 posting on our Web site the registration. The
5 rates this year are going to be the same as last
6 year.

7 Also, I wanted to announce that the
8 waste authority has placed a new recycling bin at
9 A&C Carpets located at 2 Commercial Boulevard in
10 Blakeslee. That's right by the Best Western in New
11 Ventures Park. And I wanted to just announce that
12 the Pocono Mountain Regional Police Department will
13 be having a national night out Tuesday, August 2,
14 from 7 to 9 at our township park, Blanche Price
15 Park, right behind our local government building.

16 That's it.

17 MR. KERRICK: Thank you.

18 Next item on our agenda, approve the
19 minutes of March 14, 2011 regular business meeting.

20 What's the board's pleasure?

21 MS. PICKARD: I make a motion that
22 we approve the March 14, 2011 regular business
23 meeting minutes.

24 MR. KEENER: Second.

25 MR. KERRICK: Motion and second.

1 Questions or comments?

2 Questions or comments from the
3 public?

4 Call the vote.

5 Jamie?

6 MR. KEENER: I vote in favor.

7 MR. KERRICK: Anne?

8 MS. LAMBERTON: I vote in favor.

9 MR. KERRICK: Heidi?

10 MS. PICKARD: Vote in favor.

11 MR. KERRICK: And I'll vote in
12 favor.

13 Motion carried.

14 Next item on our agenda, consider
15 the treasurer's report bill pack dated May 9, 2011.
16 Total amount for board approval, \$359,204.80.

17 MS. PICKARD: I make a motion that
18 we approve the May 9, 2011 bill pack in the amount
19 of the \$359,204.80.

20 MR. KEENER: Second.

21 MR. KERRICK: Motion and second.

22 Any questions or comments from the
23 board?

24 Questions or comments from the
25 public on the motion?

1 Call the vote.

2 Jamie?

3 MR. KEENER: I vote in favor.

4 MR. KERRICK: Anne?

5 MS. LAMBERTON: I'll abstain.

6 MR. KERRICK: Heidi?

7 MS. PICKARD: I'll vote in favor.

8 MR. KERRICK: And I'll vote in
9 favor. Motion carried.

10 Next item on our agenda, solicitor's
11 report.

12 MR. ARMSTRONG: Thank you,
13 Mr. Chairman. The first item under my report is
14 the Lake Naomi development agreement. As you may
15 recall, Lake Naomi appeared before you with a land
16 development plan a few months ago for a parking
17 facility. They have executed the development
18 agreement, as well as the stormwater monitoring
19 agreement.

20 And as you are also aware, the
21 development agreement waives the financial
22 securities due to the scope and the nature of the
23 improvements on the property. It will be
24 appropriate for you this morning, if you wanted to
25 entertain a motion, to authorize the execution of

1 an approval of those documents.

2 MR. KEENER: So moved.

3 MR. KERRICK: Motion on the floor.

4 Do we have a second?

5 MS. LAMBERTON: I'll second.

6 MR. KERRICK: Motion and second.

7 Questions or comments from the
8 board?

9 Questions or comments from the
10 public?

11 Call the vote.

12 Jamie?

13 MR. KEENER: I vote in favor.

14 MR. KERRICK: Anne?

15 MS. LAMBERTON: I vote in favor.

16 MR. KERRICK: Heidi?

17 MS. PICKARD: I vote in favor.

18 MR. KERRICK: And I'll vote in
19 favor. Motion carried.

20 MR. ARMSTRONG: Thank you. The next
21 item, Arrowhead Lake Community Act 537 Sewage
22 Facilities Plan. I believe this is just an update
23 for the board. Bob McHale may be better to address
24 this, but Arrowhead Lake Community Association did
25 get the DEP approval for their special study 537

1 Plan; however, the approval letter with DEP, we
2 noted that they still needed, prior to any
3 construction, a Phase 2 water permit.

4 MR. McHALE: Yes.

5 MR. ARMSTRONG: I don't think
6 there's anything else for the board to do at this
7 time. It's just an update as to how that project
8 is going.

