

THE TOBYHANNA TOWNSHIP ECONOMIC DEVELOPMENT AUTHORITY
REGULAR BUSINESS MEETING
August 04, 2021

The August 2021 Regular Business Meeting of the Tobyhanna Township Economic Development Authority was held on August 4, 2021 at the Tobyhanna Township Municipal Office Building in Pocono Pines, PA.

Present are: Adam Kerrick (via phone), Brendon Carroll, Rachel Schickling, John Holahan III, Daryl Morris, Manager Robert Bartal, and Harry Coleman, Esq.

1. Brendon Carroll calls the meeting to order at 6:00 PM. A quorum is present.
2. Pledge of Allegiance is recited.
3. Roll call: Rachel Schickling- present, Adam Kerrick – present, John Holahan III - present, Brendon Carroll- present, Daryl Morris- present
4. Announcements:
 - a. Bob Bartal announces that there was an Executive Session held on July 28, 2021 from 5:48 – 6:44pm for legal action.
 - b. Bob Bartal also announces that the EDA received a letter about the Dunne-Manning variance request since the EDA property is an adjacent property to this project. There will be a Zoning Hearing Board on Wednesday, August 11, 2021, to consider this request. Dunne-Manning is seeking an exemption to permit commercial development within 100 feet beyond the zoning district boundary line that bisects the property. They are also looking to seek relief from the 15 foot side yard setback in the medium density R-2 zoning district and a 25 foot side yard setback in the commercial district. Brendon Carroll mentions that he will be attending this hearing for knowledge; Rachel Schickling also mentions she will attend.
 - c. Brendon Carroll announces that he has spoken to Don Hannig from Spread Eagle Realty and returned a call from Tom McKeown about selling the EDA property, and asks Bob Bartal to email him the property information.
5. Public Comment on Agenda Items only: No public comments.
6. Consider the Minutes of July 28, 2021 EDA Work Session: Motion to adopt by Rachel Schickling; John Holahan III seconds. Vote: All in favor; motion carries.
7. Bill Pack – Brendon Carroll states that we did receive the annual profit and loss budget vs. actual report, and we have a balance in our account of \$12,016.55. Gregoire Romulus mentions that we did receive an additional \$400 that was deposited today. Bob Bartal adds that we did receive an invoice for Attorney Coleman’s services yesterday, but we were unable to get it on the Bill Pack for today.

8. Solicitor's Report – Harry Coleman says that he does not have a written report to present, however he does have a brief update regarding the PIL discussion with Kalahari from Special Counsel Kelly, and it is the next item on the agenda, so will update then.

9. Old Business:

a. Public Improvement Levy (PIL) discussion: Harry Coleman received an update from Special Counsel Kelly regarding the PIL discussion with Kalahari. Attorney Kelly has spoken with Ralph Gundrum and their counsel, and said it was a very productive and candid conversation. They are continuing their work and will be reporting back to the EDA very quickly.

10. New Business: None

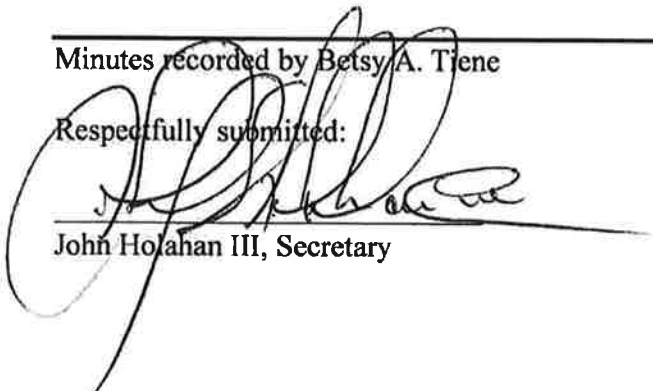
a. Riley audit engagement agreement expired with 2020 audit. Solicit RFP's 2021?: Bob Bartal has received a proposal from Riley. Does the Board want to reach out for other proposals? Brendon Carroll states that he thought the audit was very expensive from Riley, almost the same cost as the Township audit, and would like to obtain other proposals to consider. Bob Bartal will take care of obtaining other proposals.

11. Public Comment – non-agenda items only: Ralph Gundrum says that he does have a comment, but it is a comment on the agenda items, if that is okay. All agreed. Ralph Gundrum continues that he wants to reiterate what was said earlier, that it was a good, productive meeting with Attorney Kelly, and he thanks us for taking the time to do that. He also says that he is looking forward to the date when we start moving from the structural/legal discussions to talking about how the money will be split, and hoping for September rather than October. Harry Coleman responds that all parties are in agreement that time is of the essence. Ralph Gundrum states that he will have Mr. Nelson on standby that evening just in case we are ready to cut a deal.

12. Adjournment: Motion to adjourn meeting by John Holahan III; Daryl Morris seconds.
Meeting adjourned at 6:13pm.

Minutes recorded by Betsy A. Tjene

Respectfully submitted:



John Holahan III, Secretary