

CA - Jameslung

7/16/76

Plaintiff's counsel's objections to the proposed Order of Dismissal
submitted by Jameslung

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NATIONAL COMMITTEE AGAINST DISCRIMINATION IN HOUSING, INC.

1425 H Street, N.W., Washington, DC 20005 • (202) 783-8150

July 16, 1976

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Honorable David D. Furman
Douglas Road
Far Hills, New Jersey 07931

Dear Judge Furman:

This letter concerns plaintiffs objections to the proposed Order of Dismissal submitted by Mr. Brigiani on behalf of defendant Jamesburg on July 9, and July 13, 1976.

Section 1 and Section 2 of the April 27, 1976 amendments to the zoning ordinance are acceptable to plaintiffs, Section 3, 1 (minimum 450 sq. ft. for efficiency) is acceptable. Section 3, 2 (minimum 700 sq. ft. for 1 bedroom) is unacceptable. A more appropriate figure would be 600 sq. ft. or New Jersey Housing Finance Agency standards. Section 3, 3 (minimum 800 sq. ft. for 2 bedrooms) is acceptable.

The proposed Section 3(h) states:

Maximum average unit floor area-800 square feet in order to ensure adequate light, air and off-street space for residents of the site. The maximum average unit floor area shall be calculated by dividing the total number of units contained in the building by the total floor area of the building.

The plaintiffs view this concept as objectionable as the equivalent of a bedroom restriction, phrased circuitously, and is therefore unacceptable. Proposals from similarly situated defendants do not contain such a provision, and no acceptable justification has been offered in this instance. Plaintiffs request that a dismissal against Jamesburg not be signed until this provision has been deleted. Section 3(i) (off street parking) is acceptable to plaintiffs.

Sincerely,

[Signature]
Dan Seering

Counsel for Plaintiffs

CC: Mr. Brigiani

FIELD OFFICE: