

The Institute for Advanced Study

MINUTES

Annual Meeting of the Board of Trustees

April 8, 1958

Fuld Hall, Princeton, N.J.

THE INSTITUTE FOR ADVANCED STUDY


Historical Studies - Social Science Library

ITEMS REMOVED : MERRITT, BENJAMIN D. - PROF. H.S. HOUSING

- 1) Plans for the construction of proposed street in conjunction with Merritt property.

d. Meritt House

The Director reported that the Institute had purchased the Meritt house and that there was no one currently a member of the Faculty who was interested in re-purchasing it, even with the authorized two-thirds formula. It was the sense of the meeting that if it could be sold with a first option clause in the deed, for \$70,000, this should be done.



Fac Meritt housing

THE INSTITUTE FOR ADVANCED STUDY
PRINCETON, NEW JERSEY

December 3, 1957

SCHOOL OF HISTORICAL STUDIES

Dr. J. Robert Oppenheimer
Institute for Advanced Study
Princeton, New Jersey

Dear Robert:

It occurs to me that you may find it useful in connection with the presentation of my petition to the Trustees to have the exact wording of the so-called "recapture clause" in my deed to 99 Battle Road.

It reads as follows:

"The party of the second part, for himself, his heirs, executors, administrators and assigns, does hereby covenant and agree to and with the party of the first part, its successors and assigns, that the party of the first part, if it shall in its absolute discretion deem it necessary to reacquire and regain title to the said premises for use in connection with any purpose for which said party of the first part was organized, shall have, and the party of the second part hereby gives and grants to the party of the first part, its successors and assigns, for a period of seventy-five (75) years from the date hereof, the right, option and privilege to purchase said premises, together with any buildings and improvemants thereon, from the said party of the second part, his heirs, executors, administrators or assigns, free, clear and discharged of all rights of dower or curtesy and any and all liens, encumbrances or other rights or interest whatsoever in the above described premises, with all buildings and improvements thereon, for a price which shall be - - - - -"

Here follows the procedure for appraising the property, and then the "recapture clause" continues:

"Said option shall be exercised by a written notice sent to the then owner of record of said premises by registered United States mail to the said premises. The deed to said premises to be delivered to the party of the first part shall be a proper deed for record and shall be a full covenant and warranty deed, with Federal and/or State documentary stamps affixed thereto at the cost of the owner of said premises and shall be delivered at the office of the party of the first part in Princeton, New Jersey, at two o'clock in the afternoon on the first day of the month following the appraisers' report - - -"

Sincerely yours,

Bm B. D. Meritt

30 September 1957

Dear Ben:

Thank you for your note of September 30th. I can understand your desire to have your petition acted upon. As you know, the Officers of the Trustees were not willing to take affirmative action; I therefore plan to bring the matter before the Board at its autumn meeting.

We have been completely unsuccessful at finding any date in September, October or November at which we could get a quorum, and therefore postponed our meeting until December, with the likelihood that it will be held in the second week of that month. At that time I will present your petition, with enough of the story to make it understandable. I do not see how I can answer your question before that time.

Very sincerely,

Robert Oppenheimer

Professor Benjamin D. Meritt
Institute for Advanced Study

THE INSTITUTE FOR ADVANCED STUDY
PRINCETON, NEW JERSEY

SCHOOL OF HISTORICAL STUDIES

September 30, 1957

Dr. Robert Oppenheimer, Director,
Institute for Advanced Study,
Princeton, New Jersey.

Dear Robert:

Now that we are back from the summer I am anxious to proceed with plans for the sale of 99 Battle Road, and expect to get in touch with the real-estate agents again soon.

It would be a great convenience if I might have some word from the Trustees in reply to the petition which I submitted last May 3 about easement of the recapture clause in my deed.

Very sincerely yours,

A handwritten signature in dark ink, appearing to read 'Ben', written in a cursive style.

Benjamin D. Meritt

take to N.Y. Fac. Meritt

THE INSTITUTE FOR ADVANCED STUDY
PRINCETON, NEW JERSEY

SCHOOL OF HISTORICAL STUDIES

May 3, 1957

Dr. J. Robert Oppenheimer,
Institute for Advanced Study,
Princeton, New Jersey.

Dear Robert:

The "recapture" clause in my deed to 99 Battle Road reserves to the Institute the right to buy back the house at any time, upon notice, from anyone to whom I may sell it. The real-estate agents who have undertaken to sell the house advise me that inability on my part to give assurance of tenure has so far discouraged all candidates for the house, even at a figure much below the assessed value. Apparently buyers will not buy if they feel that they have no security of tenure.

I beg to petition the Trustees of the Institute for relief from the severity of the present "recapture" clause, such as was granted, I believe, in the case of Earle's house before it was sold. Would not the interests of the Institute be served if the owner of the house had tenure for himself but on wishing to dispose of the property (by sale, gift, will, or otherwise) had to give the Institute first option on it?

Sincerely yours,

Benjamin D. Meritt

Benjamin D. Meritt

Copy sent to R.O.
5/3/57

*Meritt
house*

24th July, 1941

Dear Mr. Schur:

You will please find enclosed United States Fire Insurance Policy of N.J. No. 9987 which is on Professor Benjamin D. Meritt's house, also invoice of Walter B. Howe, Inc., for \$100.00 which is premium due August 12.

Will you kindly take care of this in the usual way?

Very sincerely yours,

Mr. Ira A. Schur
125 Park Avenue
New York City

B. D. Meritt

THE INSTITUTE FOR ADVANCED STUDY
SCHOOL OF HUMANISTIC STUDIES
PRINCETON, NEW JERSEY

July 20, 1941

Dear Miss Miller,

Thank you for your letter of July 18 enclosing the duplicate of the fire insurance policy on my house showing premium of \$100 due on August 12.

Please let me thank you also for arranging payment through the Treasurer of the Institute, who, I believe, will arrange a pro rata deduction from my salary cheques in compensation.

Very sincerely yours,
B.D. Meritt

18th July, 1941

Professor Benjamin D. Meritt
Magnetawan
via Burks Falls
Ontario, Canada

Dear Professor Meritt:

Mrs. Bailey has handed me the duplicate copy of your United States Fire Insurance Policy No. 9987, the Invoice for Premium of \$100 from Walter B. Howe, Inc. of 17th July and their letter of the same date, all of which you will please find enclosed.

Will you kindly add your approval on the Invoice and return it to me with the letter? I will then send it to the Treasurer with the original Policy. You will, of course wish to keep the duplicate Policy.

Very truly yours,

Bernetta A. Miller

BAM

24
TELEPHONE 95

WALTER B. HOWE, Inc.
REAL ESTATE AND INSURANCE
94 NASSAU STREET, PRINCETON, N.J.

NEW YORK OFFICE
CLARKE & HOWE
84 WILLIAM STREET
TELEPHONE WHITEHALL 4-4566

July 17, 1941

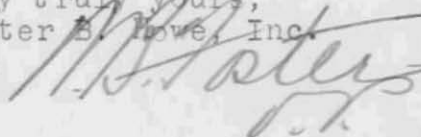
Mrs. Esther S. Bailey, Secretary,
The Institute for Advanced Study,
Princeton, New Jersey

Dear Mrs. Bailey:

The fire insurance of \$20,000. on dwelling of Professor Meritt situate on the westerly side of the Battle Road Extension, expiring August 12th, has been extended for three years under United States policy #9987 which is enclosed with certificate and invoice in accordance with Prof. Meritt's request.

If any changes are needed in this insurance we will be glad to take care of them.

Very truly yours,
Walter B. Howe, Inc.



B
encl.

acknowledged
over telephone
July 18,
E. S. B.

January 25, 1940

Professor Benjamin D. Meritt
Battle Road Extension
Princeton, N. J.

Dear Professor Meritt:

We are enclosing herewith statement showing assessment for real estate taxes on your property for the years 1938 and 1939, also monthly deductions made from your salary during the year 1939 to cover 1939 taxes.

You will recall that deductions for real estate taxes were also made during the year 1938, aggregating \$625.00, and that, under date of December 21, 1938, this amount was refunded to you, inasmuch as we had been informed that real estate taxes would not be assessed against the improvements on your property for the year 1938. You were also advised at that time that we would communicate with you when we had received sufficient information to enable us to determine the amount of your proportionate assessment for the year 1938 for tax on land. When the 1939 real estate tax bills were received, they were compared with the 1938 tax bills, disclosing a number of variations. This necessitated detailed investigation which disclosed that improvements on your property were taxed for the year 1938 based on an assessed valuation on the improvements in the amount of \$5,000.00.

Your tax bill for the year 1939 shows the following assessments:

Land	\$3,000
Building	18,000
Personal	1,000
Deduction	600
Net valuation taxable	21,400

You will note from the enclosed statement that there is an amount due the Institute of \$229.01, covering unpaid balances of 1938 and 1939 real estate taxes.

Professor Benjamin D. Meritt

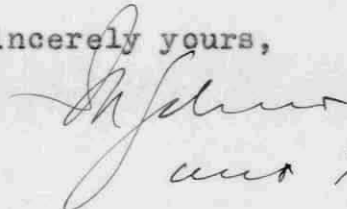
-2-

January 25, 1940

Monthly deductions for real estate taxes during the year 1940 will be based on the last assessment available, that of 1939. The 1940 monthly deductions will be made at the rate of $1/12$ of \$695.52, or \$57.96. The small difference between this amount and the deduction of \$52.50 from the check sent to you as of January 1, 1940, will be adjusted on the February 1, 1940 payment. You understand, of course, that these deductions are being made for 1940 real estate taxes, the exact amount of which we will not know until the latter part of the year, at which time we will communicate with you if any differences are disclosed.

If the above is not entirely clear, please do not hesitate to communicate with me.

Sincerely yours,



and Trean

Enc.

PROFESSOR BENJAMIN D. MERITT
In Account With
THE INSTITUTE FOR ADVANCED STUDY

Real Estate Taxes - Block 14 - Lot 12:

Land for year 1938

\$23.44

February 1, 1938 to December 31, 1938 - 11 months

\$21.49

Building for 1938

152.00

173.49

Land and building for 1939

695.52

869.01

Less:

Deductions from Salary for Real Estate Taxes:

December 31, 1938

\$62.50

January 31, 1939

52.50

February 28, 1939

52.50

March 31, 1939

52.50

April 30, 1939

52.50

May 31, 1939

52.50

June 30, 1939

52.50

July 31, 1939

52.50

August 31, 1939

52.50

September 30, 1939

52.50

October 31, 1939

52.50

November 30, 1939

52.50

640.00

Balance

\$229.01

69 ALEXANDER STREET
PRINCETON, NEW JERSEY

January 21, 1939

Dear Mrs. Bailey,

Thank you very much for your letter of January 18 about the charges for 1939 taxes. I am glad that you have written to Mr. Schur, for any adjustment he may find necessary on the land tax, or indeed on the tax on my own house, when the bill comes in will be perfectly satisfactory to me whenever it is most convenient for the Treasurer.

Very sincerely yours,



B. D. Meritt

Mrs. Esther S. Bailey
20 Nassau Street
Princeton, N.J.
BDM:C

January 18, 1939

My dear Professor Meritt:

I have this morning a letter from Mr. Schur from which I quote as follows:

"I am in receipt of your letter. It is very difficult for us to estimate the real estate taxes for 1939 on Professors' houses. For example, there have just been forwarded to us tax bills on Institute property, which tax bills appear to include the property sold to the Professors. Despite sale of a portion of the land, the Institute has apparently been charged on the same basis as last year, i.e., taxed on vacant land in its entirety.

Inasmuch as Professor Meritt received an intimation that his taxes for the year 1939 would be \$630.00, it seems to us that it would be best to make deductions from his salary on this basis. If this is agreeable, deduction should be made from Professor Meritt's salary at the rate of \$52.50 per month. Deductions for taxes were made from January 1, 1939 payments to the Professors on the old basis. Due to the indefiniteness of the final amount and the fact that an adjustment will have to be made as soon as the actual amount of taxes is determined, we would like to hold in abeyance the adjustment of the January 1st deduction until such time."

Your January salary check will therefore be \$1,250.00 minus annuity payment of \$62.50, minus house payment of \$516.21, which remainder will be \$671.29.

I am writing Mr. Schur that you are willing to have the January 1st payment adjusted at the time he suggests.

Sincerely yours,

ESB

ESTHER S. BAILEY

January 14, 1939

Dear Professor Meritt:

Returning to Princeton, I have your letter of January 2. The December salary checks were prepared before the decision was reached regarding the refund of money collected for the 1938 real estate taxes. The monthly payments in connection with your residence, however, are due the first of each month. Thus the first deduction from your February 1938 salary was the payment for March 1938, and there were ten payments in 1938 amounting to \$625.00. The deduction from your December salary was the payment for January 1939.

I am asking the Treasurer how the January payment is to be adjusted and what deductions to make for subsequent payments. I shall be glad to let you know when I have his reply.

Very sincerely yours,

ESTHER S. BAILEY

Professor Benjamin D. Meritt
69 Alexander Street
Princeton, New Jersey

ESB

THE INSTITUTE FOR ADVANCED STUDY
SCHOOL OF HUMANISTIC STUDIES
PRINCETON, NEW JERSEY

January 2, 1939.

Dear Mrs. Bailey,

I have just gone over my statement from the Princeton Bank and Trust Company, and note that the deposit to my account from the Institute on December 28, 1938 was \$861.29.

This represents the eleventh deduction for the real estate tax of 1938, for which I have recently received a refund from the Institute of \$625 covering ten monthly deductions. I remember that this matter was in doubt at about the time that your requisitions were being sent in, and it may be that you have already written to the treasurer asking for a further refund of \$62.50 for my account.

I wish to note, however, that such a further refund seems due, and that the proportionate estimated deductions as against the tax for 1939 should begin only with the payment of salary for January of 1939.

Very sincerely yours,

Benjamin D. Meritt
Benjamin D. Meritt

Mrs. Esther S. Bailey,
20 Nassau Street,
Princeton, N.J.

Housing

COPY FOR: Mrs. Bailey

December 23, 1938

Dear Mr. Schur,

I beg to acknowledge your letter of December 21 enclosing a check to me for \$625 representing ten deductions of \$62.50 each, applied during 1938 against my salary for the payment of real estate taxes.

My information from the tax assessor is that my first bill for taxes on improvements on the property will be for the year 1939, in the amount approximately of \$630 to cover both land and improvements. This information is not official and comes to me from the assessor and not the tax collector but I have communicated it to the Secretary of the Institute, Mrs. Bailey, and any deductions that you see fit to make against my salary in 1939 in anticipation of this bill will be perfectly satisfactory to me. I also wish to state my approval of your plan that the small tax on land for 1938 should be charged against me when the amounts can be apportioned in 1939.

Very truly yours,

B. D. Meritt

Mr. Ira A. Schur
Assistant Treasurer
The Institute for Advanced Study
125 Park Avenue
New York City
BDM:C

Housing

December 15, 1938

Dear Mr. Schur:

Professor Benjamin D. Meritt has reported that he has this afternoon called upon the assessor to ascertain what the real estate taxes on his property in Princeton will be for the year 1938. The assessor told him that there would be no assessment for the year 1938, that he would receive a bill in July 1939 for his taxes for the year 1938, which would amount to approximately \$650.00. Now Professor Meritt has paid to the Institute, by deductions from his monthly salary, for estimated 1938 real estate taxes \$625.00, tax payments of \$62.50 (March 1 - December 1, 1938, inclusive). Under these circumstances, I wonder how the adjustment for 1938 should be made. The Institute could send him a check for \$625.00, and Professor Meritt could be very happy to have it taken care of in this manner. If so, he would of course assure the Institute that, if by any chance a tax bill for 1938 should come through, he would himself pay it.

I should suppose the other house-owners to be in the same position as Professor Meritt. According to my records payments for estimated 1938 real estate taxes have been made as follows:

Professor Erwin Panofsky - four @ \$41.67 (Sept.1-Dec.1, 1938)
Professor Winfield W. Riefner - ten @ \$41.67 (Mar.1-Dec.1, 1938)
Professor Hermann Weyl - nine @ \$41.67 (Apr.1-Dec.1, 1938)

Very truly yours,

Mr. Ira A. Schur
125 Park Avenue
New York City

ESTHER S. BAILEY
Secretary

THE INSTITUTE FOR ADVANCED STUDY

MR. LOUIS BAMBERGER AND MRS. FELIX FULD FOUNDATION

OFFICE OF THE TREASURER

125 PARK AVENUE

NEW YORK, N. Y.

TREASURER

SAMUEL D. LEIDESDORF

ASSISTANT TREASURER

* IRA A. SCHUR

October 14, 1938

Dr. Benjamin D. Meritt,
Battle Road Extension,
Princeton, New Jersey

Dear Dr. Meritt:

The Institute has now received what appears to be the final bills in connection with your property.

During the course of construction of your house, architects' requisitions were received by the Institute and paid by them. These requisitions had previously been submitted to you for approval. In addition, certain invoices also approved by you were submitted to the Institute for direct payment. Requisitions on architects' services and payments of invoices represent the items contained in the total of "direct payments" listed below.

In addition, payment was made by the Institute for construction of road, sewer, plot development, electric facilities, etc. These facilities cover the entire plot set aside for professors' housing and amounts so expended have been allocated proportionately to the professors' houses now constructed and to the remaining vacant lots. You will find below a summary of the amounts directly expended for your property, as well as your proportionate share of the cost of the items constructed for the benefit of the entire housing property.

Direct payments	\$33,341.41
Land	1,500.00
Road	920.44
Sewer	325.10
Plot development	33.67
Electric contract	<u>104.09</u>
Total	<u>\$36,224.71</u>

You will note that the total amount representing the final cost of the property exceeds the present mortgage thereon in the sum of \$1,304.71. Mr. Maass has advised us that he will prepare an additional mortgage to cover this excess.

Dr. Benjamin D. Meritt - Page 2

October 14, 1938

In accordance with previous advices to you, monthly deductions have been made from your salary covering interest, principal, estimated real estate taxes, insurance, etc. These deductions had been made on a tentative basis pending receipt of final information. While we have not received information concerning the exact amount of real estate taxes for the year, we have recalculated the monthly deductions which will now be made on the following basis:

Mortgage - principal sum	\$36,224.71	
Monthly payment on interest and principal at \$6.06 per M		\$224.22
Estimated real estate taxes 1/12	750.00	62.50
Fire insurance paid (3 years) 1/36	35.00	.98
Annual life insurance premium 1/12	428.70	<u>35.73</u>
Total		<u>\$323.43</u>

You will appreciate that it will be necessary for us to adjust the monthly deductions from time to time as conditions require. For example, we have just paid a bill for \$100.00 for additional insurance, covering a 3 year period. Therefore, the monthly deduction made hereafter will be increased by \$2.78.

In accordance with the agreement, salary deductions were made beginning with March 1, 1938, and the total of such salary deductions through payment made October 1, 1938, amounted to \$2,530.80. The amounts which should have been deducted for this period aggregate \$2,587.44 representing eight monthly deductions of \$323.43 each. There is, therefore, a balance due to the Institute of \$56.64. At your convenience, we would appreciate your check in this amount.

We would greatly appreciate it if you would forward to us promptly any bills received by you in connection with real estate taxes, fire or other insurance covering building, and premium on life insurance policy. The Institute will then pay this bill and will make monthly deductions over the period covered by such payment.

Sincerely yours,

THE INSTITUTE FOR ADVANCED STUDY


Treasurer

July 27, 1938

Dear Professor Meritt:

I have been very slow about writing you in regard to your insurance, but I have been held up a bit by reason of everyone being away on vacation. Mr. Foster is away and Mr. Schur in the Treasurer's office, who handles all such matters pertaining to the new houses, is also away.

According to the records of Howe's office, there is just \$30,000 on your house now - a \$10,000 policy which they wrote and a \$20,000 which was written by Alexander and Alexander. (I do not find your fire insurance policies here at the office - only life insurance - ~~but~~ our records show bills for \$30,000 of insurance). I was going to write to Alexander and Alexander to ask if they held any other insurance on your house, but Howe's office was sure that if such were the case they would have a record of it, as they have of the \$20,000 policy.

I have gotten the approval of Mr. Leidesdorf on the amount of \$30,000 to be carried on your house, and Howe's office will write a new policy as of August 12, the date on which the Baltimore policy expires.

No one in the Treasurer's office is able, in Mr. Schur's absence, to tell me whether the premium can be paid by the Institute and pro-rated off your salary. They suggested that you pay it and then if it was found that your account permitted the Institute's paying it, you would be reimbursed. As this seemed rather clumsy and as the insurance is to be written as of next month, I have raised the question with Howe's office as to when the premium should be paid and have been told that it need not be paid until September.

They will deliver the policy and the bill to me tomorrow and, unless you wish otherwise, I will hold them here, and I will, on my return at the end of August, get definite word from Mr. Schur as to whether the Treasurer's office can pay the bill. If not I will forward it to you promptly.

Sincerely yours, MARIE C EICHELSE

THE INSTITUTE FOR ADVANCED STUDY
SCHOOL OF HUMANISTIC STUDIES
PRINCETON, NEW JERSEY

July 13, 1935.

Dear Miss Eickelser,

Thank you for the letter about the insurance and the enclosed notice from Walter B. Howe, Inc. to Mrs. Bailey.

I have not had my policies in hand since I gave them to Mrs. Bailey when we were trying to get the finances about the house in order, and the result is that I do not know exactly what I have. Will you be good enough to find out:

① What amount of insurance I have with Walter B. Howe, Inc. and when it expires.

② What amount of insurance I have with Alexander and Alexander in Baltimore and when it expires.

My impression is that if all these

* As an item of economy I prefer 3-year contracts

policies were renewed the amount would be in excess of \$30,000. Since the experts from Walter B. Howe, Inc. think that \$30,000 is a reasonable insurance figure, this is what I want to carry — subject if necessary to the approval of the proper officers of the Institute, who are of course as much interested as I am in adequate coverage.

This letter then will authorize you — and at the same time express my thanks to you — to renew (or add) with Walter B. Howe, Inc. whatever needs renewing or adding. If any policy with Alexander & Alexander lapses this year I would prefer to let it go and make an addition with Howe. I leave the matter in your hands, begging only that you let me know whether I must pay the premiums or whether it will be pro-rated off my salary.

Sincerely yours, B.D. Meritt

CLARKSBURG, W. VA.
EMPIRE BUILDING

BALTIMORE, MD.
503 ST. PAUL PLACE

NEW YORK CITY
80 MAIDEN LANE

TULSA, OKLA.
COSDEN BUILDING

ST. LOUIS, MO.
MISSOURI PACIFIC BLDG.

ALEXANDER & ALEXANDER
INCORPORATED
INSURANCE

*hail
windstorm
tornado*

BALTIMORE July 12, 1938

Dr. Benjamin D. Meritt,
69 Alexander Street,
Princeton, New Jersey.

Dear Dr. Meritt:

Our policy covering the fire insurance on your dwelling located on Battle Road in Princeton, N. J. expires on August 12th, 1938 and covers in amount of \$20,000.

We are taking the necessary steps to renew this insurance for you, but would like to hear from you as to whether this is sufficient coverage, and if you would not like us to write the insurance for a period of three years, inasmuch as you can effect a saving by so doing.

Awaiting the favor of a reply,
and with kindest personal regards

Very truly yours,

ALEXANDER & ALEXANDER, INC.

Rowland M. G. Ness
Rowland McD. Ness

*Order
cancelled
my letter
July 16 to
Mr. Ness*

RMN:B

THE INSTITUTE FOR ADVANCED STUDY

ALANSON B. HOUGHTON
Chairman

HERBERT H. MAASS
Vice-Chairman

WALTER W. STEWART
Vice-Chairman

SAMUEL D. LEIDESDORF
Treasurer

IRA A. SCHUR
Assistant Treasurer

ESTHER S. BAILEY
Secretary

ABRAHAM FLEKNER
Director of the Institute

(FOUNDED BY LOUIS BAMBERGER AND MRS. FELIX FULD, 1930)

OFFICE

20 NASSAU STREET

PRINCETON, NEW JERSEY

CABLE ADDRESS: VANSTITUTE PRINCETON NEW JERSEY

TRUSTEES

FRANK AYDELOTTE
EDGAR S. BAMBERGER
ALEXIS CARREL
ABRAHAM FLEKNER
JULIUS FRIEDENWALD
JOHN R. HARDIN
ALANSON B. HOUGHTON
SAMUEL D. LEIDESDORF
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FLORENCE R. SABIN
WALTER W. STEWART
PERCY S. STRAUS
OSWALD VIELEN
LEWIS H. WEED

LIFE TRUSTEES

LOUIS BAMBERGER
MRS. FELIX FULD

July 11, 1938

*Answered
giving full
authority
to fix
up
total insurance
of \$20,000
July 13*

Dear Professor Meritt:

I am sending you herewith a letter from Mr. Foster about the insurance on your house.

I might mention that Mrs. Bailey has spoken with one of the officials of the Institute about this insurance, and he suggested that, if it were reduced, it be reduced not more than \$3000.00.

If you will let me know your wishes I will be glad to communicate with Mr. Foster - unless you prefer to do so yourself.

I hope that you found things in good condition at the camp and that you are all having a fine rest and a delightful time.

Sincerely yours,

Marie C. Eichelauer

Professor Benjamin D. Meritt
Magnetawan, via Burks Falls
Ontario, Canada

AF/MCE

TELEPHONE 95

WALTER B. HOWE, Inc.
REAL ESTATE AND INSURANCE
94 NASSAU STREET, PRINCETON, N.J.

NEW YORK OFFICE
CLARKE & HOWE
84 WILLIAM STREET
TELEPHONE 3-6534 BEEKMAN

July 8, 1938

Institute for Advanced Study,
20 Nassau Street,
Princeton, New Jersey

Gentlemen:

Attention: Mrs. Bailey

We examined Dr. Meritt's house this afternoon. From the data obtained we are of the opinion that it would cost in the neighborhood of \$34,000. to replace this dwelling at the present time. This figure includes the cost of excavation and foundations below the level of the ground. These of course could not be destroyed in a fire, therefore, it would be proper to reduce the insurable value by the cost of replacing this work. We are of the opinion that \$30,000. is a reasonable amount of insurance to carry on this dwelling and believe that it would be collected in full in case of a total loss.

If Dr. Meritt is interested in reducing the cost of his insurance we do not believe that he should reduce it more than \$2,000. which would save \$4.00 on a one year policy or \$10.00 on a three year contract.

There is a policy of \$20,000. expiring on August 12th. It would cost \$40.00 to renew this policy for one year or \$100.00 to write the policy for three years. Will you advise us at your early convenience how much insurance Dr. Meritt desires to carry, also whether he wants to take advantage of the saving by taking the three year policy.

Yours very truly,

Walter B. Howe, Inc.

W. B. Foster
Treasurer

F/U

Housing

THE INSTITUTE FOR ADVANCED STUDY
PRINCETON, NEW JERSEY

May 10, 1938

Dear Mrs. Bailey,

I am enclosing a bill for landscaping on our lot which I think is a justifiable charge against the permanent improvement of the property, and I should like to have it paid from my account on the house. I have not an exact record of my total borrowings but I do not believe that this will bring the amount above that of my note. If it does I am sure the Treasurer will let us know.

Very sincerely yours,



B. D. Meritt

Mrs. Esther S. Bailey
20 Nassau Street
Princeton, New Jersey
BDM:C
enc

April 26, 1938

Dr. Benjamin D. Meritt
Battle Road Extension
Princeton, N. J.

Dear Dr. Meritt:

Enclosed you will find check representing April salary less deductions, as per statement sent to you last month.

The amount actually paid by the Institute for the annual life insurance premium was \$428.70. If agreeable to you, however, we will delay the adjustment of this item until final determination of the other estimated items.

Very truly yours,

THE INSTITUTE FOR ADVANCED STUDY

(Signed) Ira A. Schur

Assistant Treasurer

Housing

Copy

March 25, 1938

Dr. Benjamin D. Meritt
Battle Road Extension
Princeton, N. J.

Dear Sir:

In accordance with agreement dated February 1, 1938, in connection with the property located at Battle Road Extension and Mercer Street, Princeton, New Jersey, we are enclosing a statement of the monthly deductions to be made from your salary.

Please note that the deductions covering monthly payment on interest and principal as well as deductions for estimated real estate taxes, insurance, etc., are based on present estimates and will be adjusted as soon as the amounts are finally determined.

A deduction of \$212.10 was made from your February salary check. As this covers the monthly payment for interest and principal only, we are deducting an additional \$104.25 from the March check to cover the deposit due on March 1 of 1/12 of the estimated real estate taxes and insurance premiums.

Very truly yours,

THE INSTITUTE FOR ADVANCED STUDY

(Signed) By I. A. Schur

Enc.

Assistant Treasurer

INSTITUTE FOR ADVANCED STUDY

In account With
Benjamin D. Meritt and
Elizabeth Meritt

Mortgage - principal sum	\$34,920.00	
Monthly payment on interest and principal at \$6.06 per M		\$212.10
Estimated real estate taxes 1/12	750.00	62.50
Estimated fire insurance 1/12	35.00	2.92
Annual life insurance premium 1/12	465.90	<u>38.83</u>
Monthly payment		<u>\$316.35</u>

THE INSTITUTE FOR ADVANCED STUDY
SCHOOL OF HUMANISTIC STUDIES
PRINCETON, NEW JERSEY

March 25, 1938

Dear Mrs. Bailey,

I wish to acknowledge your letter quoting the opinion of Mr. Maass' office that my windstorm and hail insurance could not be charged to my house account.

I do not know how the bill came to be sent to Mr. Leidesdorf. It must have been during the unsettled days when I was concerned over Betty and Arthur. As a matter of fact I sent my own personal check in payment of the premium on February 21, and have a receipt from Mr. Howe showing that the bill was already paid. I am sorry that you and Mr. Maass and Mr. Leidesdorf have been troubled by it.

Very sincerely yours,

Bur

Mrs. Esther S. Bailey
BDM:C

69 ALEXANDER STREET
PRINCETON, NEW JERSEY

April 1, 1937.

Dear Dr. Flexner,

Thank you for the ~~copy~~ copy
of Riefler's letter. I had a
talk yesterday with Woodbridge's
partner, Mr. Evans. They have
our authorization to go ahead
as fast as they can.