9 And then the one other thing I have
10 for my report that's not under the solicitor's
11 report is the public hearing, as you may recall,
12 for the future land use map is going to be
13 scheduled for your June 13, 2011 public meeting.

14 And that's all I have for my report.

15 MR. KERRICK: Thank you.

16 Next item, new business. Consider
17 zoning hearing board reappointment, William
18 VanGilder. What's the board's pleasure?

19 MS. PICKARD: I'll make a motion
20 that we reappoint William VanGilder to the zoning
21 hearing board.

22 MS. LAMBERTON: I'll second.

23 MR. KERRICK: Motion and second.

24 Questions or comments?

25 Questions or comments from the

1 public?

2 Call the vote.

3 Jamie?

4 MR. KEENER: I vote in favor.

5 MR. KERRICK: Anne?

6 MS. LAMBERTON: I vote in favor.

7 MR. KERRICK: Heidi?

8 MS. PICKARD: I vote in favor.

9 MR. KERRICK: And I'll vote in
10 favor. Motion carried.

11 Next item, consider Tobyhanna
12 Tunkhannock pool MOU renewal.

13 MS. PICKARD: I'll make a motion
14 that we approve the memorandum of understanding
15 between Tobyhanna Township and Tunkhannock Township
16 with regard to the use of the Blanche Price pool.

17 MS. LAMBERTON: I'll second.

18 MR. KERRICK: Motion and second on
19 the floor for the renewal of the memorandum of
20 understanding.

21 Questions or comments? Jamie?

22 MR. KEENER: Do you want to explain
23 what this is for the kids?

24 MS. PICKARD: This is just the
25 agreement between Tobyhanna Township and

1 Tunkhannock Township which just sets forth the use
2 and regulations on the use of our pool by
3 Tunkhannock Township residents.

4 MR. KEENER: How many of the
5 students use the pool at the township building?

6 (Show of hands.)

7 Thank you.

8 MR. KERRICK: Questions or comments
9 from the public?

10 Call the vote.

11 Jamie?

12 MR. KEENER: I vote in favor.

13 MR. KERRICK: Anne?

14 MS. LAMBERTON: I vote in favor.

15 MR. KERRICK: Anne?

16 MS. PICKARD: I vote in favor.

17 MR. KERRICK: And I'll vote in
18 favor. Motion carried.

19 Next item we have on our agenda,
20 consider lot joinder Anthony and Lisa Coniglione
21 Lot B and C Miller Drive; Joseph N. Miller and
22 Terri (sic) B. Miller, subdivision.

23 Do you want to explain that, Heidi?

24 MS. PICKARD: We received an
25 application where the parties mentioned wanting to

1 join their two lots to make them one parcel and
2 they have provided us with all the necessary
3 information.

4 And with that, I'll make a motion
5 that we approve the Coniglione lot joinder, Tax Map
6 No. 19/112804 and Tax Map No. 19/112805.

7 MR. KEENER: Second.

8 MR. KERRICK: Motion and second.
9 Could you explain what that is?

10 MR. KEENER: It's right next to the
11 Lake Naomi parking lot that's being proposed on
12 Miller Drive. Yes. The last sheet on your
13 Section C.

