Fiore-Rosenfeld Leads Town Board To Protect our Residential Quality of Life
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**Town Board unanimously adopts legally sustainable definition of "family" and puts onus on landlord or tenants to evidence relationship**

Farmingville, NY - At the August 28 Town Board meeting, a public hearing was held to consider the adoption of two local laws that amend §85-1 and §82-10 chapters of the Town code including a legal definition of "family" and place responsibility to show that relationship in the hands of the landlord or his tenants. The amendments, which were a result of work by Councilman Steve Fiore-Rosenfeld partnering with our local civic association, our Town Law Department and its Quality of Life Task Force, were unanimously adopted. They allow the Town to close up a loophole in the enforcement of overcrowded rental housing as it relates to the definition of "family."

"This new law will allow our Quality of Life Task Force to more effectively do its job on behalf of our residential neighborhoods. I fully expect this will close another loophole, often used by unscrupulous and absent landlords, which had negatively impacted our community and our citizens quiet and peaceful enjoyment of their own homes," said Councilman Steve Fiore-Rosenfeld.

Former President of the Civic Association of the Setaukets and Stony Brook, Herb Mones said, "Thanks to Councilman Fiore-Rosenfeld's direct involvement, his efforts helped bring about these necessary town code changes to curb what amounts to illegal commercial 'rooming houses' in our local residential communities both in Three Village and throughout Brookhaven Town."

The new laws tighten up the Town Code and place the burden on the property owner or landlord to prove that four or more unrelated people are living together as a family. The amendments will permit families, and all groups who are the functional equivalent of a family, to live in residentially zoned areas. They also allow those uses, recognized by the State of New York, to constitute familial-type living arrangements and eliminate those which do not. The new laws create a legal, rebuttable presumption that when four or more unrelated people are living together, it will be presumed by the Town that they are unrelated. In creating the amendment to Chapter 85-1 and 82-10, the town researched as to what has been upheld in the State Appellate Division as well as what other municipalities have been using to define family.

To learn more about how the Town is fighting overcrowded housing, visit www.brookhaven.org and go to our Quality of Life Task Force page. If residents believe that a property is in violation of any Town of Brookhaven codes, they can call 451-TOWN to file a complaint.