

Township of Egg Harbor

3515 BARGAINTOWN ROAD, EGG HARBOR TOWNSHIP, NJ 08234-8321

Office of the Mayor

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January 6, 2010

Via Facsimile: 272-7224

Neill A. Borowski, Executive Editor/Content Director
The Press of Atlantic City
1000 West Washington Avenue
Pleasantville, New Jersey 08232

Dear Mr. Borowski:

Your January 4, 2010 editorial on "Redeveloping West Atlantic City, Be more realistic" was far from realistic. I do agree with your statement "A seedy strip of old motels...provides a horrible first impression of the resort (Atlantic City)."

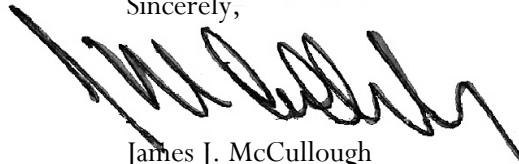
I started 20 years ago requesting the Casino Redevelopment Authority (CRDA) to improve this entranceway into Atlantic City. In 1996, the CRDA funded a feasibility study which was prepared by the Township and identified the need for redevelopment. This report was accepted by the CRDA. In 1998, the CRDA funded the cost of property appraisals in order to acquire the properties. In August 2001, the CRDA announced the creation of a \$10 million program to acquire the properties in West Atlantic City. Their announcement was never followed up with funding causing the project to be drawn out for several more years. The CRDA has chosen to fund other projects that in my opinion are far less important than ours, including projects in 17 other counties, 9 of which are in Northern New Jersey.

After years of perseverance, in 2005 the Township finally secured \$3 million from the CRDA to move forward with the redevelopment of West Atlantic City. The cost of the project has doubled since 2001, and the funding provided is only seed money.

If you reviewed the proposed redevelopment plan you would have noticed over 60% of the area will be open space and the balance utilized for redevelopment. This development proposal was developed in conjunction with the NJDEP in order to preserve as much open space as possible. The Redevelopment Plan is a blueprint for success which benefits the residents of Egg Harbor Township and the casino industry.

In these dire economic times, removing \$16 million in ratables from our tax rolls would not be in the best interest of our taxpayers. The 100% greening of West Atlantic City would cost the taxpayers over \$600,000 annually in lost tax dollars. West Atlantic City is one of the three gateways into Atlantic City with a beautiful view of the Atlantic City skyline; home of the casino industry. The Township's purpose for redevelopment is to eliminate the crime, prostitution and seedy motels; but we are currently treading water due to the lack of funding, the current economy and the State's Local Government Cap Law.

Sincerely,

A handwritten signature in black ink, appearing to read 'James J. McCullough', written in a cursive style.

James J. McCullough
Mayor