

FINAL EQUALIZATION TABLE FOR THE COUNTY OF GLOUCESTER FOR THE YEAR 2022

Section 54:3-18 of the Revised Statutes, as amended, required the County Board of Taxation to complete its equalization of the property valuations in the several taxing districts before March 10th. Pursuant to Section 54:3-19 of the Revised Statutes, as amended, one certified copy of such Equalization Table, as confirmed, shall be transmitted to each of the following: Director, Division of Taxation, the Tax court of New Jersey, and to each taxing district in the County.

FINAL EQUALIZATION HEARING: Tuesday May 24, 2022 at 8:00 a.m.

LOCATION: 800d Boulevard Woodbury, NJ 08096

COUNTY PERCENTAGE LEVEL OF TAXABLE VALUE OF REAL PROPERTY 100%

ACB
A. Craig Blöck, County Assessor

John Sebastian
John Sebastian, President

Blitbaugh
Bridget A. Blitbaugh, Commissioner

Rocco A. Ficara
Rocco A. Ficara, Commissioner

Elizabeth S. Rogale
Elizabeth S. Rogale, Commissioner

Justin Kolman
Justin Kolman, Commissioner

		COLUMN (1)				COLUMN (2)					
		REAL PROPERTY EXCLUSIVE OF CLASS II RAILROAD PROPERTY				MACHINERY, IMPLEMENTS, EQUIPMENT & ALL OTHER TAXABLE PERSONAL PROPERTY USED IN BUSINESS OF TELEPHONE, TELEGRAPH & MESSENGER SYSTEM COMPANIES (C.138 L.1966)					
TAXING DISTRICT		(a) AGGREGATE ASSESSED VALUE	(b) REAL PROPERTY RATIO OF AGGREGATE ASSESSED TO TRUE VALUE	(c) AGGREGATE TRUE VALUE [COL.1(a)/ COL.19(c)]	(d) AMOUNT BY WHICH COL.1(a) SHOULD BE INCREASED OR DECREASED TO CORRESPOND TO COL.1(c)	(a) AGGREGATE ASSESSED VALUE (TAXABLE VALUE)	(b) TAXABLE % LEVEL LOWER OF COUNT % LEVEL OR PRE- TAX YEAR SCHOOL AID DIST. RATIO) (N.J.S.A 54:1-35.2)	(c) AGGREGATE TRUE VALUE [COL.2(a)/ COL.2(b)]	(d) AGGREGATE EQUALIZED VALUATION [COL.2(c) x COL.2(b)]	(e) AMOUNT BY WHICH COL.2(a) SHOULD BE INCREASED OR DECREASED TO CORRESPOND TO COL.2(d)	
1	E	CLAYTON BORO	471,806,100	86.46	545,692,822	73,886,822	1,349,667	86.46	1,581,031	1,349,667	0
2	E	DEPTFORD TWP	2,843,512,480	89.10	3,191,372,031	347,859,551	5,741,775	89.10	6,444,192	5,741,775	0
3		EAST GREENWICH TWP	1,251,892,500	93.74	1,335,494,453	83,601,953	0	93.74	0	0	0
4		ELK TWP	379,648,400	86.47	439,052,157	59,403,757	1,110,841	86.47	1,284,423	1,110,641	0
5		FRANKLIN TWP	1,237,711,200	84.90	1,457,845,936	220,134,736	2,063,354	84.90	2,430,335	2,063,354	0
6	E	GLASSBORO BORO	1,318,462,200	93.29	1,413,294,244	94,832,044	6,755,774	93.29	7,241,691	6,755,774	0
7	E	GREENWICH TWP	723,625,142	90.33	801,090,603	77,465,461	0	90.33	0	0	0
8		HARRISON TWP	1,537,765,100	89.74	1,713,578,226	175,813,126	2,751,847	89.74	3,066,466	2,751,847	0
9	E	LOGAN TWP	1,849,740,340	90.15	1,829,994,831	180,254,491	0	90.15	0	0	0
10	E	MANTUA TWP	1,374,129,000	86.32	1,591,901,066	217,772,066	0	86.32	0	0	0
11	E	MONROE TWP	2,777,194,100	89.87	3,090,234,895	313,040,795	0	89.87	0	0	0
12		NATIONAL PARK BORO	160,415,800	91.48	175,356,143	14,940,343	325,351	91.48	355,653	325,351	0
13		NEWFIELD BORO	134,192,900	90.42	148,410,639	14,217,739	0	90.42	0	0	0
14		PALLSBORO BORO	341,013,200	97.34	350,332,032	9,318,832	0	97.34	0	0	0
15	RE	PITMAN BORO	789,681,200	116.69	676,734,253	(112,946,947)	0	100.00	0	0	0
16		SOUTH HARRISON TWP	395,866,900	86.08	459,882,551	64,015,651	0	86.08	0	0	0
17		SWEDESBORO BORO	172,831,100	86.61	199,550,976	26,719,876	0	86.61	0	0	0
18	E	WASHINGTON TWP	4,732,998,115	89.87	5,266,493,952	533,495,837	5,270,560	89.87	5,864,649	5,270,560	0
19	E	WENONAH BORO	216,925,400	92.80	233,755,819	16,830,419	0	92.80	0	0	0
20	E	WEST DEPTFORD TWP	2,221,587,800	88.40	2,513,119,683	291,521,883	4,699,328	88.40	5,315,982	4,699,328	0
21	E	WESTVILLE BORO	233,406,800	89.97	259,427,142	26,020,342	220,402	89.97	244,973	220,402	0
22	E	WOODBURY CITY	624,068,465	94.02	663,761,397	39,692,932	5,643,492	94.02	6,002,438	5,643,492	0
23		WOODBURY HGTS BORO	249,081,200	88.07	282,821,846	33,740,646	616,211	88.07	699,883	616,211	0
24	E	WOOLWICH TWP	1,420,257,010	92.53	1,534,915,173	114,658,163	0	92.53	0	0	0
			27,257,822,252		30,174,112,970	2,916,290,718	35,546,402		40,511,516	36,546,402	0

