

BOROUGH OF PITMAN
WORK SESSION MINUTES
FEBRUARY 28, 2022

Call to Order

Time: 6:30 p.m.

Open Public Meetings Act Statement – Pursuant to the Open Public Meetings Act, I hereby announce that adequate notice of the time and date of this meeting was published in the South Jersey Times on January 6, 2022, posted on the Borough Hall front door, and advertised on the Borough of Pitman website continuously since January 6, 2022.

Roll Call

Council President Fitzpatrick: Present
Councilman Kelly: Present
Councilwoman Milward: Absent
Mayor Razzo: Present
Borough Solicitor Vigilante: Present

Councilperson James: Present
Councilman Mazzola: Present
Councilman Weng: Present
CFO Considine: Present
Clerk O'Donnell: Present

Discussion

Motion to Open Discussion: James
Time: 6:30 p.m.

Second: Weng

2022 Municipal Budget Preparation

Councilman Mazzola stated that the revised draft of the 2022 Municipal Budget being reviewed at this meeting is within the Appropriations Cap limit set by the State of New Jersey. CFO Considine said that \$54,000 was cut from the budget since the last time it was reviewed on February 14, 2022. All the reductions were made in the insurance appropriations and an additional \$9600 has been proposed but not deducted from the budget at this time.

Councilman Mazzola said that he would like each department supervisor to look at their individual budget and make the determination of where the final deductions should come from in their appropriations, and what are the priorities for each department.

CFO Considine said that the Borough has not received a net valuation from the Gloucester County Tax Assessors Office and was told that the Borough may not receive it until May or June. Mr. Considine said that he was told by Craig Black of the Assessor's Office that no one with a property assessed at over one million dollars has appealed their new assessment. Mr. Considine said that he will stay in contact with Mr. Black about getting the net revaluation as soon as possible as the budget cannot be introduced without it.

CFO Considine also pointed out to Council that the current draft is within the Appropriations Cap because it includes the transfer of \$2.2 million from Borough surplus. This is the same amount that was used from surplus to balance the 2021 municipal budget.

Councilman Mazzola, referring to the electric vehicle charging stations proposed by the Economic Development Committee, asked if the Greater Pitman Chamber of Commerce would be willing to contribute to the cost of the stations and the installation. Otherwise, they would have to be purchased through bonding as there is no room in the proposed budget for this purchase.

Councilman Mazzola concluded the discussion by stating that updated copies of the budget will be sent to Council before the March 14 Work Session meeting.

Update 400 N. Woodbury Road, LLC; Block 138 Lot 1

Council President Fitzpatrick suggested that the Redevelopment Plan for the property located at 400 N. Woodbury Road be amended from a non-condemnation area to a condemnation area. To take this action, the Borough would have to recommend a new redevelopment plan and refer that plan to the Combined Planning and Zoning Board for their approval and update of the current Redevelopment Plan.

Council President Fitzpatrick supported amending the Redevelopment Plan stating that the owners of 400 N. Woodbury Road have not pursued any redevelopment of the property, and all tenants are no longer occupying the space. Mr. Fitzpatrick said that there have been some groups interested in the property in the past, with one of the groups still showing active interest.

Councilman Weng voiced his support of amending the Redevelopment Plan for the property stating that to make it a condemnation area may compel the owner to develop the property. Councilman Weng also mentioned the new assessment to the property of 8.5 million dollars, up from the three million dollar assessment of the past.

Combined Planning and Zoning Board Chairman Nick Aspras also supported the idea of a condemnation area stating that Pitman is losing out by having the property remain undeveloped.

Electric Charging Stations

Councilman Kelly announced that the Borough's Environmental Commission and Economic Development Committee are working together to install electric car chargers in the Borough. Several locations have been discussed such as the two Borough owned lots on Holly Avenue, Theatre Avenue, and the lot behind Borough Hall on East Avenue. Potential grants are also being investigated. The estimated cost of four charging stations is \$14,410 with an additional cost of approximately \$17,500 for installation.

Councilperson James inquired about the cost of the electric and who would be responsible for that cost. Councilman Mazzola, who owns an electric car, said that free chargers are rare, and the cost is between eight and nine dollars per charge. He advised that the amount charged should be enough to maintain the equipment and cover other costs associated with the chargers. Councilman Mazzola said that he feels the public parking lot behind Borough Hall on East Avenue is a convenient location and could easily accommodate four chargers. Council President Fitzpatrick agreed that a fee should be charged at the stations.

Jason Blackmore, 712 W. Holly Avenue – Mr. Blackmore is a member of the Economic Development Committee and a strong advocate for installing electric car chargers in the Borough. He spoke to Council about a grant opportunity for Pitman for the purchase of super chargers. He stated that he came to the meeting to answer any questions Council had pertaining to electric cars and chargers, and to request Council approval to apply for the grant.

Members of Council approved by voice vote the addition of **Resolution No. 61, 2022** to the Formal Meeting agenda authorizing the application of the *It Pays to Plug In: NJ's Electric Vehicle Charging Grant Program*.