Sincerely yours,

Ben

Benjamin D. Meritt

Date of contract on house: Feb. 1, 1938

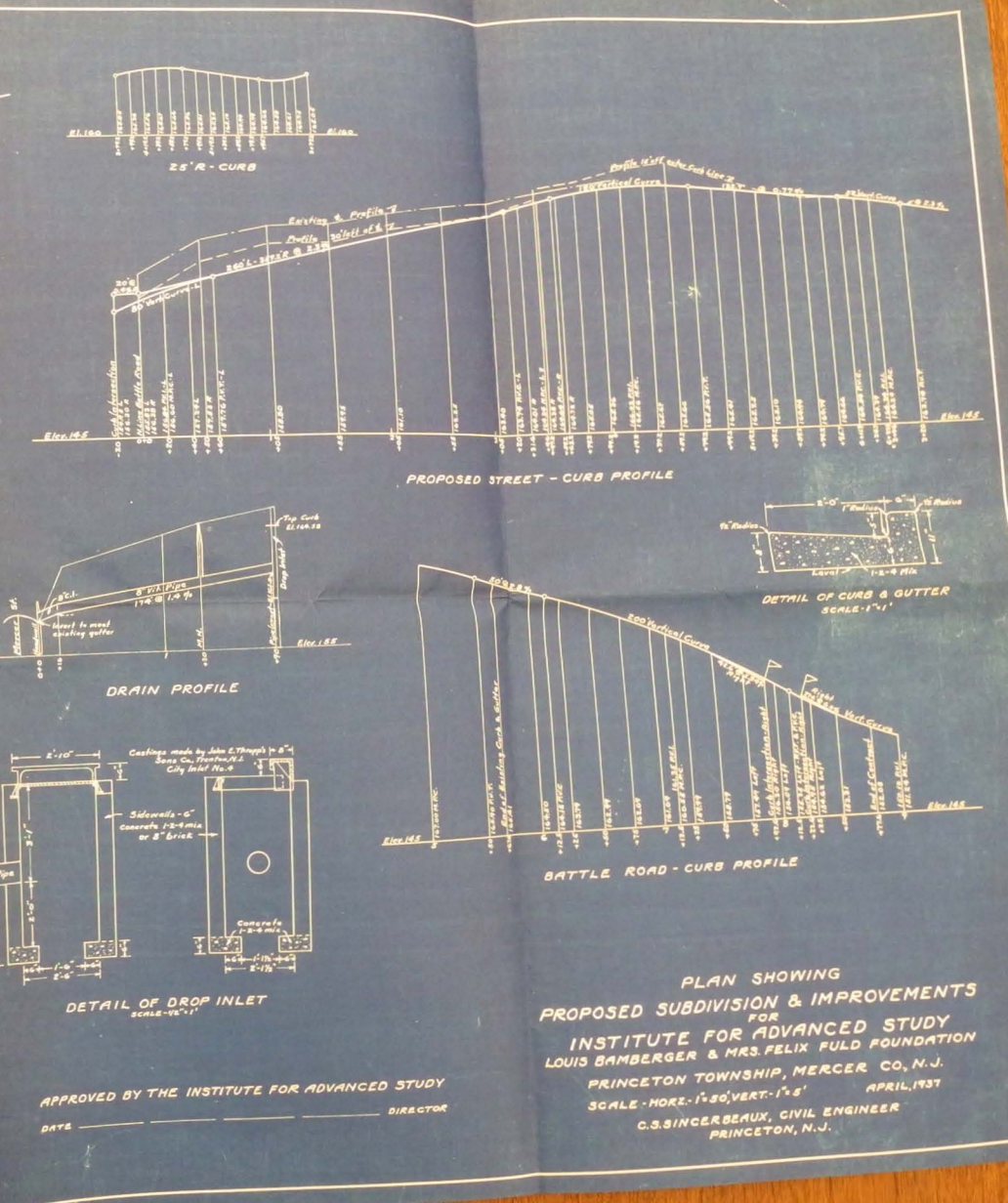
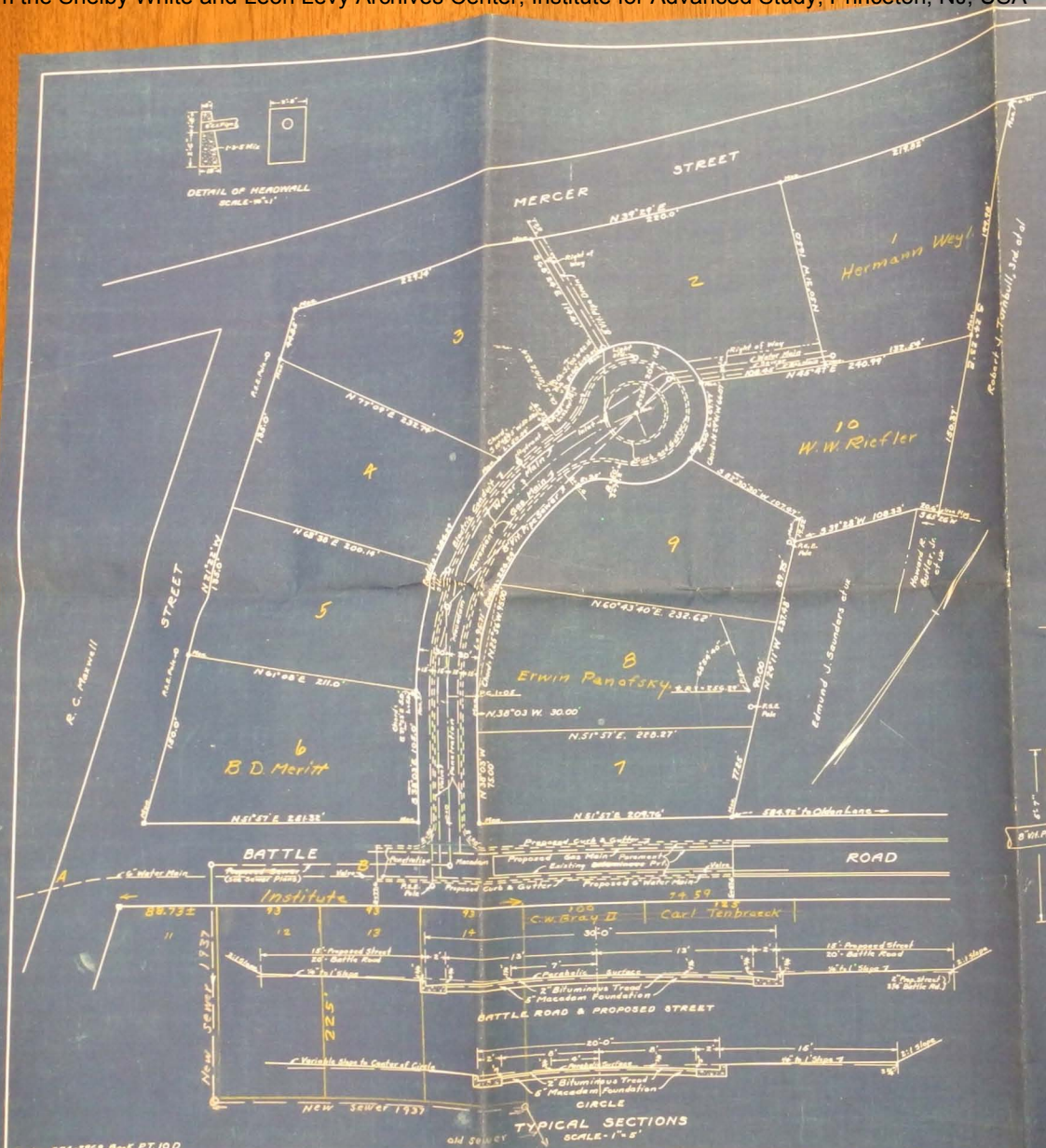
Balance outstanding as of June 1, '42: \$30,360.40

Monthly payments ~~\$318.26x~~ \$318.26

Principal \$122.22

Interest. 102.00

Taxes, ins. 54.04



M-R W

March 21, 1939

Mr. David Weinstein
Maass & Davidson
20 Exchange Place
New York City

My dear Mr. Weinstein:

Thank you for your letter of March 20. I am sending to you herewith the executed documents regarding the houses of Professors Meritt and Riefler, and for revision, the documents regarding Professor Panofsky's house.

Inasmuch as both Mr. Maass and Dr. Flexner are away, I am quoting to you the following paragraphs from a letter from Professor Riefler:

"In the case of the Correction Deed, I wonder if it would not be well to defer registration (if that is what is done with a document like this) until Mr. Maass and Mr. Leidesdorf have had a conference with Dr. Flexner. The present Deed provides only \$1,500 for payment by the Institute with respect to the land on which our houses are built, whereas the actual final cost of the land including the roads and utilities is close to \$3,000. This is the subject that I took up with Dr. Flexner last autumn. Professor Panofsky also informs me that he has raised it. If the Deed is to be changed again to take account of this increased outlay, it might save time and effort to defer registering the present document until the change is made.

"Professor Panofsky is also worried by the fact that the repurchase option requires only 30 days between a serving of notice and the transfer of the property. He fears that this option would, or might, interfere with the rental possibilities of our houses on the grounds that prospective tenants would fear to rent them if they were subject to evacuation on such short notice as is contemplated in the present clause. From the point of view of the

#2 David Weinstein 3/21/39

Institute, I see no advantage whatever with respect to the immediacy with which the option can be exercised. I should think that the Institute would be perfectly willing to be required to give a considerable period of notice of its intention to exercise the option for repurchase."

Very truly yours,

ESTHER S. BAILEY

ESB:MGH

Secretary

Housing

March 16, 1939

Mr. David Weinstein
c/o Messrs. Maass and Davidson
20 Exchange Place, New York City

Dear Mr. Weinstein:

I thank you for your letter of March 9 enclosing the various documents in connection with the residences of Professors Meritt, Panofsky, and Riefler.

I now have the Meritt documents which have been executed. Professor Riefler is out of town, but he will be returning soon, and I am sure that he will attend to them promptly.

Professor Panofsky has called to say that on the very day that he received his documents he had obtained the new estimates on the cost of his lawn, and he accordingly wished that his mortgage be increased \$100.00, making the amount \$1,390.61. You probably know that the Institute persuaded Professor Panofsky to have his garage moved. This has given him a larger lawn space, and the cost will be more than he had estimated originally. He trusts that there will be no objection on the part of the Institute authorities to this increase.

I shall mail the Panofsky papers to you for their revision when I send the other documents, unless you advise me not to do so.

Very truly yours,

ESTHER S. BAILEY

ESB

March 13, 1939

My dear Professor Meritt:

I send you herewith correction deed. Will you and Mrs. Meritt please execute it at the places indicated with your initials and acknowledge the execution thereof before a notary public? The enclosed correction deed is identical with the original deed delivered to you, with the exception that we have revised the option in favor of the Institute to reacquire the property conveyed. This option commences on page 4 of the deed and ends on page 7, and this deed was approved by you some months ago. On page 9 of the deed the last two paragraphs were added to indicate the existence of the original deed and that the enclosed is merely a correction deed.

I also enclose bond and second mortgage to be executed by you and Mrs. Meritt. Please sign the bond on page 4 at the place indicated with your initials and have your signatures witnessed and acknowledged before a notary public, and also execute the second mortgage on page 8, having your signatures witnessed and acknowledged before a notary public. The enclosed bond and second mortgage have been prepared in accordance with a letter written to you, dated October 14, 1938, by Mr. Leidesdorf, the Treasurer of the Institute.

When these documents have been executed, will you kindly return them to me?

ESB

Sincerely yours,

ESTHER S. BAILEY

March 13, 1939

My dear Professor Riefler:

I send you herewith correction deed. Will you and Mrs. Riefler please execute it at the places indicated with your initials and acknowledge the execution thereof before a notary public? The enclosed correction deed is identical with the original deed delivered to you, with the exception that we have revised the option in favor of the Institute to reacquire the property conveyed. This option commences on page 5 of the deed and ends on page 8, and this deed was approved by you some months ago. On pages 9 and 10 of the deed the last two paragraphs were added to indicate the existence of the original deed and that the enclosed is merely a correction deed.

I also enclose bond and second mortgage to be executed by you and Mrs. Riefler. Please sign the bond on page 4 at the place indicated with your initials and have your signatures witnessed and acknowledged before a notary public, and also execute the second mortgage on page 9, having your signatures witnessed and acknowledged before a notary public. The enclosed bond and second mortgage have been prepared in accordance with a letter written to you, dated October 14, 1938, by Mr. Leidesdorf, the Treasurer of the Institute.

When these documents have been executed, will you kindly return them to me?

Sincerely yours,

ESB

ESTHER S. BAILEY

Maass & Davidson
Attorneys

Cable Address "Maassherb"

Herbert H. Maass
Willur C. Davidson
Monroe L. Friedman
David J. Levy

20 Exchange Place

New York, March 9, 1939.

Institute For Advanced Study,
20 Nassau Street,
Princeton, N. J.

Attention of Mrs. Bailey

Dear Mrs. Bailey:

Enclosed herewith you will find correction deeds from the Institute to Professor Riefler and Professor Meritt. Will you kindly have Professor and Mrs. Riefler and Professor and Mrs. Meritt execute their respective deeds at the places indicated with their initials, and acknowledge the execution thereof before a Notary Public. You should likewise execute the deeds at the places indicated with your initials, as Secretary of the Institute, and affix the corporate seal, and your execution should likewise be acknowledged before a Notary Public.

The enclosed correction deeds are identical with the original deeds delivered to Professors Riefler and Meritt, with the exception that we have revised the option in favor of the Institute to reacquire the property conveyed. This option commences on page 5 of the Riefler deed and ends on page 8 thereof, and commences on page 4 of the Meritt deed and ends on page 7 thereof, and said deeds were approved by Professors Riefler and Meritt some months ago. Also, on pages 9 and 10 of the Riefler deed, and on page 9 of the Meritt deed the last two paragraphs were added to indicate the existence of the original deed and that the enclosed are merely correction deeds.

We also enclose herewith bond and second mortgage to be executed by Professor and Mrs. Riefler, bond and second mortgage to be executed by Professor and Mrs. Meritt, and bond and second mortgage to be executed by Professor and Mrs. Panofsky.

Accordingly, we would thank you to have Professor and Mrs. Riefler sign the bond on page 4 thereof at the place indicated with their initials and have their signatures witnessed and acknowledged before a notary public, and also have them execute the second mortgage on page 9 thereof and have their signatures witnessed and acknowledged before a notary public. The same procedure should be

Maass & Davidson

Institute For Advanced Study,

-2-

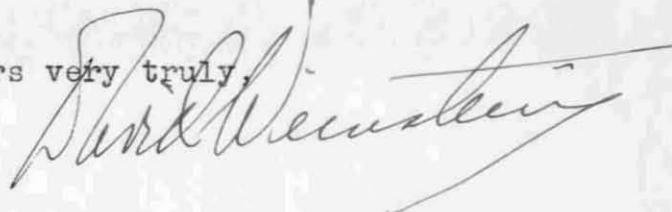
March 9, 1939.

followed as to both Professor and Mrs. Meritt and Professor and Mrs. Panofsky, the signatures of Professor and Mrs. Meritt to be affixed on page 4 of the bond and page 8 of the mortgage, and the signatures of Professor and Mrs. Panofsky to be affixed to page 4 of their bond and page 9 of their mortgage.

The enclosed bonds and second mortgages have been prepared in accordance with a letter written to Professor Meritt and Professor Riefler, each dated October 14, 1938, and to Professor Panofsky dated October 19, 1938 by Mr. Leidesdorf, the treasurer of the Institute.

When these documents have been properly executed will you kindly return all of them to us in order that we may cause the same to be duly recorded.

Yours very truly,

A handwritten signature in cursive script, appearing to read "David Maass", written in dark ink.

DW:IS
Enclos.

January 18, 1939

Mr. Ira A. Schur
The Institute for Advanced Study
125 Park Avenue
New York City

My dear Mr. Schur:

Thank you very much for
your letter of January 17 in answer to my
inquiry regarding tax deductions on professors'
houses in 1939. I am sure that Professor
Meritt and Professor Pancofsky will approve of
their January payments being adjusted at the
time you suggest.

With much appreciation, I am

Sincerely yours,

ESTHER S. BAILEY

ESB

THE INSTITUTE FOR ADVANCED STUDY

MR. LOUIS BAMBERGER AND MRS. FELIX FULD FOUNDATION

OFFICE OF THE TREASURER

125 PARK AVENUE

NEW YORK, N. Y.

TREASURER

SAMUEL D. LEIDESDORF

ASSISTANT TREASURER

IRA A. SCHUR

January 17, 1939

Mrs. Esther S. Bailey,
The Institute for Advanced Study,
20 Nassau Street,
Princeton, N. J.

My dear Mrs. Bailey:

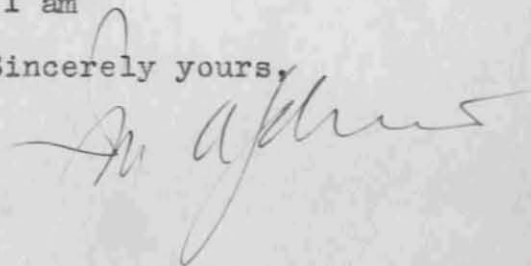
I am in receipt of your letter of January 14, 1939. It is very difficult for us to estimate the real estate taxes for 1939 on Professors' houses. For example, there has just been forwarded to us tax bills on Institute property, which tax bills appear to include the property sold to the Professors. Despite sale of a portion of the land, the Institute has apparently been charged on the same basis as last year, i.e., taxed on vacant land in its entirety.

Inasmuch as Professor Meritt received an intimation that his taxes for the year 1939 would be \$630.00, and Professor Panofsky that his taxes would be \$380.00, it seems to us that it would be best to make deductions from their salaries on this basis. If this is agreeable, deductions should be made from Professor Meritt's salary at the rate of \$52.50 per month and from Professor Panofsky's salary, \$31.67 a month. Deductions for taxes were made from January 1, 1939 payments to the Professors on the old basis. Due to the indefiniteness of the final amount and the fact that an adjustment will have to be made as soon as the actual amount of taxes is determined, we would like to hold in abeyance the adjustment of the January 1st deduction until such time.

As for Professors Riefler and Weyl, would suggest that deductions should be made from their salaries in the same amount as heretofore, pending receipt of more definite information concerning the amount of their taxes for the year 1939.

With kindest regards, I am

Sincerely yours,



Housing

December 23, 1938

Mr. Ira A. Schur
The Institute for Advanced Study
125 Park Avenue
New York City

My dear Mr. Schur:

Thank you for your letter of the twentieth
enclosing copy of your letter to Professor Meritt
regarding real estate taxes on his property. I am
sure that all of the professors will appreciate receiving
checks at this time, a nice surprise for Christmas.

I am sending you herewith check for \$25.00,
amount paid for shack used by watchman when the
houses were erected on Battle Court for Professors Meritt,
Riefler, and Weyl.