R = Revaluation
r = reassessment
A = Approximation
E = EXCLUDES SPECIAL EXEMPTION

TAXING DISTRICT	TYPE	AMOUNT
CLAYTON BORO	DWELL EXEMPTION	169,000
DEPTFORD TWP	FIRE SUPPRESSION	1,575,000
GLASSBORO BORO	FIRE SUPPRESSION	130,500
GLASSBORO BORO	DWELL EXEMPTION	166,200
GLASSBORO BORO	NEW DWL/CONV EXEMPT	75,500
GREENWICH TWP	DWELL EXEMPTION	234,040
LOGAN TWP	FIRE SUPPRESSION	14,304,850
MANTUA TWP	DWELL EXEMPTION	15,000
MONROE TWP	FIRE SUPPRESSION	130,500
MONROE TWP	DWELL EXEMPTION	142,300

FINAL EQUALIZATION TABLE FOR THE COUNTY OF GLOUCESTER FOR THE YEAR 2022

Section 64:3-18 of the Revised Statutes, as amended, required the County Board of Taxation to complete its equalization of the property valuations in the several taxing districts before March 10th. Pursuant to Section 64:3-19 of the Revised Statutes, as amended, one certified copy of such Equalization Table, as confirmed, shall be transmitted to each of the following: Director, Division of Taxation, the Tax court of New Jersey, and to each taxing district in the County.