14 MS. LAMBERTON: That's a lakefront?

15 MR. KEENER: Yes, that's a
16 lakefront.

17 MS. LAMBERTON: That's past the
18 existing parking lot.

19 MR. KEENER: Okay.

20 MR. KERRICK: We have a motion on
21 the floor. Do we have a second for lot joinder?

22 MS. LAMBERTON: He did second.

23 MR. KERRICK: Jamie seconded, I'm
24 sorry.

25 Questions or comments?

1 Questions or comments from the
2 public on the motion?

3 TEACHER: We can't hear you and
4 they're trying hard, I know they are, but it's so
5 hard to hear you.

6 MR. KERRICK: Do you want to come a
7 little closer?

8 TEACHER: Maybe if you can speak
9 closer to the mike. I can hear you and I can hear
10 him, but --

11 MR. KERRICK: Are you trying to say
12 we have big mouths?

13 TEACHER: The area's not that big.
14 If you can just speak a little more into the mike.

15 MR. KERRICK: Okay, we'll try
16 harder.

17 There's a motion and second on the
18 floor for a lot joinder. Any questions or comments
19 from the public?

20 Call the vote.

21 Jamie?

22 MR. KEENER: I vote in favor.

23 MR. KERRICK: Anne?

24 MS. LAMBERTON: I vote in favor.

25 MR. KERRICK: Heidi?

1 MS. PICKARD: I vote in favor.

2 MR. KERRICK: And I'll vote in
3 favor. Motion carried.

4 Next item on our agenda, consider
5 lot joinder, Austin (sic) Johnsen, Lots 109 and
6 110, Section B, Route 940, Stillwater Lake Estates.
7 Everything in order?

8 MS. PICKARD: Yes.

9 MR. KERRICK: That was real quick.

10 MS. LAMBERTON: It's commercial? It
11 appears to be commercial. Do you know how that --

12 MR. KEENER: Which building is that?
13 Is that the insurance building?

14 MS. HAASE: I'd have to have it in
15 front of me. I believe it's where the current
16 Papa's Pizza and the eye doctor is located.

17 MR. KEENER: It looks like they're
18 already using the other lot that's part of the
19 business anyway, their parking lot.

20 MS. LAMBERTON: The driveway is in
21 the center line of the two lots.

22 MS. PICKARD: It's my understanding
23 that Mr. Courtright was going to attend the meeting
24 today, but I don't see him here. With that I'll
25 make a motion that we approve the lot joinder, J.

1 Arthur Johnsen, et al., Lots 109 and 110, Section
2 B, Route 940, Stillwater Lake Estates.

3 MR. KEENER: Second.

4 MR. KERRICK: We have a motion and
5 second. Questions or comments?

6 I have a question, I guess it would
7 be for Phyllis. Does that have anything to do with
8 Stillwater Lake Estates where you're joining these
9 two lots?

10 MS. HAASE: No, sir. They still
11 would be required to follow whatever covenants that
12 they have in Stillwater. They may have their own
13 regulation to go through with the lot paperwork.

14 MR. KERRICK: These lots are in the
15 Stillwater subdivision then?

16 MS. HAASE: That's correct.

17 MR. KERRICK: Thank you.

18 Any other questions?

19 MR. KEENER: Yes. I don't know if
20 they're part of the association because they're
21 commercial lots so they were subdivided with the
22 original subdivision, but I don't know that they're
23 part of the actual association itself.

24 MR. KERRICK: Questions or comments
25 from the public?

1 Call the vote.

2 Jamie?

3 MR. KEENER: I vote in favor.

4 MR. KERRICK: Anne?

5 MS. LAMBERTON: I vote in favor.

6 MR. KERRICK: Heidi?

7 MS. PICKARD: I vote in favor.

8 MR. KERRICK: And I'll vote in
9 favor. Motion carried.

10 Next item on our agenda, consider
11 waiver of well isolation distance, Grimaldi, Lots
12 8, 9, and 10, Canoe Brook Road, Lake Naomi.
13 Section E in your packet.

14 MS. LAMBERTON: I guess my only
15 question, is this satisfactory with John Brogan,
16 with our SEO?

17 MS. PICKARD: I spoke with
18 Mr. Brogan and he had requested that they put in
19 the waiver to the board and he's fine with it.
20 They are expanding the current existing septic
21 system and rebuilding a larger home on the property
22 so they need to expand the septic system. It was
23 built back in the '60s when there was not the
24 current requirement. It was currently a
25 requirement that your well has to be a hundred feet

1 from your septic and in this case the board is just
2 waiving that if they choose.

3 And I'll make that motion that we
4 approve the waiver for Michael and Annette
5 Grimaldi, Lots 8, 9, and 10, Canoe Brook Road, Lake
6 Naomi.

