

**Egg Harbor Township Committee Executive Closed Session**  
Egg Harbor Township Municipal Building  
H. Robert Switzer Courtroom

Meeting of May 25, 2022  
Pursuant to Resolution No. 281-2022  
**MINUTES**

Mayor Hodson called the closed session portion of the meeting to order at 7:08 p.m. Present were Committee Members Cafero, Ellis, O'Donoghue, Deputy Mayor Pfrommer, Mayor Hodson, Deputy Township Administrator Mayfield, Township Solicitor Friedman, and Deputy Township Clerk Hughes.

The governing body recessed, reconvening at 7:15 p.m. to the closed session.

**LITIGATION**

Board of Education and Township Owned Properties

*Tilton Road*

Deputy Administrator Mayfield reported on open discussions he has been involved in with the Board of Education. He referred to the former PAL property on Tilton Road and indicated that the Board of Education is interested in potentially using the property for pre-k. Previous discussions revealed the potential of this property being Green Acres. After lengthy attempts to obtain information from the State regarding this property, along with the Ridge Avenue property, Solicitor Friedman had suggested the Township submit an OPRA to the State. Deputy Administrator Mayfield followed through with Solicitor Friedman's suggestion and it has been determined that neither of these properties are Green Acres. The governing body discussed the Township's desire to keep the basketball courts on Tilton Road and the need to use the building as a polling place for Elections. Discussion ensued regarding the drainage issues at the property and its remediation.

*Castle Park*

Mr. Mayfield said that during these open discussions, the Board of Education brought up the elimination of Castle Park, as part of their widening of Swift Drive, to become a driveway alleviating traffic at the light. Discussion followed regarding the age of the park, lack of maintenance and the response donators may have to turning the park into a parking lot or driveway. Ultimately, the governing body is not interested in demolishing Castle Park and directed Deputy Administrator Mayfield to have Public Works look into rehabbing it.

Land Sale – Block 1907, Lot 4 (South Farr Avenue)

Mr. Mayfield referred to the recent land sale held last week and explained that this same property was sold in November of 2021, but the sale was rejected by the governing body after Township Officials determined that the property is sub dividable and erroneously listed with a starting bid price based on the assessed value as opposed to fair market value. After further research of the property, it was determined that the property should be listed for the same amount as in November, which it was, and the lone successful bidder remained the same. The successful bidder plans on constructing a single family home to be near his parents without any intent to subdivide.

### Rise Against Hate v EHT

Solicitor Friedman explained the Rise Against Hate suit arises from the Township response to an OPRA. The organization's OPRA was seeking an exuberance of documents, creating an extraordinary expenditure of time and effort by the police department. Solicitor Friedman directed Police Chief Hughes to provide him with the cost associated to fulfill the request, as the OPRA law allows a Special service charge. Police Chief Hughes estimated a total of \$2,500. Solicitor Friedman received notice from the attorney for Rise Against Hate indicating their client is dismissing the lawsuit and will resubmit a refined OPRA.

### In Rem Foreclosures 2020

Solicitor Friedman said there are approximately 60 properties that will be titled to the Township through In Rem Foreclosures.

### Bayport v EHT

Mr. Friedman commended Public Works Director Simerson for his assistance in providing the calculations for municipal services. Solicitor Friedman explained the elements to settle with the association and added that they seem willing to settle at \$15,000. Mr. Friedman further explained that as part of the settlement, the governing body needs to decide on whether they wish to commence providing the services or to reimburse the association yearly. The governing body unanimously authorized Solicitor Friedman to settle for \$15,000 and to compensate the association at a locked in figure of \$1,500 per year.

### EHT PAL

Solicitor Friedman provided the terms of the Severance Agreement, which includes the transferring of four (4) motor vehicles, the early termination of the Tilton Road Lease, the canceling of insurance on the vehicles, as well as the Ridge Avenue property, a Deed of Easement to maintain drainage to Delilah Oaks and the purchase of basketball hoops. Mr. Friedman stated that canceling the utilities and insurance is a savings of around \$30,000 a year. Committeeman Cafero applauded Solicitor Friedman and the governing body for compromising and getting to this point.

## PERSONNEL

### Planning and Development

The governing body discussed potential options to alleviate the issues in the Department of Inspections, including the hiring of per diem inspectors.

**There being no further business, motion Cafero second Pfrommer, the meeting was reconvened to the public session at 8:05 p.m. All members present voted in the affirmative.**

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Janice F. Hughes, RMC  
Deputy Township Clerk

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| These minutes approved at the June 22, 2022<br>Township Committee meeting. |
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