With the season's greetings, I am

Sincerely yours,

ESB

ESTHER S. BAILEY

Check of \$25.00 to order of Winfield Riefler
Nov. 23, 1938

Paid by Frank Zuppardi for watchman's shack

THE INSTITUTE FOR ADVANCED STUDY

MR. LOUIS BAMBERGER AND MRS. FELIX FULD FOUNDATION

OFFICE OF THE TREASURER

125 PARK AVENUE

NEW YORK, N. Y.

TREASURER

SAMUEL D. LEIDESDORF

ASSISTANT TREASURER

IRA A. SCHUR

December 20, 1938

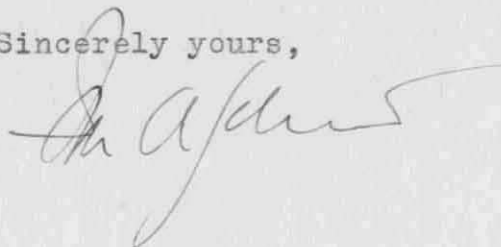
Mrs. Esther S. Bailey
The Institute for Advanced Study
20 Nassau Street
Princeton, N. J.

Dear Mrs. Bailey:

Enclosed you will find copy of letter
written to Professor Meritt regarding assessment
for real estate taxes on his property. Similar
letters, together with checks, were mailed to
Professors Panofsky, Riefler and Weyl.

With kindest personal regards, I am

Sincerely yours,



Enc.

December 21, 1938

Professor Benjamin D. Meritt
Battle Road Extension
Princeton, N. J.

Dear Professor Meritt:

We have been informed that real estate taxes will not be assessed against the improvements on your property for the year 1938. While the information which we have received is not official, we have been given to understand that the only tax assessment made on your property for the year 1938 was the tax already assessed against the Institute on land only. We are, therefore, enclosing check of the Institute to your order for \$625.00, representing 10 deductions of \$62.50 each, heretofore applied against your salary payments, representing deduction for real estate taxes.

As previously stated, the Institute received and paid tax bill on the land, partially used for professors' housing purposes. The amount of such tax bill was not large and could only be apportioned to the various professors' properties with difficulty. When the 1939 tax bills are rendered, the tax assessed by the authorities will be divided by them as between land and building. Therefore, if agreeable to you, we will defer charging you for tax on your land for the year 1938 until the 1939 tax bill has been received.

Please advise us if this is agreeable to you.

Very truly yours,

THE INSTITUTE FOR ADVANCED STUDY

By 

Assistant Treasurer

Enc.

Housing

October 20, 1938

Dear Mr. Schur:

Thank you for the copies of your
letters to Professors Meritt, Riefler and Weyl.

I hope that you will be spared any
further work on this score.

With best wishes,

Always sincerely,

ABRAHAM FLEXNER

Mr. Ira A. Schur
S. D. Leidesdorf & Company
125 Park Avenue
New York City

AF/MCE

THE INSTITUTE FOR ADVANCED STUDY

MR. LOUIS BAMBERGER AND MRS. FELIX FULD FOUNDATION

OFFICE OF THE TREASURER

125 PARK AVENUE

NEW YORK, N. Y.

TREASURER

SAMUEL D. LEIDESDORF

ASSISTANT TREASURER

IRA A. SCHUR

October 17, 1938

Dr. Abraham Flexner,
Institute for Advanced Study,
20 Nassau Street,
Princeton, N. J.

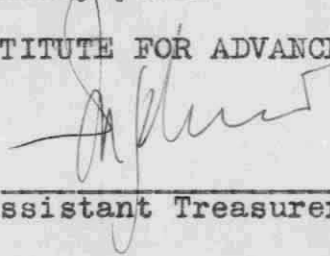
Dear Dr. Flexner:

For your information, I am enclosing copies
of letters sent to Drs. Meritt, Riefler and Weyl re-
garding payments to be made by them on account of ad-
vances made by the Institute in connection with their
homes.

*filed in
the individual
folders*

Sincerely yours

THE INSTITUTE FOR ADVANCED STUDY


Assistant Treasurer

Enc.

THE INSTITUTE FOR ADVANCED STUDY
SCHOOL OF ECONOMICS AND POLITICS

69 Alexander Street
Princeton, New Jersey

September 26, 1938

Dear Dr. Flexner:

In accordance with your verbal request of Saturday morning I have been going through the Agreement and other documents executed between the Institute and the professors who have been building houses to see whether they say anything explicitly concerning which party is to bear the cost of the roadway, street, sewers, etc. The legal phraseology is extremely verbose, but I think the following is quite clear.

- A. The price of the land is \$1500 and the total commitments of the professors are for a sum of \$1500 to cover the cost of the land plus an amount necessary to cover the cost of improvements thereon for a single family dwelling.
- B. The land sold is defined as the premises upon which we have built our houses plus a right of way in the territory covered by Battle Road Court.
- C. There is no mention specifically of the cost of the streets or sewers, or of how to divide these costs pro rata among the lots.

I think the foregoing represents a correct summary of the documents. Without a question being raised they certainly give the impression that each professor's commitment is limited to \$1500 plus the cost of his own dwelling including lot grading. Now that a question has been raised, I can see that it is possible that the streets,

Dr. Flexner

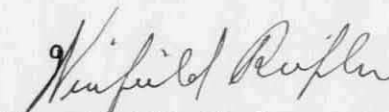
-2-

September 26, 1938

sewers, etc. may be classed as improvements to the right of way and that professors who bought a lot plus a right of way may have assumed obligations to pay these costs.

I would appreciate an opinion from Mr. Weinstein, who prepared the papers, as to whether the documents do or do not contemplate that the \$1500 include the cost of developing the road.

Sincerely,


Winfield W. Riefler

Dr. Abraham Flexner
Institute for Advanced Study
Princeton, N. J.

THE INSTITUTE FOR ADVANCED STUDY

SCHOOL OF ECONOMICS AND POLITICS

69 Alexander Street
Princeton, New Jersey

September 23, 1938

Dear Dr. Flexner:

I have gone over the draft letter from Mr. Schur to the professors which you sent me under covering letter of September 21st. In general the letter seems to me to express all of the points to be covered admirably and I think can be sent without change.

There is one point which may raise a question with some of the professors, namely the allocation of the costs for roads, sewers, plot development and electric contract among the professors. You will remember that in the first housing plan prepared by me the idea was for the Institute to lease the land to the professors at an annual rate sufficient to yield 4 per cent on the capital costs of this development. Later the Building Committee of the Institute decided that it would be very much better to sell the land outright to the professors under a recapture agreement. The sale price was fixed at \$1500, which, as you may remember, I personally felt was too low and did not approve. It was my impression that this price of \$1500 was to include developmental costs. This was confirmed by the recapture clause which has been incorporated in the deeds. This clause as we have signed it stipulates that, should the Institute desire to regain possession of the properties, it will pay the professors the sum of \$1500 for the land plus the appraised value of the improvements thereon. No provision is made for payment to cover the costs of improving streets, sewers, etc.

According to the letter which Mr. Schur proposes to send to the professors, the land will cost not \$1500, but \$1500 plus the cost of roads, sewers, etc. Personally I would have no objection as I still feel that the Institute set a price for the property which was too low. Professors Meritt and Weyl may, however, object that this arrangement is outside of their understanding. In any case, however, the recapture agreement should be changed to make the value of the land not \$1500, but \$1500 plus such amounts as are charged to the professors to pay for the general development of the property.

Very sincerely yours,



Winfield W. Riefler

September 23, 1938

Dear Mr. Schur:

I sent a copy of your letter regarding the professors' mortgages to Professor Riefler, and I am enclosing his reply.

Inasmuch as the recapture clause does not mention the pro rata of the improvements, it would seem to me that Riefler's position is correct. The land was worthless as far as we are concerned and could only cause us taxation. There is so much land for sale in Princeton and the vicinity for building purposes that we could never have sold it for \$1500 plus the charges, that is, within a reasonable time, and we would have been paying taxes the whole while. I am strongly inclined, therefore, to count the \$1500 as paying for land and improvements necessary to make it habitable. The burden on the professors is at present just as heavy as any of them can stand. Professor Meritt, for instance, has had illness in his family almost continuously for the last few years, and only the day before yesterday his wife went to Baltimore for a very serious operation, which will confine her to the hospital for weeks. Under these circumstances I don't want to ask him to increase the amount of his indebtedness. I would rather pay for all the improvements - sewers, streets, etc. - myself. If the Treasurer's office is unwilling to allow the sums owing the Institute from the professors, I should like myself

Mr. Ira A. Schur

September 23, 1938

- 2 -

to know the amount spent by the Institute on improvements and I will arrange for the discharge of the entire sum.

Ever sincerely,

ABRAHAM FLEXNER

Mr. Ira A. Schur
S. D. Leidesdorf & Company
125 Park Avenue
New York City

AF/MCE

P. S. I find on inquiry that all four of the professors are under the impression that the sum of \$1500 included not only the land but the improvements, though I see, on reviewing Panofsky's agreement, that there is a paragraph dealing with these extra expenses. I think, however, that this paragraph was interpreted not only by Panofsky but by the others to mean that the improvements with which they were to be charged were those which dealt simply with bringing the sewers, etc. from the street to their respective houses.

A. F.

September , 1938

Draft

Dear Mr. Meritt :

The Institute has now received what appears to be the final bills in connection with your property.

During the course of construction of your house, architects' requisitions were received by the Institute and paid by them. These requisitions had previously been submitted to you for approval. In addition, certain invoices also approved by you were submitted to the Institute for direct payment. Requisitions on architects' services and payments of invoices represent the items contained in the total of "direct payments" listed below.

In addition, payment was made by the Institute for construction of road, sewer, plot development, electric facilities, etc. These facilities cover the entire plot set aside for professors' housing and amounts so expended have been allocated proportionately to the professors' houses now constructed and to the remaining vacant lots. You will find below a summary of the amounts directly expended for your property as well as your proportionate share of the cost of the items constructed for the benefit of the entire housing property.

Direct payments	33341.41
Land	150.
Road	924.44
Sewer	325.10
Plot development	33.67
Electric contract	<u>104.09</u>
Total	<u>36220.71</u>

- 2 -

You will note that the total amount representing the final cost of the property exceeds the present mortgage thereon in the sum of \$. Mr. Maass has advised us that he will prepare an additional mortgage to cover this excess.

In accordance with previous advices to you, monthly deductions ^{have been made} from your salary covering interest, principal, estimated real estate taxes, insurance, etc. These deductions had been made on a tentative basis pending receipt of final information. While we have not received information concerning the exact amount of real estate taxes for the year, we have recalculated the monthly deductions which will now be made on the following basis:

Mortgage - principal sum	\$ 3624.71	
Monthly payment on interest and principal at 6.00 per cent 6.01 per cent		24.22
Estimated real estate taxes 1/12	750.-	62.50
Fire insurance paid (3 years) 1/36	35.-	.98
Annual life insurance premium 1/12	428.70	35.73
<i>Insert A+B ></i> Total		<u>323.43</u>

In accordance with the agreement, salary deductions were made beginning with March 1, 1938, and the total of such salary deductions through payment made September 1, 1938, amounted to \$ 2214⁴⁵. The amounts which should have been deducted for this period would aggregate \$ 2264.01 representing seven monthly deductions of \$ 323.43 each. There is, ~~further~~ therefore, a balance due to the Institute of \$ 49⁵⁶. At your convenience, we would appreciate your check in this amount.

Insert A (You will appreciate that it will be necessary for us to adjust the monthly deductions from time to time as conditions require.

- 3 -

*Correct
B.* For example, when the exact amount of the real estate taxes is finally determined, we will adjust the monthly figure. As and when additional fire insurance premiums are paid, we will similarly make the necessary adjustments.

We would greatly appreciate it if you would forward ^{to us} promptly any bills received by you in connection with real estate taxes, fire or other insurance covering building, and premium on life insurance policy. The Institute will then pay this bill and will make monthly deductions over the period covered by such payment.

September 21, 1938

Dear Win:

Will you look over the enclosed note from Mr. Schur and the draft of his proposed letter, which will ultimately go to yourself, Meritt and Weyl, and tell me whether there are any changes in it which you would suggest?

With all good wishes,

Ever sincerely,

ABRAHAM FLEXNER

September , 1938

Dear :

The Institute has now received what appears to be the final bills in connection with your property.

During the course of construction of your house, architects' requisitions were received by the Institute and paid by them. These requisitions had previously been submitted to you for approval. In addition, certain invoices also approved by you were submitted to the Institute for direct payment. Requisitions on architects' services and payments of invoices represent the items contained in the total of "direct payments" listed below.

In addition, payment was made by the Institute for construction of road, sewer, plot development, electric facilities, etc. These facilities cover the entire plot set aside for professors' housing and amounts so expended have been allocated proportionately to the professors' houses now constructed and to the remaining vacant lots. You will find below a summary of the amounts directly expended for your property as well as your proportionate share of the cost of the items constructed for the benefit of the entire housing property.

Direct payments	
Land	
Road	
Sewer	
Plot development	
Electric contract	_____
Total	=====

You will note that the total amount representing the final cost of the property exceeds the present mortgage thereon in the sum of \$.

Mr. Maass has advised us that he will prepare an additional mortgage to cover this excess.

Housing

June 21, 1938

Mr. Ira A. Schur
S. D. Leidesdorf and Company
125 Park Avenue
New York City

My dear Mr. Schur:

When Mr. Weinstein was in Princeton recently, he suggested that I write to you to ascertain whether or not Mr. Meritt and Mr. Riefler had exceeded their allowances in connection with their new houses. Mrs. Riefler has telephoned me that a bill has come for outdoor work, planting, etc. on their grounds, amounting to \$315.69. She believes that their allowance will cover it, but I naturally do not wish to send it to Mr. Leidesdorf for payment, if any question will be raised about it.

With much appreciation, I am

Sincerely yours,

ESTHER S. BAILEY

ESB

May 18, 1938

My dear Mr. Leidesdorf:

I am sending you herewith for payment by the Institute the following bills in connection with the houses of the professors:

Residence of Professor Meritt

A. E. Young \$198.45
R.D. No. 3, Trenton, N. J.
May 2, 1938 Shrubs, trees, seeds, labor, etc.

Residence of Professor Panofsky

S. H. Stillwell, Inc. \$3,392.66
22 Edgemoor Street, Princeton, N. J.
May 3, 1938 Labor and material to May 1, 1938
Less 10% retained
Walter B. Howe, Inc. 11.96
94 Nassau Street, Princeton, N. J.
May 9, 1938 Additional premium on Federal Insurance
Policy No. 117835

Residence of Professor Weyl

Evans Moore & Woodbridge \$28.55
101 Park Avenue, New York City
April 15, 1938 Lighting fixtures \$30.50
Error in previous bill adjusted by
deducting \$1.95

Very truly yours,

ESTHER S. BARLEY

Mr. Samuel D. Leidesdorf
125 Park Avenue
New York City

ESB

May 11, 1938

Dear Mr. Schleicher:

I have seen Professor Panofsky and asked him as to the probable indebtedness on his house, which the Institute is putting up for him. He said the definite figure is \$17,500.

There was also a question in Mr. Leidesdorf's office as to Mr. Riefler's Aetna Fire Insurance Policy, No. 3420. Upon inquiry I learned that the architect had returned it to Mr. Riefler, and at my request it has now been sent to the office of Walter B. Howe, Inc., Princeton, that the proper endorsement regarding increase of amount may be attached.

I am to have an interview with Mr. Sincerbeaux soon and shall send you the data you wished promptly.

With kindest regards,

Very sincerely yours,

ESTHER S. BAILEY

Mr. C. P. Schleicher
S. D. Leidesdorf and Company
125 Park Avenue
New York City

ESB

Housing

May 4, 1938

My dear Mr. Leidesdorf:

I am sending you herewith, for payment by the Institute, the following bills in connection with the houses of the professors of the Institute:

Evans Moore & Woodbridge, 101 Park Avenue, New York City

Bills of April 15, 1938, for professional services in connection with residences of

Professor Meritt	\$227.97	
Professor Riefler	209.65	
Professor Weyl	347.35	\$784.97

For fixtures, wallpaper, etc. purchased through their account for residences of

Professor Meritt	\$69.85	
Professor Riefler	29.50	
Professor Weyl	4.48	\$103.83
		\$888.80

Schelling-Busch-Snyder, Inc., 101 Park Avenue, New York City

Certificates of April 15, 1938, for ninth payments on account of labor and materials furnished for residences of

Professor Meritt	\$3000.00	
Professor Riefler	3000.00	
Professor Weyl	3000.00	\$9000.00

Charles Parker Company, 101 Park Avenue, New York City

Certificates of April 15, 1938, for final payments on account of labor and materials furnished for bathroom accessories for residences of

Professor Meritt	\$23.56	
Professor Riefler	22.53	\$46.09

Mr. Leidesdorf

May 4, 1938

2

Ostrander and Bshleman, Inc., 40 East 49th Street, New York City
Certificates of April 15, 1938, for final payments on account
of labor and materials furnished for hardware for residences of

Professor Meritt	\$62.54
Professor Riefler	43.76
Professor Weyl	<u>48.63</u>

\$154.93

Frank Zuppari, 321 Witherspoon Street, Princeton, N. J.
Certificates of April 15, 1938, for final payments on
account of labor and materials furnished for driveways
and clothes yards for residences of

Professor Riefler	\$395.00
Professor Weyl	<u>430.00</u>

\$825.00

Very truly yours,

JOSEPH S. BAE-ER

Mr. Samuel D. Leidesdorf
125 Park Avenue
New York City

ESB:MCH

Housing

March 26, 1938

Mr. Ira A. Schur
S. D. Leidesdorf and Company
125 Park Avenue
New York City

My dear Mr. Schur:

I have your letter of March 26 with enclosures, and I shall be glad to deliver the letters with the salary checks of Professors Meritt, Riefler, and Weyl, respectively.

As Dr. Flexner told you over the telephone on Saturday morning, Mrs. Weyl paid the life insurance premium in February, 1938, and I enclose her receipt for \$338.94. She understands that she is to receive from the Institute a check for this amount and that the figures on the enclosed sheet will be revised on the basis of \$338.94 rather than \$358.65.

Mrs. Weyl raised a question regarding the estimated fire insurance item of \$25.00, as she herself paid in January, 1938, a fire insurance premium for three years, \$14.00. Mr. Weinstein, I believe, has the policy so that he can furnish any data required. In August, 1937, the Institute paid for Mrs. Weyl a fire insurance premium for three years, \$17.50. She thought you might wish to adjust the fire insurance premium paid by her at the same time that you adjust the life insurance premium paid by her.

Very sincerely yours,

ESTHER S. BARLEY

THE INSTITUTE FOR ADVANCED STUDY

MR. LOUIS BAMBERGER AND MRS. FELIX FULD FOUNDATION

OFFICE OF THE TREASURER

125 PARK AVENUE

NEW YORK, N. Y.

TREASURER

SAMUEL D. LEIDESDORF

ASSISTANT TREASURER

IRA A. SCHUR

March 25, 1938

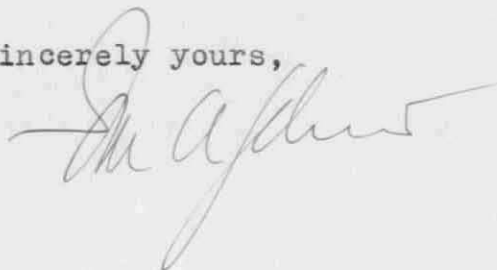
Mrs. Esther S. Bailey
The Institute for Advanced Study
20 Nassau Street
Princeton, N. J.

Dear Mrs. Bailey:

I am enclosing herewith letters to
Doctors Riefler and Meritt and Mrs. Hermann Weyl.
These letters are to be delivered together with
the March salary check.

With many thanks and kindest regards,
I am

Sincerely yours,



Enc.

Copy

March 25, 1938

Dr. Benjamin D. Meritt
Battle Road Extension
Princeton, N. J.

Dear Sir:

In accordance with agreement dated February 1, 1938, in connection with the property located at Battle Road Extension and Mercer Street, Princeton, New Jersey, we are enclosing a statement of the monthly deductions to be made from your salary.

Please note that the deductions covering monthly payment on interest and principal as well as deductions for estimated real estate taxes, insurance, etc., are based on present estimates and will be adjusted as soon as the amounts are finally determined.

A deduction of \$212.10 was made from your February salary check. As this covers the monthly payment for interest and principal only, we are deducting an additional \$104.25 from the March check to cover the deposit due on March 1 of 1/12 of the estimated real estate taxes and insurance premiums.

Very truly yours,

THE INSTITUTE FOR ADVANCED STUDY

(Signed) By I. A. Schur

Enc.

Assistant Treasurer

INSTITUTE FOR ADVANCED STUDY

In account With
Benjamin D. Meritt and
Elizabeth Meritt

Mortgage - principal sum	\$34,920.00	
Monthly payment on interest and principal at \$6.06 per \$		\$212.10
Estimated real estate taxes 1/12	750.00	62.50
Estimated fire insurance 1/12	35.00	2.92
Annual life insurance premium 1/12	465.90	38.83
Monthly payment		<u>\$316.35</u>

Copy

March 25, 1938

Dr. Winfield W. Riefler
Battle Road Extension
Princeton, N. J.

Dear Sir:

In accordance with agreement dated February 1, 1938, in connection with the property located at Battle Road Extension and Mercer Street, Princeton, New Jersey, are enclosing a statement of the monthly deductions to be made from your salary.

Please note that the deductions covering monthly payment on interest and principal as well as deductions for estimated real estate taxes, insurance, etc., are based on present estimates and will be adjusted as soon as the amounts are finally determined.

A deduction of \$175.74 was made from your February salary check. As this covers the monthly payment for interest and principal only, we are deducting an additional \$77.43 from the March check to cover the deposit due on March 1 of 1/12 of the estimated real estate taxes and insurance premiums.

Very truly yours,

THE INSTITUTE FOR ADVANCED STUDY

(Signed) By I. A. Schur

Enc.

Assistant Treasurer

INSTITUTE FOR ADVANCED STUDY

In Account With
Winfield W. Riefler and
Dorothy Riefler

Mortgage - principal sum	\$28,520.00	
Monthly payment on interest and principal at \$6.06 per M		\$175.74
Estimated real estate taxes 1/12	500.00	41.67
Estimated fire insurance 1/12	30.00	2.50
Annual life insurance premium 1/12	399.08	33.26
		<hr/>
Monthly payment		\$253.17
		<hr/>

Copy

March 25, 1938

Mrs. Hermann Weyl
Battle Broad Extension
Princeton, N. J.

Dear Madam:

In accordance with agreement dated February 1, 1938, in connection with the property located at Battle Road Extension and Mercer Street, Princeton, New Jersey, we are enclosing a statement of the monthly deductions to be made from Professor Weyl's salary.

Please note that the deductions covering monthly payment on interest and principal as well as deductions for estimated real estate taxes, insurance, etc., are based on present estimates and will be adjusted as soon as the amounts are finally determined.

We are deducting from the March salary check \$136.62 for interest and principal and \$73.64 to cover the deposit of 1/12 of the estimated real estate taxes and insurance premiums.

Very truly yours,

THE INSTITUTE FOR ADVANCED STUDY

(Signed) By I. A. Schur

Assistant Treasurer

INSTITUTE FOR ADVANCED STUDY

In Account With
Helene Weyl and
Hermann Weyl

Mortgage - principal sum	\$22,400.00	
Monthly payment on interest and principal at \$5.94 per M		\$136.62
Estimated real estate taxes 1/12	500.00	41.67
Estimated fire insurance 1/12	25.00	2.08
Annual life insurance premium 1/12	358.65	29.89
Monthly payment		<hr/> \$210.26 <hr/>

March 7, 1938

My dear Mr. Leidesdorf:

I am sending you herewith, for payment by the Institute, the following bills in connection with the housing project for the professors of the Institute:

Evans Moore & Woodbridge, 101 Park Avenue, New York City

Bills of March 1, 1938 for

professional services in connection with residences of Professors	Meritt	purchases at Lightolier Company	\$161.30	purchases of Sigrid K. Lonegren Katzenbach & Warren	
	\$57.75				
	46.18		134.21		
	46.96		145.65	\$58.83	\$638.88

Charles Parker Company, 101 Park Avenue, New York City

Certificates of March 1, 1938, for first payments on account of labor and materials furnished for bathroom accessories for residences of

Professor Meritt	\$159.57	
Professor Riefler	126.82	
Professor Weyl	116.07	\$402.46

Ostrander and Eshleman, Inc., 40 East 49th Street, New York City

Certificates of March 1, 1938, for first payments on account of labor and materials furnished for hardware for residences of

Professor Meritt	\$282.41	
Professor Riefler	247.99	
Professor Weyl	275.57	\$805.97

Schelling-Busch-Snyder, Inc., 101 Park Avenue, New York City

Certificates of March 1, 1938, for eighth payments on labor and materials furnished for residences of

Professor Meritt	\$1,345.25	
Professor Riefler	1,052.92	
Professor Weyl	1,090.81	\$3,488.98

Very truly yours,

Mr. Samuel D. Leidesdorf
125 Park Avenue
New York City

Esther L. Bailey

Housing

March 2, 1938

My dear Mr. Leidesdorf:

I am sending you herewith, for payment by the
Institute, the following bills in connection with the housing
project for the professors of the Institute:

Walter B. Howe, Inc., 94 Nassau Street, Princeton, N.J.
Bills of January 26 and February 12, 1938, for premiums
for additional insurance in connection with residences of
Professor Meritt \$12.38
Professor Riefler \$1.54 \$43.92

Mrs. H. Russell Butler, Jr., 91 Battle Road, Princeton, N. J.
Bill undated, received in February, 1938, for wall paper
for residence of
Professor Meritt \$19.92

Very truly yours,

ESTHER S. BARLE

Mr. Samuel D. Leidesdorf
125 Park Avenue
New York City

ESB

Housing

February 14, 1938

Mr. David Weinstein
c/o Messrs. Maass & Davidson
20 Exchange Place
New York City

Dear Mr. Weinstein:

Mr. Sincerbeaux has called my attention to the fact that some of the documents pertaining to lots owned by professors of the Institute describe the lot as in the Borough of Princeton. As a matter of fact, the Borough comprises a very small part of Princeton, and all the property of the Institute on Olden Lane or beyond it is in the Township of Princeton.

Sincerely yours,

ESTHER S. BARLEY

ESB

February 10, 1938

My dear Mr. Leidesdorf:

I am sending you herewith, for payment by the Institute,
the following bills in connection with the housing project for the
professors of the Institute:

Evans Moore & Woodbridge, 101 Park Avenue, New York City
Bills of February 1, 1938, for professional services in
connection with residences of

Professor Meritt	\$71.27	
Professor Riefler	119.69	
Professor Weyl	<u>126.51</u>	\$317.47

Schelling-Busch-Snyder, Inc., 101 Park Avenue, New York City
Certificates of February 1, 1938, for seventh payments
on account of labor and materials furnished for residences of

Professor Meritt	\$1,681.02	
Professor Riefler	2,912.96	
Professor Weyl	<u>3,074.40</u>	\$7,668.38

Very truly yours,

ESTHER S. BARLEY

Mr. Samuel D. Leidesdorf
125 Park Avenue
New York City

ESB

Housing

69 ALEXANDER STREET
PRINCETON, NEW JERSEY

January 28, 1938

Mrs. Esther S. Bailey
20 Nassau Street
Princeton, N. J.

Dear Mrs. Bailey:

The meeting with Mr. Weinstein has now
been definitely set for Tuesday, February
1st at 11 o'clock. ✓

Mr. Weinstein has requested that you be
present and also that you have with you the
corporate seal of the Institute.

Very truly yours,

Arthur H. Love

Secretary

At your suggestion I have asked the other
people concerned to meet at the Princeton
Bank and Trust Company.

January 18, 1938

My dear Mr. Leidesdorf:

I am sending you herewith, for payment by the
Institute, the following bill in connection with the housing project
for the professors of the Institute:

C. S. Sincerbeaux, First National Bank Building, Princeton, N. J.
Bill of January 8, 1938, for professional services in connection
with residences, etc. of

Professor Meritt	\$42.50	
Professor Riefler	33.50	
Professor von Neumann	26.00	
Professor Weyl	23.00	
and property of Institute	<u>15.00</u>	\$140.00

Very truly yours,

ESTHER S. BAILEY

Mr. Samuel D. Leidesdorf
125 Park Avenue
New York City

ESB

January 12, 1938

My dear Mr. Leidesdorf:

I am sending you herewith, for payment by the Institute, the following bills in connection with the housing project for the professors of the Institute:

Evans Moore & Woodbridge, 101 Park Avenue, New York City
Bills of January 4, 1938, for professional services in connection with residences of

Professor Meritt	\$159.80	
Professor Riefler	122.82	
Professor Weyl	<u>122.82</u>	\$405.24

Schelling-Busch-Snyder, Inc., 101 Park Avenue, New York City
Certificates of January 4, 1938, for sixth payments on account of labor and materials furnished for residences of

Professor Meritt	\$3,918.59	
Professor Riefler	3,015.36	
Professor Weyl	<u>3,011.44</u>	\$9,945.39

Charles S. Sincerbeaux, First National Bank Bldg., Princeton
Bill of January 8, 1938, for professional services in connection with road construction and underground street lighting \$378.51

Bill of January 8, 1938, for professional services in connection with installation of gas and electric service 52.00 \$430.51

Mrs. H. Russell Butler, Jr., 91 Battle Road West, Princeton
Bill of January 6, 1938 for wallpaper for the house of Professor Meritt \$175.47

Very truly yours,

MARIE C. EICHELSE

Mr. Samuel D. Leidesdorf
125 Park Avenue
New York City
MCE

THE INSTITUTE FOR ADVANCED STUDY
SCHOOL OF HUMANISTIC STUDIES
PRINCETON, NEW JERSEY

Jan. 10, 1938.

Mrs. Esther S. Bailey
20 Nassau St.
Princeton, N.J.

Dear Mrs. Bailey:

The enclosed account belongs to the
expense of the house, and so I am
sending it to you for payment through
the regular channels. The amount
should be debited against my account.

Sincerely yours,

B. D. Meritt

January 5, 1938

Evans, Moore & Woodbridge
101 Park Avenue
New York City

Dear Sirs:

We are in receipt of your bills together with certificates for work done by Schelling-Busch-Snyder, Inc., in connection with the professors' houses being built here.

We are returning Professor Weyl's certificate, for there is a typographical error which we believe should be corrected before the certificate passes through the various hands.

Very truly yours,

MARIE C. EICHELSEN

MCE

December 7, 1937

My dear Mr. Leidesdorf:

I am sending you herewith, for payment by the Institute, the following bills in connection with the housing project for the professors of the Institute:

Evans Moore & Woodbridge, 101 Park Avenue, New York City
Bills of December 1, 1937, for professional services in connection with residences of

Professor Meritt	\$141.77	
Professor Riefler	108.80	
Professor Weyl	<u>103.12</u>	\$353.69

Schelling-Busch-Snyder, Inc.

Certificates of December 1, 1937, for fifth payments on account of labor and materials furnished for residences of

Professor Meritt	\$3,454.29	
Professor Riefler	2,629.27	
Professor Weyl	<u>2,487.87</u>	\$8,571.43

Very truly yours,

ESTHER S. BAILEY

Secretary

Mr. Samuel D. Leidesdorf
125 Park Avenue
New York City

ESB

November 10, 1937

My dear Mr. Leidesdorf:

I am sending you herewith, for payment by the Institute, the following bills in connection with the housing project for the professors of the Institute:

Evans Moore & Woodbridge, 101 Park Avenue, New York City
Bill of November 4, 1937, for professional services in connection with residence of

Professor Meritt	\$168.84	
Professor Riefler	124.31	
Professor Weyl	<u>126.28</u>	\$419.43

Schelling-Busch-Snyder, Inc.

Certificate, dated November 4, 1937, for fourth payment on account of labor and materials furnished for residence of

Professor Meritt	\$4,131.00	
Professor Riefler	2,956.50	
Professor Weyl	<u>3,019.50</u>	\$10,107.00

Very truly yours,

ESTHER S. BAILEY

Secretary

Mr. Samuel D. Leidesdorf
125 Park Avenue
New York City

ESB:MBG

October 9, 1937

My dear Mr. Leidesdorf:

I am sending you herewith, for payment by the Institute, the following bills in connection with the housing project for the professors of the Institute:

Evans Moore & Woodbridge, 101 Park Avenue, New York City

Bill of October 4, 1937, for professional services in connection with residence of

Professor Meritt	\$160.72	
Professor Riefler	149.28	
Professor Weyl	<u>159.12</u>	\$469.12

Elling Brothers

Certificate, dated October 4, 1937, for labor and materials furnished for water service in connection with residence of

Professor Meritt	\$31.00	
Professor Riefler	20.00	
Professor Weyl	<u>31.00</u>	\$ 82.00

Schelling-Busch-Snyder, Inc.