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 COUNTY PERCENTAGE LEVEL OF TAXABLE VALUE OF REAL PROPERTY 100%

A. Craig Black
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 County Assessor

Don Sebastiani
 Don Sebastiani, President

Bradley A. Blubaugh
 Bradley A. Blubaugh, Commissioner

Rocco A. Ficara
 Rocco A. Ficara, Commissioner

Elizabeth S. Rogala
 Elizabeth S. Rogala, Commissioner

Justin K. Moran
 Justin K. Moran, Commissioner

TAXING DISTRICT	COLUMN (3) EQUALIZATION OF REPLACEMENT REVENUES UNDER P.L.1966 C.135 AS AMENDED					COLUMN (4) DEDUCT TRUE VALUE OF REAL PROPERTY EXCLUSIVE OF CLASS II RAILROAD PROPERTY WHERE THE TAXES ARE IN DEFAULT AND LIENS UNENFORCEABLE (C.168, L.1974)			COLUMN (5) C. 441 IN LIEU TRUE VALUE	COLUMN (6) NET AMOUNT OF CALCULATIONS [COL.1(d) + COL.2(e) + COL.3 (e) - COL.4(c)]+COL5 TRANSFER TO COLUMN 10 COUNTY ABSTRACT OF RATABLE	
	(a)	(b)	(c)	(d)	(e)	(a)	(b)	(c)			
	BUSINESS PERSONAL PROPERTY REPLACEMENT REVENUE RECEIVED DURING PRECEDING YEAR P.L.1966 C.135	PRECEDING YEAR GENERAL TAX RATE	CAPITALIZATION OF REPLACEMENT REVENUES IN COL.3(a) PER C.135 P.L.1966 [COL.3(a)/COL.3(b)]	AL PROPERTY RA OF AGGREGATE ASSESSED VALUE TO AGGREGATE JE VALUE ISAME RECEDING YEAR COUNTY EQUAL TAI COL.1(b)] PER P.L. 1971 C.32	ASSUMED EQUALIZED VALUE OF AMOUNT IN COL.3(c) COL.3(c)/ COL.3(d)	AGGREGATE REAL PROPERTY ASSESSED RATIO OF VALUE AGGREGATE (TAXABLE VALUE)	AGGREGATE TRUE VALUE [COL.4(a) / COL.4(b)]	AGGREGATE TRUE VALUE ISAME AS COL.1(b)]			
1	CLAYTON BORO	45,148.36	3.949	1,143,286	94.53	1,209,443	0	86.46	0	585,000	75,681,265
2	DEPTFORD TWP	169,201.24	3.224	5,248,177	93.87	5,590,899	0	89.10	0	-	353,450,450
3	EAST GREENWICH TWP	33,032.38	3.011	1,097,057	98.74	1,111,056	0	93.74	0	15,924,480	100,637,489
4	ELK TWP	19,123.18	3.717	514,479	91.98	559,338	0	86.47	0	-	59,963,095
5	FRANKLIN TWP	56,009.25	3.418	1,638,656	90.26	1,815,484	0	84.90	0	-	221,950,220
6	GLASSBORO BORO	245,854.94	3.523	6,978,568	98.11	7,113,004	0	93.29	0	15,465,740	117,410,788
7	GREENWICH TWP	393,108.30	3.230	12,170,536	96.05	12,671,042	0	90.33	0	-	80,136,503
8	HARRISON TWP	38,490.38	3.049	1,262,394	95.02	1,328,556	0	89.74	0	-	177,141,682
9	LOGAN TWP	66,547.54	2.165	3,073,789	94.44	3,254,753	0	90.15	0	-	183,509,244
10	MANTUA TWP	60,696.07	3.425	1,772,148	90.53	1,957,526	0	86.32	0	-	219,729,592
11	MONROE TWP	126,176.11	3.641	3,465,425	97.41	3,557,566	0	89.87	0	581,800	317,180,161
12	NATIONAL PARK BORO	6,747.87	4.488	150,354	98.80	152,180	0	91.48	0	-	15,092,523
13	NEWFIELD BORO	20,445.76	3.764	543,192	97.65	556,264	0	90.42	0	-	14,774,003
14	PAULSBORO BORO	122,361.64	4.232	2,891,343	105.26	2,746,858	0	97.34	0	-	12,065,690
15	PITMAN BORO	120,456.58	4.483	2,686,964	89.55	3,000,183	0	116.69	0	68,800	(109,877,954)
16	SOUTH HARRISON TWP	20,756.95	2.926	709,397	92.25	768,994	0	86.08	0	-	64,784,645
17	SWEDESBORO BORO	86,783.15	4.209	2,061,847	91.26	2,259,311	0	86.61	0	-	28,978,187
18	WASHINGTON TWP	106,319.86	3.286	3,235,540	95.83	3,376,333	0	89.87	0	2,777,620	639,649,790
19	WENONAH BORO	3,976.42	4.229	94,027	97.81	96,132	0	92.80	0	-	16,926,551
20	WEST DEPTFORD TWP	407,630.39	3.419	11,922,503	92.54	12,883,621	0	88.40	0	-	304,405,504
21	WESTVILLE BORO	45,409.11	4.800	946,023	96.56	979,523	0	89.97	0	-	27,000,065
22	WOODBURY CITY	161,160.23	4.498	3,582,931	98.80	3,626,448	0	94.02	0	9,200	43,328,680
23	WOODBURY HGTS BORO	41,968.03	4.554	921,564	96.71	952,915	0	88.07	0	-	34,693,561
24	WOOLWICH TWP	59,527.91	3.436	1,732,477	97.44	1,777,994	0	92.53	0	-	116,436,157
		2,456,931.65		69,842,677		73,345,423	0		0	35,412,540	3,025,048,781

TAXING DISTRICT	TYPE	AMOUNT
PITMAN BORO	DWELL EXEMPTION	1,545,400
WASHINGTON TWP	FIRE SUPPRESSION	1,334,485
WENONAH BORO	DWELL EXEMPTION	16,800
WEST DEPTFORD TWP	POLLUTION CONTROL	2,311,700
WEST DEPTFORD TWP	FIRE SUPPRESSION	3,286,900
WEST DEPTFORD TWP	DWELL EXEMPTION	106,800
WESTVILLE BORO	DWELL EXEMPTION	191,300
WOODBURY CITY	FIRE SUPPRESSION	126,735
WOODBURY CITY	DWELL EXEMPTION	73,600

Net Valuation on which County Taxes are apportioned: 1c+2d+3e+5 \$ 30,319,419,435