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# Neighbors

The Hammonton Gazette

## Assisted living facility planned for EHC

BY CRAIG RICHARDS  
 GAZETTE PUBLISHER

EGG HARBOR CITY, N.J.—At the Egg Harbor City (EHC) council meeting on June 13, Dr. Larider Ruffin proposed redevelopment of the St. Nicholas School property. A building would be turned into a 26 unit assisted living facility. A second phase would build an additional wing to house 50 more units.

The project is slated to create more green space as the existing parking lot would be downsized with a maximum of 46 parking spaces. The remainder of the parking lot would be developed into landscaping, removing old fence and pavement.

While the outside of the building is

designed to remain relatively in tack, the inside will be completely remodeled. The nearly 19 ft. first floor will be divided into two floors making the building into a total of three floors and a basement. The first floor will house eight units, the second seven units and the third will have 11 units. Each will be designed as efficiency apartments with the largest size being 25 ft. by 17 ft.

The basement will house several amenities including dining facilities, a retail café, mini clinic, gym, laundry, salon, and chapel. The operation will also provide on-site health care and transportation. Two elevators are scheduled to be added to the building.

The business will staff the facility with 15 to 17 employees both full and part time.



Craig Richards/THG

Dr. Larider Ruffin, left, and an associate discuss the proposed redevelopment of the St. Nicholas School property with the Egg Harbor City council.

Employees will be on site around the clock.

The proposal is not expected to require any ordinance change but will likely require a use variance. The use of tax abatement was discussed but no details were defined at the meeting.

Mayor Dr. Lisa Jampetti said the facility is “definitely needed for this community” and suggested meetings with homeowners in the neighborhood. The council overall remained supportive but looked for a completed design soon.

Discussions also included citizens’ concerns over the cost at the lake for city residents. The mayor suggested lowering the costs for city residents. While the council discussed the possibilities, it was determined that the process, requiring a change to ordinance would take until August to finalize, leaving no relief to citizens till the end of the season. The council decided to address the issue later in the year for the following year. The mayor reported that the overall revenue generated year to date was \$33,890 compared to \$34,178 in 2023 during the same time period.

The council also resolved to sell three vehicles on govdeals.com that the city no longer needs. Those vehicles are a 2007 Ford Crown Vic, 2010 Dodge Charger and a 2012 Dodge Charger.

The council held a public hearing on Ordinance #10-2024 that would continue

the current alcohol beverage license of \$2,500 annually for the next five years. Earlier in the meeting the council unanimously passed a resolution to renew nine plenary retail consumption licenses: Renault FBS LLC, Hamy’s Bar Grill Inc., NAFA (Harbor Diner), Georgio Crossroads LLC, Antonio Roman-Firehouse Pub, JODAZ Beverage LLC-Gennaro’s, Raina Madrid (Pocket License), MRM LLC (Pocket License) and 1400 WH Pike LLC – James Higgins. The council also renews four plenary retail distribution licenses: Virashma Inc – Philadelphia Liquor, Narayan Shree LLC – Discount Liquor I, Narayan Shree – Discount Liquor II, and Shore Beverage – Canals Discount Liquor.

EHC Police Chief Marcella Aylwin reported that the EHC Police Department responded to 1,572 calls for service including 12 criminal investigations, five domestic/family disputes, nine motor vehicle crashes, 229 traffic stops, 24 emergency medical calls and 11 arrests.

Those arrests included Devon M. Cornelius, 54, of Egg Harbor City on a warrant arrest on May 25; Robert L. Campbell, 57, of Egg Harbor City for possession of CBS or Analog and possession of drug paraphernalia on May 25; Henry C. Clybourn, 57, of Hammonton for driving under the influence on May 24; Jahzeel A. Plumey-Viruet, 41, of Egg Harbor City for resisting arrest, possession of CBS heroin, failed to give CDS to police, distribute heroin/cocaine on May 27; Juan C. Flores, 46, of Egg Harbor City for warrant arrest on June 2; Meghan M. Tormey, 38, of Galloway for contempt-disobedience of court order on May 26; Keith A. Bennett, 50, of Egg Harbor City for warrant arrest on June 6; Patrick A. Dowing IV, 41, of Mays Landing for warrant arrest on June 7; Jessica L. Hackett, 43, of Galloway for contempt-disobedience of court order on June 6; and two domestic related arrests one on June 8 for a 36-year-old man from Atlantic City for simple assault-purposely caused, criminal mischief with damage, resisting arrest; and a second on June 9 of a 35-year-old man from Atlantic City for contempt-disobedience of court order.

The next Egg Harbor City council meeting is scheduled for Thursday, June 27 at 7 p.m. at the Municipal Complex Meeting Room, 500 London Avenue, Egg Harbor City.

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