HAZLE TOWNSHIP PLANNING DEPARTMENT REGULAR MEETING MARCH 15, 2022

TIME: 6:00 PM

PURPOSE OF MTG: REGULAR MONTHLY MEETING

AS PER LEGAL NOTICE ADVERTIZED AGENDA:

TO ANYONE IN ATTENDANCE AT THIS MTG. AS PER REVISED SUNSHINE ACT IF YOU WISH TO COMMENT ON ANY ITEM PLEASE LET THE DEPARTMENT KNOW BEFORE A ROLL CALL VOTE IS TAKEN.

THIS MEETING IS BEING TAPED FOR ARCHIVE AND ADOPTED MINUTES!

ROLL CALL:

ATTY. FERDINAND
JOSEPH MARCHESE
JOE CALABRESE, RJD ENG
CHUCK KRONE. ZONING OFFICER

JOHN SYNOSKI ROBERT FIUME LEE ANN KASHA

APPROVAL OF PREVIOUS MINUTES:

MOTION TO APPROVE THE MINUTES OF FEBRUARY 15, 2021.

MOTION: SECOND:

ROLL CALL: MARCHESE: FIUME: SYNOSKI:

BILLS TO BE PAID:

ADVISORS: MARCH (2) @ \$ 60.00 Each for (1) meetings

DIRECTOR: \$ 175.00 March Meeting(S) **SOLICITORS:** 3/01/2022 \$ 298.00

TWP ENGINEER 2/28/22 Hazleton Logistics - \$ 240.00 & \$ 768.00 / Chipotle - \$ 1,3770.00 / HIP

Lot 25B - \$ 240.00 / 626 CanDo Exp - \$ 2,008.00 / Blue Cup East- \$ 2,112.00 / Blue Cup West - \$ 384.00 / Project X - \$ 240.00 / Ridgewood Major SD - \$ 576.00 / Justice Grown - \$ 560.00 / Hazleton Creek Properties - \$ 745.91 / All Phaze LD - \$ 288.00 / Norpel LD - \$ 288.00 / HIP Lot 25C, 27 & 104 - \$ 221.00 /

Tractor Supply - \$ 240.00 **TOTAL - \$ 10,287.91**

SECRETARY: MTG('S) MINUTES: 2/15/22 MEETING - \$ 50.00

SECRETARY: OFFICE TIME/MARCH HOURS: 80 SALARY: \$ 1,820.00

MOTION TO RECOMMEND THE SUPERVISORS PAY THE ABOVE BILLS.

MOTION: SECOND:

ROLL CALL: FIUME: MARCHESE: SYNOSKI:

EXTENSIONS OF TIME

Hazle NPDES 90 day extension to expire March 15, 2022 Angelo LD 90 day extension to expire April 19, 2022 Umbriac Storage Units Major LD – 90 Day ext – To expire May 15, 2022 Ridgewood Sunburst Phase SD – 90 Day Ext to expire May 15, 2022

PLANS FOR APPROVAL

HAZLE NPDES LD – PARKING LOT ADDITION ACCEPTED 3/16/21

RECEIVED: Cover Letter / Application / Checklist / Stormwater MGT Permit / Fee Schedule & Summary SHT / Recreation Fee \$ 1,050.00, STW \$ 1,450.00, \$ 3,643 LD FEE / Signed Applicant Acknowledgement / Signed Developer's Agreement to Pay all Fees / Deed(S) / Waiver Request of Section(s) 301.C, 302 & 303 – Requirement of a Separate Sketch, Preliminary & Final Submissions / Corr to Zoning & RJD / Plans / 3/15/21 Zoning Review (I-1) – In Compliance / 3/29/21 RJD Review #1 – (9) General Comments, (2) Zoning Comments, (36) SALDO Comments & (8) STW Comments / Crossroads Group - 6/15/21 Request for a 90 Day Ext of time – Granted 6/15/2021 to expire September 21, 2021 / 6/23/21 LCD Technical Deficiency Letter / 9/21/21 Additional 90 day Extension of time granted, to expire 12/21/21/9/30/21 LCD – E & S Approval / 12/16/21 Additional 90 Day Ext of time granted to expire 3/15/2022 / 3/10/22 Request for an additional 90 day extension of time /

Motion to grant the request of Hazle NPDES for an additional 90 day extension of time to expire June 21, 2022. Motion: Second:

Roll Call: Marchese: Fiume: Synoski:

RICHARD E ANGELO APARTMENTS PRELIMINARY/FINAL MAJOR LAND DEV.

