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January 9, 2024

Jose Morales  
[Remodeling222@gmail.com](mailto:Remodeling222@gmail.com)

**Re: OPRA request received January 8, 2024**

Dear Mr. Morales:

The New Jersey Educational Facilities Authority (“NJEDA” or the “Authority”) received your Open Public Records Act (“OPRA”) request January 8, 2024. As such, the seven (7) business day deadline to respond to your request is July 18, 2024. This response to your request is being provided to you on the 2<sup>nd</sup> business day after the custodian’s receipt of said request.

Your OPRA request sought access to the following:

A list of distressed properties, abandoned/vacant residential properties, delinquent taxes, and all properties with notice of abandonment.

This request seeks information or asks questions and does not identify specific government records. As such, your request is an invalid OPRA request and is denied. When a request is “complex” because it fails to specifically identify the documents sought, then that request is not “encompassed” by OPRA. See New Jersey Builders Association v. New Jersey Council on Affordable Housing, 390 N.J.Super. 166, 180 (App. Div. 2007). A proper request under OPRA must identify with reasonable clarity those documents that are desired, and a party cannot satisfy this requirement by simply requesting all of an agency's documents. See Bent v. Stafford Police Department, 381 N.J.Super. 30, 37 (App. Div. 2005). Custodians are not required to conduct research or create new records in response to an OPRA request.

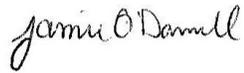
Additionally, the Authority does not have any records listing distressed properties, abandoned/vacant residential properties, delinquent taxes, and all properties with notice of abandonment. The Educational Facilities Authority is an independent state authority and provides financing for New Jersey higher education institutions such as colleges and universities.

If your request for access to a government record has been denied or unfilled within the seven (7) business days required by law, you have a right to challenge the decision by the NJEDA to deny access. At your option, you may either institute a proceeding in the Superior Court of New Jersey or

file a complaint with the Government Records Council (GRC) by completing the Denial of Access Complaint Form. You may contact the GRC by toll-free telephone at 866-850-0511, by mail at P.O. Box 819, Trenton, NJ, 08625, by e-mail at [grc@dca.state.nj.us](mailto:grc@dca.state.nj.us), or at their web site at [www.state.nj.us/grc](http://www.state.nj.us/grc). The GRC can also answer other questions about the law. All questions regarding complaints filed in Superior Court should be directed to the Court Clerk in your County. The Authority does not have any records listing title agents in the state of New Jersey. Please note that the Educational Facilities Authority is an independent state authority and provides financing for New Jersey higher education institutions such as colleges and universities.

This response does not waive or limit any other rights afforded this Authority under OPRA, which are all expressly reserved. If you have any further questions please contact Jamie O'Donnell, Custodian of Records, New Jersey Educational Facilities Authority at [jamie.odonnell@njefa.nj.gov](mailto:jamie.odonnell@njefa.nj.gov).

Sincerely,

A handwritten signature in cursive script that reads "Jamie O'Donnell".

Jamie O'Donnell  
Records Custodian