Certificate, dated October 4, 1937, for third payment on account of labor and materials furnished for residence of

Professor Meritt	\$3,924.00	
Professor Riefler	3,646.80	
Professor Weyl	<u>3,892.50</u>	\$11,463.30

Frank Zuppardi

Certificate, dated October 4, 1937, for labor and materials furnished for sewer and water connection for residence of

Professor Meritt	\$140.00	
Professor Riefler	65.00	
Professor Weyl	<u>130.00</u>	\$335.00

Mr. Samuel D. Leidesdorf
125 Park Avenue, New York City

Very truly yours, ESTHER S. BAILEY

Housing

October 6, 1937

Professor Benjamin D. Meritt
69 Alexander Street
Princeton, New Jersey

My dear Professor Meritt:

I am sending you herewith bill in duplicate
and certificates in triplicate for approval by you
or Mrs. Meritt. Will you please sign your name under
the APPROVED FOR PAYMENT and return the papers to me
promptly that I may forward them to the Treasurer for
payment?

Sincerely yours,

Bill from
Evans Moore & Woodbridge
Certificate No. 1 Frank Zuppari
Certificate No. 1 Elling Brothers
Certificate No. 3 Schelling-Busch-Snyder, Inc.

ESTHER S. BAILEY

ESB

October 6, 1937

Professor Winfield W. Riefler
2 Library Place
Princeton, New Jersey

My dear Professor Riefler:

I am sending you herewith bill in duplicate
and certificates in triplicate for approval by you or
Mrs. Riefler. Will you please sign your name under
the APPROVED FOR PAYMENT and return the papers to me
promptly that I may forward them to the Treasurer for
payment?

Sincerely yours,

Bill from ESTHER S. SANLEY
Evans Moore & Woodbridge, Architects
Certificate No. 1 Frank Zuppardi
Certificate No. 1 Elling Brothers
Certificate No. 3 Schelling-Busch-Snyder

ESB

October 6, 1937

Professor Hermann Weyl
220 Mercer Street
Princeton, New Jersey

My dear Professor Weyl:

I am sending you herewith bills in duplicate and triplicate to be approved by you or Mrs. Weyl. Will you please sign your name under the APPROVED FOR PAYMENT? I would appreciate it if you would return them to me promptly, that I may forward them to the Treasurer for payment.

Sincerely yours,

Bills from
Evans Moore & Woodbridge
Certificate No. 1 Elling Brothers
Certificate No. 1 Frank Zuppardi
Certificate No. 3 Schelling-Busch-Snyder

ESTHER S. BAILEY

ESB

September 10, 1937

Mr. Samuel D. Leidesdorf
125 Park Avenue
New York City

My dear Mr. Leidesdorf:

I am sending you herewith, for payment by the Institute, the following bills in connection with the housing project for the professors of the Institute:

Evans Moore & Woodbridge

Bill of Sept. 9 for professional services in connection with residence of Prof. Meritt	\$132.30	
Bill of Sept. 9 for professional services in connection with residence of Prof. Riefler	92.94	
Bill of Sept. 9 for professional services in connection with residence of Prof. Weyl	<u>70.75</u>	\$295.99

Schelling-Busch-Snyder

Certificate, dated Sept. 9, for second payment on account of labor and materials furnished for residence of Prof. Meritt	3190.50	
Certificate, dated Sept. 9, for second payment on account of labor and materials furnished for residence of Prof. Riefler	2239.20	
Certificate, dated Sept. 9, for second payment on account of labor and materials furnished for residence of Prof. Weyl	<u>1651.50</u>	\$7081.20

Very truly yours,

MARIE C. EICHELSEER

Housing

August 14, 1937

Mr. Samuel D. Leidesdorf
125 Park Avenue
New York City

My dear Mr. Leidesdorf:

I am sending you herewith, for payment by the Institute, the following bills in connection with the housing project for the professors of the Institute:

<u>Evans Moore & Woodbridge</u>	\$266.85
Bill of Aug. 5 for professional services in connection with residence of Prof. Riefler	

<u>Schelling-Busch-Snyder</u>	1552.50
Certificate, dated Aug. 5, for first payment on account of labor and materials furnished for residence of Prof. Riefler	

<u>Frank Zuppari</u>	
Bill of Aug. 6 - final payment on sewer contract (sewer connection to the curb for Meritt residence)	549.87

Bill of Aug. 6 - final payment on water contract (water connection to curb for Meritt residence)	219.59
--	--------

Bill of Aug. 8, for road drain from the circle to Mercer Street	1461.15
	<u>691.62</u>

Very truly yours,

MARIE C. EICHELSEER

OFFICE
137 E. STATE STREET
TRENTON, N. J.
PHONE 4633
L. R. COLEMAN
RES. ENGINEER

CHARLES S. SINCERBEAUX
MUNICIPAL ENGINEER AND SURVEYOR

OFFICE
FIRST NATIONAL BANK BUILDING
PRINCETON, N. J.
PHONE 413

August 12, 1937

Order 374-2968

Institute for Advanced Study
to
Frank Zuppardi, Contractor, Dr.

For the construction of Sewer and appurtenances.

Final Estimate

<u>Labor:</u>	May 21-28	-	\$435.00	
	June 1-7	-	643.70	
	" 8-10	-	325.56	
	" 14-18	-	470.00	
	" 21-25	-	261.92	
	July 1-8	-	55.00	
	July 26	-	<u>8.75</u>	\$2,199.93

Air Compressor (for rock excavation)				
	June 3-7	-	\$ 75.00	
	" 8-10	-	50.00	
	" 14-17	-	<u>80.00</u>	\$ 205.00

<u>Truck:</u>	June 21-25	-	\$ 40.00	
	July 1-8	-	<u>36.00</u>	\$ 76.00

<u>Material:</u>				
	1371 lin. ft. 8" pipe at \$0.266	-	\$ 364.68	
	126 " " 5" T.C. pipe at 0.20	-	25.20	
	14 - 8" x 5" Ys at 0.98	-	13.72	
	5 - 1/8" bends at 0.80	-	4.00	
	11 - branch markers at 0.15	-	1.65	
	1061 lbs. puro seal at 0.03	-	31.83	
	200 " oakum at 0.12	-	24.00	
	35 gals. kerosene at 0.12	-	4.20	
	5000 bricks at 0.01	-	50.00	
	72 bags cement at 0.65	-	46.80	
	3 tons gravel at 1.75	-	5.25	
	12 tons sand at 1.25	-	15.00	
	50 lin. ft. 1" gal. pipe at 0.10	-	5.00	
	6 manhole castings at 20.00	-	120.00	
	joint material		<u>0.50</u>	\$ 711.83

Insurance

Fed. Social Security (1% of \$2199.93)	\$ 22.00	
State and Federal Unemployment(2% of \$2199.93)	44.00	
Workmens Compensation(15.1% of \$995.67)	<u>150.35</u>	\$ 216.35

- 2 -

Fixed Fee	\$ 234.00	
Fee on extra work, 9% of \$1040	93.60	\$ 327.60
Total Estimate		<u>\$3,736.71</u>

Invoices submitted:

June 1, 1937	\$ 435.00
June 7, "	718.70
June 14, "	375.56
June 22, "	550.00
June 29, "	301.92
July 10, "	714.66
July 10, "	91.00
August 6, "	<u>549.87</u>
	\$ 3,736.71


Engineer

OFFICE
137 E. STATE STREET
TRENTON, N. J.
PHONE 4633
L. R. COLEMAN
RES. ENGINEER

CHARLES S. SINCERBEAUX
MUNICIPAL ENGINEER AND SURVEYOR

OFFICE
FIRST NATIONAL BANK BUILDING
PRINCETON, N. J.
PHONE 413

August 12, 1937

Not an Invoice

Institute for Advanced Study

Estimated cost based on unit prices in Contract for the construction of Sewer and appurtenances.

Contract

Item	1	-	1398 lin. ft. 8" T.C. Sewer	at \$ 1.55	-	\$2,166.90
"	2	-	141 " " 5" T.C. Sewer	at 1.45	-	204.45
"	3	-	6 manholes	at 70.00		420.00
"	4	-	14 5" Ys	at 0.45		6.30
"	5	-	5 5" - 1/8 bends	at 0.39		<u>1.95</u>
						\$2799.60

Extra Work

91 cu. yds. Soft Rock excavation	at	2.00	182.00
132 " " Hard Rock excavation	at	6.50	<u>858.00</u>
			\$1040.00
			<u>\$3,839.60</u>


Engineer

OFFICE
137 E. STATE STREET
TRENTON, N. J.
PHONE 4633
L. R. COLEMAN
RES. ENGINEER

CHARLES S. SINCERBEAUX
MUNICIPAL ENGINEER AND SURVEYOR

OFFICE
FIRST NATIONAL BANK BUILDING
PRINCETON, N. J.
PHONE 413

August 12, 1937

Order 374-2968

Institute for Advanced Study
to
Frank Zuppardi, Contractor, Dr.

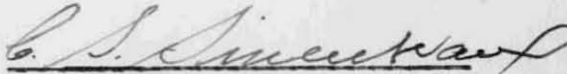
For the Construction of Watermain and Appurtenances.

Final Estimate

<u>Labor:</u>	May 17-24	- \$310.00		
	" 25-28	- 105.00		
	June 23-July 2	- 60.00		
	July 18	<u>6.25</u>	\$ 481.25	\$ 481.25
<u>Material:</u>	6" Cast Iron pipe and specials Per. U.S. Pipe and Foundry Co. statement	778.68		
	2-6" Valves and Valve boxes	48.36		
	250 lbs. Leadite, joint material	32.50		
	20 lbs. jute rope	<u>4.40</u>		<u>863.94</u>
				\$1,345.19
<u>Insurance:</u>	Federal Social Security (1% of \$481.25)	4.81		
	State & Fed. Unemployment (2% of \$481.25)	9.62		
	Workmens Compensation (15.1% of 66.25)	<u>10.00</u>		24.43
Fixed Fee	\$132.00		
Fee on Extra Work	<u>8.55</u>		<u>140.55</u>
		Total Estimate		\$1,510.17

Invoices submitted:

May 20, 1937	\$ 778.68
May 25, "	310.00
June 1, "	141.90
July 10 "	60.00
Aug. 6	<u>219.59</u>
	\$1,510.17


Engineer

OFFICE
137 E. STATE STREET
TRENTON, N. J.
PHONE 4633
—
L. R. COLEMAN
RES. ENGINEER

CHARLES S. SINCERBEAUX
MUNICIPAL ENGINEER AND SURVEYOR

OFFICE
FIRST NATIONAL BANK BUILDING
PRINCETON, N. J.
PHONE 413

Aug, 12, 1937

Not an Invoice

Institute for Advanced Study


Estimated cost based on unit prices in contract for the construction of Watermain and appurtenances.

Contract

Item 1	-	930 lin. ft. 6" watermain at \$1.54	- \$1,432.20
" 2	-	1 - 6" x 6" T	18.75
" 3	-	2 - 6" plugs	2.52
" 4	-	2 - 6" gate valves at \$30.00	60.00
" 5	-	Excavating and backfilling for 8 water services, 116.5 lin. ft. at .40	46.60
" 6	-	Excavating and backfilling for fire plug - 8 ft. at .75	6.00
			<u>\$1566.07</u>

Extra

1-6" x 4" T	17.55
1-6"-1/16 Bend	10.62
33.4 cu. yds. Soft Rock excavation at \$2.00	66.80
	<u>\$ 94.97</u>
	\$1661.04


Engineer

Housing

August 11, 1937

Mr. Samuel D. Leidesdorf
125 Park Avenue
New York City

My dear Mr. Leidesdorf:

I am sending you herewith, for payment by the Institute, the following bills in connection with the housing project for the professors of the Institute:

Evans Moore & Woodbridge

Bill of Aug. 5 for professional services
in connection with residence of Prof. Weyl \$344.07

Bill of Aug. 5 for professional services
in connection with residence of Prof. Meritt 353.09 \$ 697.16

Schelling-Bush-Snyder

Certificate, dated Aug. 5, for first payment
on account of labor and materials furnished
for residence of Prof. Weyl 2497.00

Certificate, dated Aug. 5, for first payment
on account of labor and materials furnished
for residence of Prof. Meritt 3879.00 6376.00

Walter B. Howe

Bill of Aug. 5 for \$10,000 fire insurance
on residence of Prof. Meritt 35.00

Bill of Aug. 5 for \$5,000 fire insurance
on residence of Prof. Weyl 17.50 52.50

Very truly yours,

MARIE C. EICHELSEER

EVANS MOORE & WOODBRIDGE
ARCHITECTS
101 PARK AVENUE NEW YORK

ALMUS PRATT EVANS
LAWRENCE MOORE
FREDERICK J. WOODBRIDGE
SAUL EDELBAUM
LOUIS GELDERS
ROBERT SIERING

August 6, 1937

Mrs. Esther M. Bailey, Secretary
The Institute of Advanced Study
20 Nassau Street, Princeton, New Jersey

Dear Mrs. Bailey:

We enclose herewith first certificates
for Schelling-Busch-Snyder, Contractors, together with
our bills for professional services rendered in connection
with the residences of Messrs. Meritt and Weyl at Princeton.

It is our understanding that the Institute
has the authority to honor these.

The bill and certificate for the Riefler
Residence are being sent directly to Mrs. Riefler in
Massachusetts.

Yours very truly,

Frederick J. Woodbridge

LM:R

EVANS MOORE & WOODBRIDGE

ARCHITECTS

101 PARK AVENUE NEW YORK

ALMUS PRATT EVANS
LAWRENCE MOORE
FREDERICK J. WOODBRIDGE
SAUL EDELBAUM
LOUIS GELDERS
ROBERT SIERING

August 10, 1937

Mrs. Esther Bailey
Institute for Advanced Study
Princeton, New Jersey

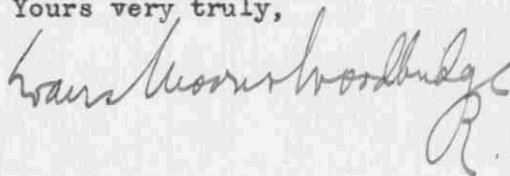
Dear Mrs. Bailey:

We have placed fire insurance upon the residences of Professor Meritt and Professor Weyl, in order to protect both the Owner and the Contractor.

As we understand that you are authorized to pay such expenses in their behalf, we enclose bills for the premiums for these houses, payable to Walter B. Howe.

We are holding the policies here to be delivered to the Owners on their returns.

Yours very truly,



MF:R

huc

Housing
P

August 11, 1937

Messrs. Evans Moore & Woodbridge
101 Park Avenue
New York City

Dear Sirs:

In Mrs. Bailey's absence I acknowledge receipt of your letter of August 6, enclosing first certificates for Schelling-Busch-Snyder, together with your bills for professional services rendered in connection with the residences of Professors Meritt and Weyl at Princeton. I have also received your letter of August 10, enclosing bills of Walter B. Howe for fire insurance on these residences. I have forwarded all of these bills to our treasurer for payment.

It would be a great convenience to us if you could in the future send your bills in duplicate and certificates of the contractor in triplicate.

Very truly yours,

MARIE C. EICHELSEER

EVANS MOORE & WOODBRIDGE
ARCHITECTS
101 PARK AVENUE, NEW YORK CITY

Certificate No. 1
Amount \$2,497.00

Date: August 5, 1937
To Professor Hermann Weyl
The Institute of Advanced Study
Princeton, New Jersey

THIS IS TO CERTIFY THAT Schelling-Busch-Snyder, 101 Park Avenue, New York
are entitled to a first payment of
Two thousand four hundred ninety-seven and 00/100 dollars
on account of labor and materials furnished for residence at Princeton, New Jersey
in accordance with contract dated June 24, 1937

EVANS MOORE & WOODBRIDGE, Architects

By

Evans Moore

Amount of contract not to exceed \$24,000.00

Net amount of extras
and deductions listed on previous Certificates \$~~xxx~~
Extras and deductions since last Certificate

Net amount of extras ordered to date \$~~xxx~~
Total contract and extras ordered to date \$24,000.00

Amount of Previous Certificates No. \$~~xxx~~

Requisition dated Aug. 4, 1937 \$2,775.00
Less 10 % retained in
accordance with contract \$277.50

Amount of this Certificate \$2,497.⁵⁰₀₀

Total Certificates to date including this Certificate \$2,497.⁵⁰₀₀

Unexpended balance \$1,503.⁵⁰₀₀

Received payment Aug. 26th 1937

Schelling-Busch-Snyder, Inc.

per J. H. Marks, Jr.