7 MS. LAMBERTON: I'll second.

8 MR. KERRICK: Motion and second on
9 the floor.

10 Any question or comments from the
11 board?

12 Questions or comments from the
13 public?

14 Call the vote.

15 Jamie?

16 MR. KEENER: I vote in favor.

17 MR. KERRICK: Anne?

18 MS. LAMBERTON: I vote in favor.

19 MR. KERRICK: Heidi?

20 MS. PICKARD: I vote in favor.

21 MR. KERRICK: And I'll vote in
22 favor. Motion carried.

23 Next item on our agenda, bank
24 refinancing proposals.

25 MS. PICKARD: We had discussed at

1 our work session last week the option for bank
2 refinancing proposals, and with that I will make
3 the motion that we would approve the proposal from
4 East Stroudsburg Savings and Loan Association at
5 the rate of 3.75 for 20 years to refinance the
6 current existing debt of our sewage treatment
7 plant.

8 MR. KEENER: In an amount not to
9 exceed --

10 MS. PICKARD: In an amount not to
11 exceed 5.25 million.

12 MS. LAMBERTON: I have one question.
13 Did anybody comment on -- we do monthly payments,
14 correct?

15 MS. PICKARD: The proposal's for
16 monthly payments.

17 MS. LAMBERTON: Did anybody approach
18 and ask if they could be quarterly because of the
19 way our revenue comes in, to make it easier for the
20 township? I have spoken to a couple of different
21 financial institutions and they suggest
22 municipalities ask that because if it's offered, it
23 would make it easier for you as a township
24 secretary to be able to see the money. Because
25 ours is sporadic with our taxes being in the spring

1 and we don't have a monthly income. I think that's
2 something I'd like to address prior to approving.

3 MS. PICKARD: Currently our sewage
4 bills are quarterly as well.

5 MS. LAMBERTON: Exactly.

6 MS. PICKARD: The other thing was,
7 we can ask the bank that and it will raise the
8 interest accumulations slightly by doing that.

9 MS. LAMBERTON: We'll ask them to do
10 it without any increase. Why not?

11 MS. PICKARD: The rate is based on
12 the principal, so if it's paid monthly, it's a
13 lower cost.

14 MS. LAMBERTON: There's actually a
15 way of doing that. It's something to consider.

16 MR. KERRICK: Pat has a comment.

17 MR. ARMSTRONG: I would just make
18 clear to the board that the motion is going to be
19 to move forward with finalizing and proceeding with
20 that proposed ESSA of refinancing the loan. As the
21 board is aware, there will need to be a public
22 hearing, as well as an ordinance that will be
23 submitted to DCED for formal approval of this loan.

24 There are some additional items that
25 will need to be completed pursuant to the Local

1 Government Unit Debt Act that the board would
2 comply with. And this motion this morning is just
3 to authorize and approve moving forward with those
4 procedures.

5 MS. LAMBERTON: So we're not locked
6 in with ESSA's terms as of this motion?

7 MR. ARMSTRONG: As of this motion
8 now, no, you will have a public hearing that will
9 be advertised with an ordinance setting forth the
10 loan pursuant to the debt act. Heidi and I will
11 also be corresponding throughout the next two days
12 and weeks, to make sure that all the procedures
13 with the debt act will be complied with.

14 There are a few tests that you need
15 to jump through. DCED will also be seeking
16 approval not only the ordinance but a number of
17 other items in order for them to review and approve
18 this particular loan. And I believe under ESSA's
19 proposal you have until June 15 to commit and
20 July 29 to close.

21 MS. PICKARD: And DCED stands for
22 the Department of Community and Economic
23 Development. It's a state agency that controls and
24 monitors Local Government Unit Debt Act.

25 MR. KERRICK: We have a motion. Do

1 we have a second?

2 MS. LAMBERTON: I'll second it.

3 MR. KERRICK: Questions or comments
4 from the board on the motion?

5 Questions or comments from the
6 public on the motion?

7 Call the vote.

8 Jamie?

9 MR. KEENER: I vote in favor.

10 MR. KERRICK: Anne?

11 MS. LAMBERTON: I vote in favor.

12 MR. KERRICK: Heidi?

13 MS. PICKARD: I vote in favor.

14 MR. KERRICK: And I'll vote in
15 favor. Motion carried.

16 MS. PICKARD: Do we need to
17 authorize you to prepare the ordinances?

18 MR. KERRICK: That's what the motion
19 was.

20 MR. ARMSTRONG: Yeah.

21 MR. KERRICK: Does anyone from the
22 board have any other business to discuss?

23 MR. KEENER: I'd just like to say hi
24 to my son Spencer. Hi, Spencer.

25 MR. KERRICK: Last -- at our work

1 session Bob was not able to attend so I asked him
2 to come to this meeting and he wants to go over the
3 537 briefly.

4 MS. LAMBERTON: Excellent.

5 MR. McHALE: Good morning. Can I
6 address the class as well? I mean, I'll talk to
7 the board of supervisors, but you're hear to learn
8 a few things as well. I'm going to actually be
9 holding -- can you all hear me okay? I'm going to
10 be holding up a poster or two so I can show you a
11 couple of things.

12 Act 537 is a law that requires our
13 township to make sure that we can -- be careful
14 with that, the legs on it will shake. The Act 537
15 requires our township to make sure that all the
16 sewage disposal in the township is taken care of
17 properly. Now, many years ago, way before I was
18 even born, people used to take their sewage from
19 their home or from their businesses and they would
20 actually discharge them into the streams and the
21 lakes and the rivers.

22 And how many think that was a good
23 idea? No, not a good idea, was it? We used to get
24 diseases and across our country people would come
25 down with many different types of diseases because

1 of that practice. Throughout the years we've
2 developed processes in treating the waste water
3 that we discharge, and instead of discharging
4 untreated waste water it's now treated.

5 In the Blakeslee area the board was
6 just talking about and they were just voting to
7 refinance \$5.25 million of what's remaining to pay
8 for this waste water treatment facility. That
9 treatment facility is located in Blakeslee, south
10 on 115. This map shows us Route 940.

11 And how many of you all are familiar
12 with Blakeslee? Very good, very good. You know
13 when you get to the intersection of Blakeslee at
14 940 where the traffic light is? If you go south on
15 115 and you're going towards Interstate 80, on the
16 left-hand side there's a waste water treatment
17 facility, okay? That treats the waste water that
18 comes from all the businesses and the residences
19 that are upstream and into the Blakeslee area.

20 What the board of supervisors are
21 required to do is make sure that we update proper
22 planning for that waste water treatment. And
23 that's what I'm going to present to the board now
24 are these numbers.

25 This is State Route 940 intersection

1 with 115. The plant's down in this area, okay? So
2 everything drains in here. Now what happened with
3 the first phase is they planned for and developed
4 all these little parcels. That's what all these
5 little blocks are. Those are land areas, little
6 blocks or lots that people build on.

7 The second phase is out the corridor
8 of 940 and the board is also looking to expand it
9 further east where the Twin Lakes or where Pocono
10 Lake is. You all know where that is? Okay, so we
11 want to take and we want to bring pipes or conduits
12 or low pressure systems to be able to get the waste
13 from there to the Blakeslee treatment plant at some
14 point in time.

15 This is a breakdown of -- by phase
16 or by zone of the needs for our township in this
17 area. And what we did was, we took the original
18 area and we had to calculate, well, how much flow,
19 how much do we have to treat down at the plant? So
20 we took this first area where all these lots are
21 and all these businesses, like restaurants --

22 And how many have shopped at the
23 Wawa before? Okay, you go into the restroom,
24 right, and you flush the toilet and the waste has
25 to go somewhere, right? Well, it goes down here to

1 the waste water treatment plant. And that's what
2 happens. Every business you shop at, whether it's
3 a restaurant or a bicycle shop, whatever, so we
4 calculated, how much do we have to treat before it
5 goes into the stream.

6 The new law says we can't just up
7 that capacity and treat more and discharge to the
8 stream. We actually have to take that effluent and
9 try to spray irrigate after it's cleaned up and
10 there's no more bad bacteria within that water, you
11 can now spray or drip irrigate it into the ground
12 surface, that treated water. So now what we're
13 looking at is expanding that over into the 940
14 corridor.

15 So the Zone 1 is the initial planned
16 area and that's that first stapled together
17 section. And at the very end in the summary
18 portion of it -- now, this includes the Keswick
19 Pointe development, it includes some projections
20 for the 50 acres that the board recently rezoned
21 and some other projections for this area. And you
22 all will see that there's also some numbers here
23 like 120 and 23 and such? Well, the board said
24 this is what we want to plan for in the future. So
25 this comes out to about 396,000 gallons a day for

1 that Zone 1.

2 Zone 2 is the corridor of 940 which
3 takes us out closer to the Twin Lakes but was
4 already in the planned area that we originally
5 looked at 12, 14 years ago. And that portion gives
6 us an additional 92, 93,000 gallons a day. Then
7 the board said, okay, well, that's good that we
8 planned for that 12 years ago, but we think we're
9 going to have more development coming into our
10 township, we need to plan ahead a little bit
11 further.

12 So the board said, let's look at
13 some other properties, and Mr. Keener and
14 Ms. Lamberton and others are involved in what's
15 called a visioning for Blakeslee, and they're
16 looking at how to make this more like a village
17 center and to attract more businesses into that
18 area. Well, what happens when we attract more
19 businesses? What happens to our waste water? Do
20 we need more or less? Well, if we're going to
21 bring more business in, we're going to need more.
22 Exactly. So that's what we're trying to do now.

23 So for that corridor, for that
24 additional it's about 53,000. If we go out further
25 to the Twin Lakes and we pick up Wagner Forest and

1 the other lots that go out to the Twin Lakes, that
2 will be about another 50,000. So in total we're
3 looking at about 600,000 gallons of waste water
4 that has to be treated in a day. And that does not
5 count the visioning for the Blakeslee area. So if
6 we factor on -- Mr. Keener, I'm not sure if you
7 want to guesstimate 50, 75, maybe 100,000 gallons
8 additional because of the concentration of
9 development that would put us up another hundred
10 thousand gallons.

11 Now, the treatment plant that we
12 have right now in Blakeslee will treat
13 300,000 gallons of waste water. We're running at
14 about -- somewhere about 100 to 130,000 gallons a
15 day, so we have some capacity to still work with.
16 In the future we're going to have to accommodate
17 another 400,000, so we're gonna basically have to
18 expand that plant by double its size. So what
19 we're gonna do is look at different ways that we
20 can get rid of that water without putting it back
21 into the stream.

22 What do you all suggest that we do
23 with the water after it's treated? What do you
24 think are some ideas that we can do with the water?
25 Now, I'm talking about the waste water once it's

1 treated and it's cleaned up enough water to put
2 back into the stream. What are some ideas on how
3 we can use that water? Anybody have any ideas?

4 STUDENT: We could use it for
5 drinking water.

6 MR. McHALE: Almost. We can put it
7 back in the ground and then the ground will filter
8 that water some more and it will eventually get
9 into the ground water table and we could use it for
10 drinking. That's good.

11 Yes?

12 STUDENT: We could use it for fire
13 trucks.

14 MS. McHALE: Fire trucks, yes, we
15 could do that. We could recharge -- have our ponds
16 sometimes or a lake even after it's treated through
17 the ground water and we pump it from the wells, put
18 it into a water storage tank and fire trucks.

19 Yes, ma'am?

20 STUDENT: We could take a bath in
21 it.

22 MR. McHALE: You could eventually
23 take a bath in it. 'Cause that's the whole point.
24 Many, many years ago they didn't treat it well
25 enough and sometimes they didn't even treat it at

1 all. And our job is to make sure it's clean enough
2 to where you could almost take a bath in it. Okay,
3 very good.

4 Now, we have Zones 1, 2, and 3. So
5 we have about an additional 400,000 gallons right
6 now that we're kind of contemplating. And the
7 other thing we did is, we looked at the soil types
8 and where we could actually drip or spray irrigate
9 this land. This is a soils map.