ACCEPTED: 4/20/21 RECEIVED: Application / Checklist / Airport Hazard Zone Notification / Wetland Fact Sheet / Fee Schedule & Summary sht / \$ 2,815.00 LD Fee & \$ 100.00 Recreation Fee / Application to Luzerne County / Signed Applicant Acknowledgement / Signed Developers Agreement to pay all fees / Signed Certificate of Ownership / Post Construction Stormwater Mgt Report/ Plans / 5/5/2021 Luz Cty Planning – (3) Comment / 5/4/21 Barry Isett -Luz Cty Eng – (13) Saldo Comments - (14) General Comments & (14) STW Comments / 5/20/21 Hazle Twp Fire Chief Review – (3) comments / 7/19/21 Brinkash & Assoc Inc. – Request for a 90 day Extension of time / 90 Day Ext of time granted 7/20/21 – To expire 1/18/22 / Additional 90 Day Ext of time granted – to expire April 19, 2022

PROPOSED IS A 16 UNIT APARTMENT COMPLEX ON HOLLYWOOD BLVD.

Received: Letter of Transmittal / Application / Checklist / Fees \$ 3,395.00 / Stormwater Application / Wetland Fact Sheet / Fee Schedule & Summary Sheet / Signed Aplicant Acknowledgement / Signed Developer's Agreement to pay all fees / Deed / FAA Determination / Wetland Report / E&S Con trol Plan / HOP Plans / Land Development Plans / Waiver Request – Requirement for a Preliminary Submission / HOP Plans SHTS 1 thru 5 & Land development Plans SHTS 1 thru 13 / 8/6/21 Zoning Review – Needs Zoning Hearing Board Approval for Parking & access Road width / 8/12/21 Luzerne Cty Planning Review

-(3) comments & Engineering 8/11/21 – (8) Zoning comments –(37) Saldo comments & (10) Stormwater comments / 11/10/21 RJD Review #2 – (12) comments / 11/17/21 Zoning Review #2 – Driveway access width has been addressed – altered to 24' feet – Parking variance will still be required / Waiver Requests granted 11/16/21: (1) Sec 203 & 301.C Submission of a Preliminary Plan, (2) 813.1 & 1009 Concret curbs along parking lot & (3) 813.2 Concrete Sidewalks are required / 90 Day Ext of time to expire February 15, 2022 / 1/13/22 HT Fire Chief No Findings one Note / 2/14/22 CAN Request for a Day Ext of time / Additional 90 Day Extension to Expire May 15, 2022 / 3/8/2022 CAN This plan is to be considered Preliminary only at this time – they plan to construct site improvements substantially & obtain final approval prior to building permit application / 3/11/22 RJD Rev #3 (6) comments

Proposed is to construct (3) Storage Units on a 2.72 Acre Parcel located on SR 940 in Ebervale

RECEIVED: Application / Checklist / Fees - \$ 4,230.00 SD Fee & \$ 3,700.00 Recreation Fee / Stormwater Permit Application / Airport Hazard Zone Application / Wetland Fact Sheet / Fee Schedule & Summary sheet / Signed Application Acknowledgement / Signed Developer's Agreement to Pay All Fees / !0/8/21 Sparnon Wetland Services, Inc – Wetland Determination / Deed(s) / Post Construction Stormwater Management Report / Drainage Plans / Subdivision Plans / Application to Luzerne County / 11/30/2021 Zoning Review – In Compliance / 1/10/22 RJD Rev. (29) General Comments, (3) Zoning Comments (85) SALDO comments & (9) STW comments / 2/14/22 Brinkash & Assoc request for a 90 day Ext of time to Expire May 10, 2022 / 90 Day Extension of time to expire May 15, 2022

Proposed is to create 37 Single Family Residential Lots with associated infrastructure on Lands owned by A & J Zelenack Development Inc in Ridgewood Development.

Lukashunas Minor Subdivision & Lot Consolidation Kibedi & Conter Accepted 12/16/2021

RECEIVED: Transmittal Letter / Transmittal Letter to Luzerne County / Application / SD Fee \$ 700.00 / Applicant Checklist / Certificate of Ownership / Wetland Fact Sheet / Signed Developer's agreement to pay all fees / Fee Schedule & Summary Sht / Deed (s) / Legal Description New Lot 1 & New Lot 3 / 1/14/22 RJD Review #1 – (1) General & (2) SALDO comments / 1/17/22 Zoning review – Not in compliance – existing structure is not in compliance – a Revers Subdivision should be applied for to combine with existing lot(s) /

Proposed is to create two new lots from the lands Of Lukashunas (New Lot 1 & New Lot 2). Then combine new lot 2 with lots of Kibedi & Conter to create New Lot 3. New Lot 1 will be residual lands of Lukashunas.