The Owner is requested to send both copies with his remittance.
The Contractor will receipt and return one copy to the Architect and one to the Owner.

EVANS MOORE & WOODBRIDGE
ARCHITECTS
101 PARK AVENUE, NEW YORK CITY

Certificate No. 1
Amount \$1552.50

Date: August 5, 1937
To Professor Winfield Riefler
The Institute of Advanced Study
Princeton, New Jersey

THIS IS TO CERTIFY THAT Schelling-Busch-Snyder, 101 Park Avenue, N.Y.C.
are entitled to a first payment of
One thousand five hundred fifty-two and 50/100 dollars
on account of labor and materials furnished for residence at Princeton, New Jersey
in accordance with contract dated July 10, 1937

EVANS MOORE & WOODBRIDGE, Architects

By

Lawrence Moore

Amount of contract not to exceed \$23,200.00

Net amount of extras
and deductions listed on previous Certificates \$ ~~xxx~~
Extras and deductions since last Certificate

Net amount of extras ordered to date \$ ~~xxx~~
Total contract and extras ordered to date \$ 23,200.00

Amount of Previous Certificates No. \$ ~~xxx~~

Requisition dated Aug. 4, 1937 \$ 1,725.00
Less 10 % retained in
accordance with contract \$ 172.50

Amount of this Certificate \$ 1,552.50

Total Certificates to date including this Certificate \$ 1,552.50

Unexpended balance \$ 21,647.50

*Accepted
Winfield Riefler*

Received payment Aug. 26 1937

*Schelling-Busch-Snyder
per Mr. Marko, Ins.*

The Owner is requested to send both copies with his remittance.
The Contractor will receipt and return one copy to the Architect and one to the Owner.

EVANS MOORE & WOODBRIDGE
ARCHITECTS
101 PARK AVENUE, NEW YORK CITY

Certificate No. 1
Amount \$3,879.00

Date: August 5, 1937
To Professor Benjamin Meritt
The Institute for Advanced Study
Princeton, New Jersey

THIS IS TO CERTIFY THAT Schelling-Busch-Snyder, 101 Park Avenue, N.Y.C.
are entitled to a first payment of
Three thousand eight hundred seventy-nine and 00/100 dollars
on account of labor and materials furnished for residence at Princeton, New Jersey
in accordance with contract dated June 11, 1937

EVANS MOORE & WOODBRIDGE, Architects

By

Evans Moore

Amount of contract not to exceed \$28,200.00

Net amount of extras
and deductions listed on previous Certificates \$~~xxx~~
Extras and deductions since last Certificate

Net amount of extras ordered to date \$~~xxx~~

Total contract and extras ordered to date \$28,200.00

Amount of Previous Certificates No. \$~~xxx~~

Requisition dated Aug. 4, 1937 \$4,310.00
Less 10 % retained in
accordance with contract \$431.00

Amount of this Certificate \$3,879.00

Total Certificates to date including this Certificate \$3,879.00

Unexpended balance \$24,321.00

Received payment Aug. 26th 1937

Schelling-Busch-Snyder L.

for P.H. Mark, Sec.

The Owner is requested to send both copies with his remittance.
The Contractor will receipt and return one copy to the Architect and one to the Owner.

August 2, 1937

Mr. Samuel D. Leidesdorf
125 Park Avenue
New York City

My dear Mr. Leidesdorf:

I am sending you herewith for payment by the Institute
bills in connection with the housing project for the professors
of the Institute as follows:

To Frank Zuppardi	\$600.00
321 Witherspoon Street, Princeton, N. J.	
Road Contract, July 30	\$600.00
 To B. L. Gulick, Jr., Inc.	\$226.92
First National Bank Building	
Princeton, N. J.	
June 14 Hartford A & I, Policy No. FL-1542880	\$ 90.03
July 12 " " FL-137701	<u>136.89</u>

Very truly yours,

MARIE C. EICHELSEER

MCE:MBG

Maass & Davidson
Attorneys

Herbert H. Maass
Wilbur C. Davidson
Monroe L. Friedman

20 Exchange Place

New York, June 25, 1937.

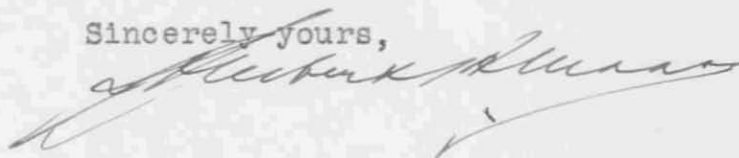
The Institute for Advanced Study,
20 Nassau Street,
Princeton, New Jersey.

Dear Mrs. Bailey:-

Attention of Mrs. Bailey.

I am herewith returning the contracts and specifications which you sent me in your letter of June 22nd. These I have signed. Will you please attest them, affixing the corporate seal and deliver one copy, retaining the duplicate for the Institute files.

Sincerely yours,



HHM:JM
Encls.

*Construction of Bickman's Macdon Road
and Appurtenances*

Housing
Cable Address "Maassherb"

June 10, 1937

Mr. Samuel D. Leidesdorf
125 Park Avenue
New York City

My dear Mr. Leidesdorf:

I am sending you herewith for payment by the Institute bills in
connection with the housing project for the professors of the Institute as follows:

To Frank Zuppardi \$718.70
321 Witherspoon Street, Princeton, N.J.
Continuance of sewer work, June 1-7 \$622.50
Air compressor (Rock excavation), June 3-7 \$75.00
Mason, June, 4-7 21.20

To B. L. Gulick, Jr., Inc. 253.00
First National Bank Building
Princeton, N. J.
June 4 Hartford A & I, Policy No. Pl-137701 \$13.87
" " " 33.79
" " " 36.59
" " " 39.10
June 4 " " 1541141 23.94
" " " 1541175 42.51
June 8 " " GL420623 13.20

To Evans Moore & Woodbridge 800.00
101 Park Avenue, New York City
For professional services in connection with proposed
residence of Professor Hermann Weyl, May 28, 1937
3/5 of 10% of assumed cost (\$20,000) \$1,200. Less previous
payment \$400, Balance due at this time \$800

Very truly yours,

ESTHER S. BAILEY
Secretary

Housing

June 9, 1937

Messrs. Hyans, Moore & Woodbridge
101 Park Avenue
New York City

Dear Sirs:

I have your letter of June 8
acknowledging receipt of check of the Institute
for Advanced Study for \$2,800. I am authorized to
forward to the Treasurer of the Institute for payment
only bills which have been approved by the owners of
the houses to be built. It was necessary to return
your statement to Mrs. Weyl in order to secure her
approval. I have just telephoned to her, and she
promises to send the statement properly signed today.
It will then be sent to the Treasurer, and in due
course you will receive the check. I am sorry that
you have been obliged to write to me on the subject.

Very truly yours,

ESB

Secretary

ESTHER S. BAILEY

EVANS MOORE & WOODBRIDGE

ARCHITECTS

101 PARK AVENUE NEW YORK

ALMUS PRATT EVANS
LAWRENCE MOORE
FREDERICK J. WOODBRIDGE
SAUL EDELBAUM
LOUIS GELDERS
ROBERT SIERING

June 8, 1937

Miss Esther S. Bailey
The Institute of Advanced Study
20 Nassau Street
Princeton, New Jersey

My dear Miss Bailey:

We are in receipt of your check for \$2800 in connection with our bills in the amount of \$3600 covering architectural fees for the proposed residences for four faculty members.

Apparently the bill for one of these houses has not been included in the check. Will you kindly inform us which of these has been omitted?

Yours very truly,

Evans, Moore, Woodbridge
WF

MF:R

June 2, 1937

Mr. Samuel D. Leidesdorf
 125 Park Avenue
 New York City

My dear Mr. Leidesdorf:

I am sending you herewith for payment by the Institute bills from the architects, the contractor, the U. S. Cast Iron Pipe and Foundry Company, and the engineer and surveyor in connection with the housing project for four professors of the Institute as follows:

To Evans Moore & Woodbridge\$2,800.00
 101 Park Avenue, New York City

For professional services in connection with proposed residence

<u>Date</u>	<u>Name of</u>	<u>3/5 of 10%</u>	<u>Less previous</u>	<u>Balance due</u>
<u>1937</u>	<u>Professor</u>	<u>of assumed cost</u>	<u>payment</u>	<u>at this time</u>
May 28	Benjamin D. Meritt	\$1,500.00	\$500.00	\$1,000.00
May 28	Winfield W. Riefler	1,200.00	400.00	800.00
May 28	John von Neumann	1,500.00	500.00	<u>1,000.00</u>

To Frank Zuppardi \$ 792.15
 321 Witherspoon Street, Princeton, N. J.

May 25	Removal and storing top soil	\$84.00
May 25	" " " "	131.25
June 1	Sewer contract	435.00
June 1	Water main contract	<u>141.30</u>

To United States Pipe & Foundry Co. \$ 778.68
 Burlington, N. J.

Water pipe (Contractor wishes this bill to be paid directly to United States Pipe & Foundry Co. and charged to his contract for water main. All 6" water main included in this bill)

Mr. Leidesdorf

June 2, 1937

2

To C. S. Sincerbeaux\$265.78

First National Bank Building, Princeton, N. J.

May 25, 1937

Water Supply Contract @ \$1,595.91 \$95.75

Sanitary Sewer Contract @ \$2,833.83 170.03

Mr. Sincerbeaux wishes me to call to your attention the facts that thus far the contractor, Mr. Zuppari, has completed the first four items of his water main contract, also the removal of 26 cubic yards of soft rock, and the total expenses have amounted to \$177.83 less than the contract prices.

As Mr. Zuppari wishes to pay his men, he would appreciate it if his check could be received by June 4. I have explained that, inasmuch as the office of the treasurer is not in Princeton, it is not always possible to receive checks on 48 hours' notice, but I have assured him that the bills will receive most prompt attention.

Very truly yours,

ESTHER S. BAILEY

Secretary

ESB

EVANS MOORE & WOODBRIDGE

ARCHITECTS

101 PARK AVENUE NEW YORK

ALMUS PRATT EVANS

LAWRENCE MOORE

FREDERICK J. WOODBRIDGE

SAUL EDELBAUM

LOUIS GELDERS

ROBERT SIERING

Revised 4-7266

May 6, 1937

Dr. Abraham Flexner
Institute of Advanced Study
Princeton, New Jersey

Dear Dr. Flexner:

The builders who are figuring on the faculty houses, Messrs. Schelling-Busch-Snyder, have suggested to us that if they can erect a shanty and put up a sign on the property where the houses are to be built, they will be able to keep a set of plans and specifications on hand and obtain better subcontract figures than would otherwise be possible. It appears that a good many subcontractors will give more favorable figures when they have concrete evidence that work is going ahead. There are also certain local subcontractors who could consult plans there.

We see no objection to this procedure ourselves, but of course feel it necessary to obtain your permission and the permission of our various clients.

Will you kindly let us know if, subject to the approval of the four members of the faculty concerned, you would approve our granting the builders' request.

Yours very truly,

Frederick J. Woodbridge

FJW:MF

*one of the
build on unoccupied lots*

*Reifler OK.
1862 von Krumm 11.
2171 Wright O.K.
2164 Meritt O.K.*

May 8, 1937

Mr. Frederick J. Woodbridge
101 Park Avenue
New York City

My dear Mr. Woodbridge:

Your letter of the sixth came while Dr. Flexner was out of town. However, I talked with him over the long distance telephone and since then I have spoken to the four members of the faculty who are building on the Institute property. All approve the erection of a shanty and putting up a sign on the property. Dr. Flexner suggests that the small building be placed on one of the lots of the plot that has not been assigned to a professor.

Very truly yours,

ESTHER S. BAILEY

Secretary

ESB

April 30, 1937

Mr. Samuel D. Leidesdorf
125 Park Avenue
New York City

My dear Mr. Leidesdorf:

At the request of Mr. Maass I am sending you herewith for payment by the Institute bills from the architects in connection with the housing project for four professors of the Institute as follows:

To Evans Moore & Woodbridge
Architects
101 Park Avenue, New York City

For professional services in connection with proposed residence					
<u>Date</u>	<u>Name of</u>	<u>1/5 of 10%</u>	<u>Traveling</u>	<u>Telephone</u>	<u>Total</u>
1 9 3 7	<u>Professor</u>	<u>of assumed cost</u>	<u>expenses</u>	<u>calls</u>	
April 28	Benjamin D. Meritt	\$500.00	\$2.23	\$.45	\$502.68
April 19	Winfield W. Riefler	400.00	2.22	.45	402.67
April 16	John von Neumann	500.00	2.23	.45	502.68
April 16	Hermann Weyl	400.00	2.22	.77	402.99
					<u>\$1811.02</u>

You will note that these bills have been approved by the professors, respectively. It has been suggested that one check be sent to Messrs. Evans Moore & Woodbridge for the foregoing.

Very truly yours,

ESTHER S. GALLEY
Secretary

ESB

Similar letters to Professors von Neumann and Weyl

April 23, 1937

Dear Riefler:

At a meeting of the Board of Trustees held April 19 the Board ratified all the arrangements made and requiring to be made in reference to the building projects on the Battle Road property. Mr. Maass has in preparation the deeds to the respective lots, and they will be forwarded to you at the earliest possible moment.

The Board resolved that payments on the part of the professors would not begin until the end of the first month after occupancy of the houses erected. The reciprocal obligation of the professors, life insurance policies, etc., should be delivered to Mrs. Bailey unless some other equally satisfactory arrangement has already been made. The cost of each lot was fixed at \$1,500.00 which is somewhat less than the pro rata cost of improvements which will be installed in the form of roads, pavements, sewerage, underground wires, gas, etc.

If there are any other details that ought to be attended to by me or by the Committee, please let me know.

Very sincerely yours,

Professor Winfield W. Riefler
343 Nassau Street
Princeton, New Jersey

ABRAHAM FLEXNER

AF:ESB

April 23, 1937

Dear Ben:

At a meeting of the Board of Trustees held April 19 the Board ratified all the arrangements made and requiring to be made in reference to the building projects on the Battle Road property. Mr. Maass has in preparation the deeds to the respective lots, and they will be forwarded to you at the earliest possible moment.

The Board resolved that payments on the part of the professors would not begin until the end of the first month after occupancy of the houses erected. The reciprocal obligation of the professors, life insurance policies, etc., should be delivered to Mrs. Bailey unless some other equally satisfactory arrangement has already been made. The cost of each lot was fixed at \$1,500.00 which is somewhat less than the pro rata cost of improvements which will be installed in the form of roads, pavements, sewerage, underground wires, gas, etc.; there will be no electric light poles in front of our property. There will probably be two small poles in the rear, and there will be of course decorative street lamps in the driveway curve. On Mercer Street there will of course be poles, since Mercer Street has poles along its length.

If there are any other details that ought to be attended to by me or by the Committee, please let me know.

Very sincerely yours,

Professor Benjamin D. Meritt
225 East Delaware, N. J.

ABRAHAM FLEXI

Mr. R + W

April 20, 1937

My dear Professor Meritt:

The Chairman of the Committee on Buildings and Grounds has asked that the architect's bills in connection with your new house after being approved and initialed by you be sent to me. I will forward them to the Treasurer of the Institute for payment. It is suggested that all bills from the contractor after being approved and initialed by the architect be sent to me, and I will forward them to the Treasurer for payment.

The Institute will be repaid by you by prorated payments monthly - deducted from your salary checks - beginning with the month following the completion of your house for residence, according to the plan with which you are familiar.

If there are any questions, please do not hesitate to write to me.

Sincerely yours,

ESTHER S. BAILEY

Professor Benjamin D. Meritt
62 Battle Road
Princeton, New Jersey

ESB

April 20, 1937

My dear Professor Riefler:

The Chairman of the Committee on Buildings and Grounds has asked that the architect's bills in connection with your new house after being approved and initialed by you be sent to me. I will forward them to the Treasurer of the Institute for payment. It is suggested that all bills from the contractor after being approved and initialed by the architect be sent to me, and I will forward them to the Treasurer for payment.

The Institute will be repaid by you by prorated payments monthly - deducted from your salary checks - beginning with the month following the completion of your house for residence, according to the plan with which you are familiar.

If there are any questions, please do not hesitate to write to me.

Sincerely yours,

ESTHER S. BAILEY

Professor Winfield W. Riefler
343 Nassau Street
Princeton, New Jersey

ESB

April 20, 1937

My dear Professor von Neumann:

The Chairman of Committee on Buildings and Grounds has asked that the architect's bills in connection with your new house after being approved and initialed by you be sent to me. I will forward them to the Treasurer of the Institute for payment. It is suggested that all bills from the contractor be approved and initialed by the architect and sent to me, and I will forward them to the Treasurer for payment.

The Institute will be repaid by you by pro-rated payments monthly - deducted from your salary checks - beginning with month following completion of your house for residence, according to the plan with which you are familiar.

If there are any questions, please do not hesitate to write to me.

Sincerely yours,

ESTHER S. BAILEY

Professor John von Neumann
65 Stockton Street
Princeton, New Jersey

ESB

April 20, 1937

My dear Professor Weyl:

The Chairman of the Committee on Buildings and Grounds has asked that the architect's bills in connection with your new house after being approved and initialed by you be sent to me. I will forward them to the Treasurer of the Institute for payment. It is suggested that all bills from the contractor after being approved and initialed by the architect be sent to me, and I will forward them to the Treasurer for payment.

The Institute will be repaid by you by prorated payments monthly - deducted from your salary checks - beginning with the month following the completion of your house for residence, according to the plan with which you are familiar.

If there are any questions, please do not hesitate to write to me.

Sincerely yours,

ESTHER S. BALEY

Professor Hermann Weyl
220 Mercer Street
Princeton, New Jersey

ESB

Handwritten project

WHEREAS, resolutions were heretofore adopted by the Institute for Advanced Study-Louis Bamberger and Mrs. Felix Fuld Foundation, to develop a residential district on land of said Institute for Advanced Study lying between Battle Road and Mercer Street, in the Township of Princeton, New Jersey, and to sell to professors of the Institute for Advanced Study, who might wish to purchase same, plots of land for the purpose of erecting dwellings thereon to be occupied by such professors, and

WHEREAS, the Institute for Advanced Study has further agreed to advance such moneys to each of the purchasers as may be necessary to erect a dwelling house on said lots, and

WHEREAS, Messrs. Winfield W. Riefler, Benjamin D. Meritt and Mrs. Hermann Weyl have each offered to purchase one of said lots upon the condition that such loans be made to them, and

WHEREAS, counsel for the Institute for Advanced Study has prepared contracts providing for the sale of said lots and the making of said loans to each of the aforementioned persons, which contracts were presented to this meeting for the examination of the Trustees of the Institute for Advanced Study,

NOW, THEREFORE, be it

RESOLVED, that the proposed contract between the Institute for Advanced Study-Louis Bamberger and Mrs. Felix Fuld Foundation and Winfield W. Riefler and Dorothy Riefler, his wife, be and the same hereby is approved;

FURTHER RESOLVED, that the Institute for Advanced Study sell to Winfield W. Riefler the lot in the aforementioned development described in said contract, for the sum of \$1,500.00 upon the terms and conditions set forth in said contract;

FURTHER RESOLVED, that the proper officers of the Institute for Advanced Study make, execute and deliver a deed, to the said Winfield W. Riefler, to said lot of land;

FURTHER RESOLVED, that the Institute for Advanced Study loan to the said Winfield W. Riefler a sum not exceeding \$27,020.00 for the purpose of constructing a dwelling house on the aforementioned lot, upon the terms and conditions set forth in said contract;

FURTHER RESOLVED, that the Institute for Advanced Study accept a bond from said Winfield W. Riefler and Dorothy Riefler, his wife, in the sum of \$28,520.00 to secure the advances made by the Institute for Advanced Study and the purchase price of the aforementioned lot of land, provided that said bond be secured by a mortgage made by said Winfield W. Riefler and Dorothy Riefler, his wife, on the aforementioned lot of land and on improvements thereon, which mortgage shall provide, among other things, that the principal indebtedness bear interest at the rate of 4% per annum, and that each month, until said indebtedness is fully paid, the mortgagors pay to the mortgagee the sum of \$6.06 on each \$1,000.00 or fraction thereof of the principal amount of said bond and mortgage, said payment to be applied first to the payment of interest at the rate of 4% per annum upon the unpaid principal indebtedness, and the balance on account of principal, and which mortgage shall further contain such other terms and conditions as the officers of the Institute for Advanced Study, executing the same, may deem necessary or advisable;

FURTHER RESOLVED, that the proper officers of the Institute for Advanced Study take such action and do such things as such officers shall deem necessary or advisable to effectuate the foregoing resolutions; and

FURTHER RESOLVED, that the proposed contract between the Institute for Advanced Study-Louis Bamberger and Mrs. Felix Fuld Foundation and Benjamin D. Meritt and Elizabeth Meritt, his wife, be and the same hereby is approved;

FURTHER RESOLVED, that the Institute for Advanced Study sell to Benjamin D. Meritt the lot in the aforementioned development described in said contract, for the sum of \$1,500.00 upon the terms and conditions set forth in said contract;

FURTHER RESOLVED, that the proper officers of the Institute for Advanced Study make, execute and deliver a deed, to the said Benjamin D. Meritt, to said lot of land;

FURTHER RESOLVED, that the Institute for Advanced Study loan to the said Benjamin D. Meritt a sum not exceeding \$33,420.00 for the purpose of constructing a dwelling house on the aforementioned lot, upon the terms and conditions set forth in said contract;

FURTHER RESOLVED, that the Institute for Advanced Study accept a bond from said Benjamin D. Meritt and Elizabeth Meritt, his wife, in the sum of \$34,920.00 to secure the advances made by the Institute for Advanced Study and the purchase price of the aforementioned lot of land, provided that said bond be secured by a mortgage made by said Benjamin D. Meritt and Elizabeth Meritt, his wife, on the aforementioned lot of land and on improvements thereon, which mortgage shall provide, among other things, that the principal indebtedness bear interest at the rate of 4% per annum, and that each month, until said indebtedness is fully paid, the mortgagors pay to the mortgagee the sum of \$6.06 on each \$1,000.00 or fraction thereof of the principal amount of said bond and mortgage, said payment to be applied first to the payment of interest at the rate of 4% per annum upon the unpaid principal indebtedness, and the balance on account of principal, and which mortgage shall further contain such other terms and conditions as the officers of the Institute for Advanced Study, executing the same, may deem necessary or advisable;

FURTHER RESOLVED, that the proper officers of the Institute for Advanced Study take such action and do such things as such officers shall deem necessary or advisable to effectuate the foregoing resolutions; and

FURTHER RESOLVED, that the proposed contract between the Institute for Advanced Study-Louis Bamberger and Mrs. Felix Fuld Foundation and Helene Weyl and Hermann Weyl, her husband, be and the same hereby is approved;

FURTHER RESOLVED, that the Institute for Advanced Study sell to Helene Weyl the lot in the aforementioned development described in said contract, for the sum of \$1,500.00 upon the terms and conditions set forth in said contract;

FURTHER RESOLVED, that the proper officers of the Institute for Advanced Study, make, execute and deliver a deed, to the said Helene Weyl, to said lot of land;

FURTHER RESOLVED, that the Institute for Advanced Study loan to the said Helene Weyl a sum not exceeding \$20,900.00 for the purpose of constructing a dwelling house on the aforementioned lot, upon the terms and conditions set forth in said contract;

FURTHER RESOLVED, that the Institute for Advanced Study accept a bond from said Helene Weyl and Hermann Weyl, her husband, in the sum of \$22,400.00 to secure the advances made by the Institute for Advanced Study and the purchase price of the aforementioned lot of land, provided that said bond be secured by a mortgage made by said Helene Weyl and Hermann Weyl, her husband, on the aforementioned lot of land and on improvements thereon, which mortgage shall provide, among other things, that the principal indebtedness bear interest at the rate of 4% per annum, and that each month, until said indebtedness is fully paid, the mortgagors pay to the mortgagee the sum of \$5.94 on each \$1,000.00 or fraction thereof of the principal amount of said bond and mortgage until the said Hermann Weyl shall retire as a member of the faculty of the Institute for Advanced Study, or until he shall die, and thereafter the sum of \$4.24 on each \$1,000.00 or fraction thereof of the principal amount of said bond and mortgage, said payment to be applied first to the payment of interest at the rate of 4% per annum upon the unpaid principal indebtedness, and the balance on account of principal, and which mortgage shall further contain such other terms and conditions as the officers of the Institute for Advanced Study, executing the same, may deem necessary or advisable;

FURTHER RESOLVED, that the proper officers of the Institute for Advanced Study take such action and do such things as such officers shall deem necessary or advisable to effectuate the foregoing resolutions.

January 26, 1938

Mr. Herbert H. Maass
20 Exchange Place
New York City

My dear Mr. Maass:

In accordance with your request I am
sending you herewith certified copies of the reso-
lutions adopted by the Trustees at the meeting held
on January 24, 1938, in reference to the housing project
for professors of the Institute for Advanced Study.

Very truly yours,

ESTHER S. DALEY

Secretary

ESB

EXTRACT FROM MINUTES OF REGULAR MEETING OF TRUSTEES OF THE
INSTITUTE FOR ADVANCED STUDY-LOUIS BAMBERGER AND MRS. FELIX FULD FOUNDATION
HELD JANUARY 24, 1938

WHEREAS resolutions were heretofore adopted by the
Institute for Advanced Study-Louis Bamberger and Mrs. Felix Fuld Foundation,
to develop a residential district on land of said Institute for Advanced Study
lying between Battle Road and Mercer Street, in the Township of Princeton,
New Jersey, and to sell to professors of the Institute for Advanced Study, who
might wish to purchase same, plots of land for the purpose of erecting dwellings
thereon to be occupied by such professors, and

WHEREAS the Institute for Advanced Study has further agreed to
advance such moneys to each of the purchasers as may be necessary to erect a
dwelling house on said lots, and

WHEREAS Messrs. Winfield W. Riefler, Benjamin D. Meritt and
Mrs. Hermann Weyl have each offered to purchase one of said lots upon the
condition that such loans be made to them, and

WHEREAS counsel for the Institute for Advanced Study has
prepared contracts providing for the sale of said lots and the making of
said loans to each of the aforementioned persons, which contracts were presented
to this meeting for the examination of the Trustees of the Institute for
Advanced Study,

NOW, THEREFORE, BE IT

RESOLVED, That the proposed contract between the Institute for
Advanced Study-Louis Bamberger and Mrs. Felix Fuld Foundation and Winfield
W. Riefler and Dorothy Riefler, his wife, be and the same hereby is approved;

FURTHER RESOLVED, That the Institute for Advanced Study sell to
Winfield W. Riefler the lot in the aforementioned development described in
said contract, for the sum of \$1,500.00 upon the terms and conditions set
forth in said contract;

FURTHER RESOLVED, That the proper officers of the Institute for
Advanced Study make, execute and deliver a deed, to the said Winfield W.
Riefler, to said lot of land;

FURTHER RESOLVED, That the Institute for Advanced Study loan to
the said Winfield W. Riefler a sum not exceeding \$27,020.00 for the purpose
of constructing a dwelling house on the aforementioned lot, upon the terms and
conditions set forth in said contract;

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FURTHER RESOLVED, That the Institute for Advanced Study accept a bond from said Winfield W. Riefler and Dorothy Riefler, his wife, in the sum of \$28,520.00 to secure the advances made by the Institute for Advanced Study and the purchase price of the aforementioned lot of land, provided that said bond be secured by a mortgage made by said Winfield W. Riefler and Dorothy Riefler, his wife, on the aforementioned lot of land and on improvements thereon, which mortgage shall provide, among other things, that the principal indebtedness bear interest at the rate of 4% per annum, and that each month, until said indebtedness is fully paid, the mortgagors pay to the mortgagee the sum of \$6.06 on each \$1,000.00 or fraction thereof of the principal amount of said bond and mortgage, said payment to be applied first to the payment of interest at the rate of 4% per annum upon the unpaid principal indebtedness, and the balance on account of principal, and which mortgage shall further contain such other terms and conditions as the officers of the Institute for Advanced Study, executing the same, may deem necessary or advisable;

FURTHER RESOLVED, That the proper officers of the Institute for Advanced Study take such action and do such things as such officers shall deem necessary or advisable to effectuate the foregoing resolutions; and

FURTHER RESOLVED, That the proposed contract between the Institute for Advanced Study-Louis Bamberger and Mrs. Felix Fuld Foundation and Benjamin D. Meritt and Elizabeth Meritt, his wife, be and the same hereby is approved;

FURTHER RESOLVED, That the Institute for Advanced Study sell to Benjamin D. Meritt the lot in the aforementioned development described in said contract, for the sum of \$1,500.00 upon the terms and conditions set forth in said contract;

FURTHER RESOLVED, That the proper officers of the Institute for Advanced Study make, execute and deliver a deed, to the said Benjamin D. Meritt, to said lot of land;

FURTHER RESOLVED, That the Institute for Advanced Study loan to the said Benjamin D. Meritt a sum not exceeding \$33,420.00 for the purpose of constructing a dwelling house on the aforementioned lot, upon the terms and conditions set forth in said contract;

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FURTHER RESOLVED, That the Institute for Advanced Study accept a bond from said Benjamin D. Meritt and Elizabeth Meritt, his wife, in the sum of \$34,920.00 to secure the advances made by the Institute for Advanced Study and the purchase price of the aforementioned lot of land, provided that said bond be secured by a mortgage made by said Benjamin D. Meritt and Elizabeth Meritt, his wife, on the aforementioned lot of land and on improvements thereon, which mortgage shall provide, among other things, that the principal indebtedness bear interest at the rate of 4% per annum, and that each month, until said indebtedness is fully paid, the mortgagors pay to the mortgagee the sum of \$6.06 on each \$1,000.00 or fraction thereof of the principal amount of said bond and mortgage, said payment to be applied first to the payment of interest at the rate of 4% per annum upon the unpaid principal indebtedness, and the balance on account of principal, and which mortgage shall further contain such other terms and conditions as the officers of the Institute for Advanced Study, executing the same, may deem necessary or advisable;

FURTHER RESOLVED, That the proper officers of the Institute for Advanced Study take such action and do such things as such officers shall deem necessary or advisable to effectuate the foregoing resolutions; and

FURTHER RESOLVED, That the proposed contract between the Institute for Advanced Study-Louis Bamberger and Mrs. Felix Fuld Foundation and Helene Weyl and Hermann Weyl, her husband, be and the same hereby is approved;

FURTHER RESOLVED, That the Institute for Advanced Study sell to Helene Weyl the lot in the aforementioned development described in said contract, for the sum of \$1,500.00 upon the terms and conditions set forth in said contract;

FURTHER RESOLVED, That the proper officers of the Institute for Advanced Study make, execute and deliver a deed, to the said Helene Weyl, to said lot of land;

FURTHER RESOLVED, That the Institute for Advanced Study loan to the said Helene Weyl a sum not exceeding \$20,900.00 for the purpose of con-

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structing a dwelling house on the aforementioned lot, upon the terms and conditions set forth in said contract;

FURTHER RESOLVED, That the Institute for Advanced Study accept a bond from said Helene Weyl and Hermann Weyl, her husband, in the sum of \$22,400.00 to secure the advances made by the Institute for Advanced Study and the purchase price of the aforementioned lot of land, provided that said bond be secured by a mortgage made by said Helene Weyl and Hermann Weyl, her husband, on the aforementioned lot of land and on improvements thereon, which mortgage shall provide, among other things, that the principal indebtedness bear interest at the rate of 4% per annum, and that each month, until said indebtedness is fully paid, the mortgagors pay to the mortgagee the sum of \$5.94 on each \$1,000.00 or fraction thereof of the principal amount of said bond and mortgage until the said Hermann Weyl shall retire as a member of the faculty of the Institute for Advanced Study, or until he shall die, and thereafter the sum of \$4.24 on each \$1,000.00 or fraction thereof of the principal amount of said bond and mortgage, said payment to be applied first to the payment of interest at the rate of 4% per annum upon the unpaid principal indebtedness, and the balance on account of principal, and which mortgage shall further contain such other terms and conditions as the officers of the Institute for Advanced Study, executing the same, may deem necessary or advisable;

FURTHER RESOLVED, That the proper officers of the Institute for Advanced Study take such action and do such things as such officers shall deem necessary or advisable to effectuate the foregoing resolutions.

I, ESTHER S. BAILEY, Secretary of the Institute for Advanced Study-Louis Bamberger and Mrs. Felix Fuld Foundation, hereby certify that the foregoing paragraphs of this document are true copies of the resolutions adopted by the Board of Trustees of the Institute for Advanced Study-Louis Bamberger and Mrs. Felix Fuld Foundation at the regular meeting held on January 24, 1938.

Dated at Princeton, New Jersey
January 26, 1938

Esther S. Bailey
Secretary