10 And how many of you get on the
11 Internet? I figured that. And you all are looking
12 for other places to study while you're on the
13 Internet, right? Well, I have a good Web site for
14 you. The National Resource and Conservation
15 Service has a Web site on there that you can get on
16 and learn all about the soils that are in the
17 township. I know that sounds exciting, I could see
18 the expressions; you just can't wait to study
19 soils. But as an engineer I have to be able to
20 prepare this thing to present to our board so that
21 it can make decisions based upon what we're looking
22 at. This map shows the different soil types
23 throughout the township.

24 And in summary, basically it's Type
25 C soils, and that means that we can probably go

1 ahead and drip irrigate throughout our township, if
2 we find a proper size tract. We're gonna need
3 about a hundred acres, maybe a hundred twenty acres
4 to drip irrigate, to take care of that additional
5 treatment. They use these practices of drip and
6 spray irrigation in places like Maine and Wisconsin
7 and other places, and our township recently
8 approved a residential use where one -- a person
9 that owns a home is actually using a drip
10 irrigation, they're treating the water through
11 their septic tank and other means and it goes into
12 this drip irrigation system and it actually can --
13 it goes back into the ground water. And that's
14 about -- one gallon that is treated takes about 12
15 to 17 square feet of land area for every gallon
16 that's treated.

17 If you all have any questions?

18 We're just in the beginning part of the process.
19 We're just putting together the numbers and needs.
20 Not only will we look at the Blakeslee area, we'll
21 look at the Pine Crest, Pocono Pines area. A lot
22 of our township is more rural, so people actually
23 take care of treatment on their own site.

24 How many know what a sand mound is?

25 Have you ever seen properties that have a -- they

1 have a little bump in the ground? What is a sand
2 mound? Does anybody know what it is? Do you know
3 what it is? Okay.

4 We see it out there in the yard and
5 it kind of goes up like this, doesn't it? It
6 flattens out and has grass all over it. There's
7 that little plastic white pipes sticking up
8 sometimes. Yeah. You all know what that is?
9 Okay, the waste water comes from your house, it
10 goes into a septic tank and it's treated, it goes
11 into a dosing tank and it's pumped up in and when
12 it filters down through all that sand, the water is
13 treated well enough to where it can go into the
14 ground water. Okay.

15 Now, any other questions from the
16 board as far as the numbers or -- we're moving
17 ahead. We still have to evaluate potential sites
18 that we could possibly use for that and then we'd
19 have to approach landowners. One thing we did is
20 we pulled the files for the park area, just to see
21 if that might be a possibility. And, you know, I
22 don't know yet, we haven't gotten far enough to
23 where we've read through the documents for the
24 purchase.

25 MR. KEENER: Bob, on the Zone 3

1 there's several parcels identified as nature
2 conservancy and Tobyhanna Township, the Township of
3 Tobyhanna, are those parcels that are unlikely to
4 be developed and we would remove those from the
5 count?

6 MR. McHALE: Yes, sir. The way that
7 the spreadsheet was set up -- I think that
8 Mr. Brogan had provided to us, there may be zeros
9 next to those. He kind of blocked them out so they
10 may show up on the spreadsheet. Do they show up as
11 using as an EDU?

12 MR. KEENER: Yes.

13 MR. McHALE: Okay. Then we'll have
14 to -- we can deduct those.

15 MR. KEENER: You can sort it by
16 owner, then you can --

17 MR. McHALE: Okay, yeah, we do have
18 all EDUs assigned to that. Okay. You're right,
19 sir, we can do that.

20 Any other questions? Any questions
21 from this intelligent young group of fourth
22 graders?

23 Any questions from the board? Okay,
24 I thank you very much.

25 MS. LAMBERTON: Thank you, Bob.

1 MS. HAASE: Good morning, everyone.
2 My name is Phyllis Haase and I'm the zoning officer
3 for the township. And I have many responsibilities
4 for the township but my main goal is to enforce the
5 ordinances or the laws that this governing body
6 adopted from their predecessors, the individuals
7 that sat in their seats prior to them. So my job
8 is to make certain that any lands in our township
9 meets the requirements that the board has put in
10 place. So that's my main duty.