Blue Cup Ventures – East Preliminary/Final Major Land Development Accepted 2/15/2022

Received: Transmittal Letter / Application / LD Fee - \$ 10,517.00 , STW Fee - \$ 1,500.0 & Recreation
Fee - \$ 2,550.00 / Applicant Checklist / Stw Permit Application / Waiver Requests Sec 400 –
Requirement of a Preliminary Plan submission , Sec 813 – Requirement of Sidewalks along
Roadway & 818.3.4.a – Light Fixture Height requirement of 20' max- They are requesting 30' /
Wetland Fact Sheet / Signed Developer's agreement to pay all fees / Signed Applicant
Acknowledgement / Luzerne Cty Plannuing & Engineering Application / Fee Schedule &
Summary Sht / Deed (s) / Agreement of Sale & Purchase / Aquatic Resource Delineation /
PNDI Search / Post Construction Stormwater Mgt Report / 7/9/2020 – PPL Wil serve letter,

7/13/2020 GHJSA – Applicant must appl to the Mu icipal authority of Hazle Township for edu allocation & Planning Module approved prior to application to GHJSA / 7/22/20 HCA has capacity to supply water for fire & domestic service / 11/2/2020 UGI – Natural gas available for this site /Plans / CC to Zoning Office & Fire Chief / 3/7/22 ZHB variance approval to reduce parking spaces / 3/7/22 Zoning Officer – (I-1) In compliance /

NEW PLANS RECEIVED

HAYDEN POWER GROUP PRELIMINARY/FINAL MAJOR LAND DEV. SUB: 03/02/22 RECEIVED: Transmittal Letter / Application / Checklist / Drainage Plan Application / Stormwater Management Application / Signed certificate of Ownership / Project Narrative / Fee Schedule & Summary Sheet - \$ 3,562.00 LD Fee, \$ 1,500.00 STW Fee & \$ 550.00 REC Fee / Signed Applicant Acknowledgement / Signed developer's Agreement to pay all fees / SUBMISSION TO LUZERNE COUNTY / NPDES APPLICATION / 1/27/2022 UGI – GAS AVAILABLE / 2/3/22 PPL – ELECTRIC AVAILABLE / 1/26/22 DESIGN BLD REQUEST TO HCA FOR WATER SERVICE / DEED / POST CONSTRUCTION STORMWATER

Proposed is to construct (2) new commercial facilities. (1) 51,870 SF building & one future 2,475 SF retail building on a 10.57 acre parcel located on the Airport Beltway.

MANAGEMENT REPORT/ E&S CONTROL REPORT / PRE DEVLEOPMENT DRAINAGE

Motion to accept the Hayden Power Group Preliminary/Final Major Land Development as a complete application. Motion:

Roll Call: Marchese:

Synoski:

ELOE LOT CONSOLIDATION EAGLE ROCK SUB: 3/11/22

AREA PLAN / PLANS / CORR TO RJD, ZONING & FIRE CHIEF /

RECEIVED: Application / Applicant Checklist / Fee \$ 700.00 / FAA Application / Wetland Fact Sheet / Signed Certificate of Ownership / Fee Schedule Summary Sheet / Signed Applicant Acknowledgement / Deed / Corr to RJD & Zoning Office /

Proposed is to combine Lots 402 & 403 on Buttonbush Lane in the Laurel Valley Section of Eagle Rock Resorts. Proposed New Lot A will be .79 Acre

Motion to accept the Eloe Lot Consolidation in Eagle Rock Resorts as a complete Application. Motion:

Second:

Roll Call: Fiume:

Marchese:

Synsoki:

THE ENTIRE ABOVE IS ONLY GENERAL NOTES IN REGARD TO OUR CURRENT REVIEW. MORE SPECIFIC INFORMATION OR ITEMS MAY BE REQUIRED AS PLOT PLAN(S) ARE REVIEWED

CORRESPONDENCE:

RJD Eng 3/10/22 Blue Cup East – Review #1(16) General, (2) Zoning, (37) SALDO & (5) Stormwater comments

3/11/22 Umbriac Storage Units – Rev. # 3 – (6) comments

LCD 3/4//22 HIP North Lot 27 - Violations 3/4/22 HIP North Lot 25C - Violations 3/4/22 HIP Lot 104 - Violations

Dep 3/10/22 Hazleton Logistics NPDES & E & S Approval

C-N-A 3/8/22 Umbriac LD is to be considered Preliminary Plan only at this time

ZHB 3/7/22 Blue Cup east Major LD – Approved Variance for Parking Spaces

Zoning Officer 3/7/22 Blue Cup East – (I-1) – In Compliance

Design BLD 1/24/22 Project Narrative for Hayden Power Major LD 3/8/22 Recorded Plans submitted for HIP Lot 104 & HIP North Lots 25C & 27

Traffic Planning & Design 2/23/22 HOP Application Submission for Blue Cup Ventures

The Crossroads Group 3/10/22 Request for an additional 90 Day Ext of time for Hazle NPDES LD

THE NEXT REGULAR PLANNING DEPARTMENT MEETING IS SCHEDULED FOR TUESDAY, APRIL 19, 2022 AT 6:00 PM.

MOTION TO ADJOURN THE MEETING TIME:		
MOTION:	SECOND:	
ROLL CALL: FIUME:	MARCHESE:	SYNOSKI: