

**TOWNSHIP OF MIDDLE
TOWNSHIP COMMITTEE
WORKSESSION AGENDA
October 17, 2011 4:00 P.M. (prevailing time)**

CALL TO ORDER:

Mayor's announcement: I hereby declare that notice has been given to the Herald Times, the Atlantic City Press and posted on the bulletin board of the Middle Township Municipal Building, stating the time and place of the following meeting, as required in P.L. 1975, Chapter 231 of the State of New Jersey. (Sunshine Law). Notice of this meeting was properly given in Resolution No. 13-11 entitled "Establishing Work Session Meeting Nights" which was adopted by Township Committee of the Township of Middle on January 5, 2011.

Members present are Mayor DeLanzo, Committeemember Doughty, and Committeemember Lockwood

Business Administrator Mark Mallett, Township Clerk Kimberly Krauss, Municipal Solicitor James Pickering, Municipal Engineer Vincent Orlando.

FLAG SALUTE:**DEPARTMENTAL REPORTS AND PROJECT UPDATES:****Administration/Finance:**

Proposed 2012 Capital Plan - *To be presented at November Work Session*

Public Works & Engineering:

Sand Castle Cove - *To be presented at November Work Session*

Legal:**Tax Collection/ Tax Assessment:**

Compliance Plan – Ray Brown/Lee Ann Russ

Ray Brown, County Tax Board - 2 prong plan. Compliance plan first part of program. Would be for 2012, limited reassessment plan for neighborhoods that are the most over assessed. Plan is to then do a reassessment for 2013, which would address the values in every neighborhood. County approves of this plan. Various benefits and likely that it will result in reduction in county taxes. Leeann to go in front of tax board tomorrow to ask for approval. Not a complete revision... just some neighborhoods. Might be wise for 2013 to keep levy stable, which would be the year planned to change every assessment. Anticipate delay in tax list until February due to work involved. Won't result in delay in tax bills. Not stock measure, first measure, idea being that we can promise others we can address balance in 2013. Some evidence that assessment rolls have improved.

Committeemember Lockwood – received summary sheet with neighbors that re being looked at. Any that may be below 100%?

Lee Ann Russ – only one is "neighborhood 100", which is Whitesboro, and that comes in at 99.46.

Committeemember Lockwood - So pretty much at or over...

Lee Ann Russ - Correct.

Committeemember Lockwood – for record, there are a lot of people that do not understand difference between this compliance and full reassessment. First I heard of 2013 reassessment.

Mr. Brown – most costly is reassessment, due to hiring of professional to complete and then the re-doing of tax maps. Only 5-6 reval companies in state. Assessment records exceptional in Middle, so that gives us the opportunity to do reassessment or compliance plan. We have decided to do both, best opportunity. Compliance targets worse neighborhoods, the ones that are substantially above the norm. Benefit of compliance is that it allows immediate actions and relief. Least expensive process because it is done in house.

Mayor DeLanzo – asked about law on assessing property above 100%.

Mr. Brown – no assessment allowed above market value, and would be capable of assessment reduction.

Chief Leusner asked if twp. Tax rate will go up with compliance plan.

Mr. Brown – explained how the assessment would affect the tax rate.

Vince Orlando asked if properties that are reassessed under compliance plan would be reassessed in 2013.

Mr. Brown – different data set and as a result of sales there is a change that someone that goes down could very well go back up.

Jim Pickering – asked particulars regarding shift in county tax rate, with compliance and reassessments of various towns.

Tim Donahue asked if both Ray and Lee Ann agree that this 2 step plan is the best way to go..

Ray - Most cost effective and immediate way to go.

Construction/Plan/Zoning:

Recreation:

Skate Park recommendations – Chuck McDonnell

Proposal looks at changing hours of Skate Park, as well as having a park monitor. Would like to hire 3 part time employees to enforce and monitor the rules. He is suggesting various hours, depending on seasons. Commented on older kids that are causing a problem on park. Suggest no helmets, no entrance rules as well as user fee for non-residents.

Mark indicated that the suggestion is to amend the ordinance to ban bikes, implement the fee schedule and photo ID's.

Pickering to draft a revision.

Police:

Way Road Discussion – ***To be presented at November Work Session***

Buildings and Grounds

RESOLUTIONS:

ORDINANCES:

SPECIAL PRESENTATIONS OR DISCUSSIONS:

Video Presentation – “In the scope of your authority” – JIF required video for governing body members.

There being no further business, the meeting was adjourned at 6:00pm.

Kimberly Krauss, Twp. Clerk