11 How many of you in here have to
12 follow the rules? Very good. Actually, I see a
13 few hands that aren't raised. And actually
14 everyone in this building, including myself, our
15 solicitor and also our governing body, we all have
16 to follow rules. So we start when we're young and
17 we have to follow them throughout our whole life.
18 It's very important that you're organized
19 throughout your entire life and you know the
20 difference of what's right and what's wrong.

21 All right, folks. Any questions?
22 That was easy. Have a good day.

23 MR. KERRICK: Thank you.

24 Does the board have anything else?
25 Do you want to open it up to questions?

1 MS. PATRICIA DEWITSKY: Well, what I
2 thought would be a good idea is, if you could just
3 introduce yourselves and just tell just a little
4 bit about what your job is and explain to them what
5 you do.

6 (Discussion off the record.)

7 MR. ARMSTRONG: We can't adjourn
8 yet. I just have a few things to say on the
9 record. One, is the loan, the ESSA loan, we
10 will -- it looks like you're going to need bond
11 counsel. The way they have it in their proposal
12 it's a separate opinion from my office, as well as
13 a no counsel, which is a bond counsel. So what I
14 would probably suggest is that we should start
15 looking, but if you want to have it -- get a bond
16 counsel, a no counsel opinion from -- you don't
17 have to designate them today but maybe set a do not
18 exceed rate bond, if you want to set a ceiling.

19 MS. PICKARD: Five wasn't adequate?

20 MR. ARMSTRONG: Five was a -- we
21 were lucky about a year ago to have someone out of
22 Harrisburg that did it for five grand, but bond
23 counsel can be -- if you want to set five and find
24 someone to do it for five.

25 MS. LAMBERTON: Why don't we say ten

1 and be in the middle of the road?

2 MR. KERRICK: We don't want to have
3 to come back for a meeting.

4 MR. ARMSTRONG: Right.

5 MS. PICKARD: I'll make a motion
6 that we approve the final approval for bond counsel
7 not to exceed 10,000.

8 MS. LAMBERTON: Second.

9 MR. KEENER: Aye.

10 MS. LAMBERTON: I vote in favor.

11 MS. PICKARD: Favor.

12 MR. KERRICK: Favor.

13 MR. ARMSTRONG: The only other thing
14 that I mentioned before with the loan, Heidi and I
15 are going to be corresponding, there's a few things
16 we're going to comply with. We already made sure,
17 I talked to you on Friday, about one of the
18 provisions. There's still one other item that I
19 need to confer with DCED. I want to make sure
20 we'll be communicating with DCED, as well as ESSA
21 with respect to the proposal.

22 MS. LAMBERTON: I'm fine with it.

23 MR. ARMSTRONG: Okay. And the only
24 other thing was, we have a brief executive session
25 on real estate, and if you want to adjourn.

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MR. KERRICK: We're adjourned.

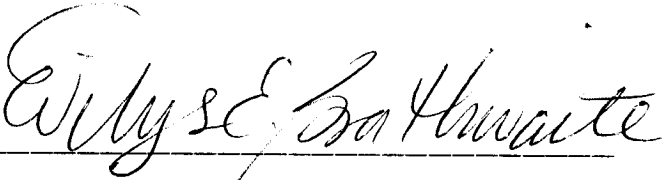
MS. LAMBERTON: Second.

MR. KEENER: I'll make that motion.

(Meeting concluded at 10:22 a.m.)

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I hereby certify that the proceedings and evidence are contained fully and accurately, to the best of my ability, in the notes taken by me at the meeting in the above matter; and that the foregoing is a true and correct transcript of the same.


EVILYS E. BRATHWAITE, RPR

ORIGINAL

Respectfully submitted:


HEIDI A. PICKARD, TOWNSHIP SECRETARY