

NYCServ Violation Copy

Internet



35679261J



SUMMONS AND COMMISSIONER'S ORDER • CIVIL PENALTIES APPLY

SUMMONS NUMBER: 35679261J

ENFORCEMENT AGENCY: NYC DEPT OF BUILDINGS

AGENCY ADDRESS AND WEBSITE: 280 Broadway, New York, NY 10007 www.nyc.gov/buildings



35679261J

RESPONDENT: E 93 Realty LLC (First Name/Entity, Last)

MAILING ADDRESS: 311-315 93rd Street DOB License/Registration #: _____

Brooklyn, NY 11209

CELL PHONE: N/A

DATE OF OCCURRENCE: 06/27/2024

PLACE OF OCCURRENCE: 311 93rd Street

TIME OBSERVED: 10:45 am/pm

BOROUGH: RI



SUMMONS AND COMMISSIONER'S ORDER • CIVIL PENALTIES APPLY

SUMMONS NUMBER: 35685500Z

ENFORCEMENT AGENCY: NYC DEPT OF BUILDINGS

AGENCY ADDRESS AND WEBSITE: 280 Broadway, New York, NY 10007 www.nyc.gov/buildings



35685500Z

RESPONDENT: Sigam Estates LLC (First Name/Entity, Last)

MAILING ADDRESS: 1274 49th St DOB License/Registration #: _____

Brooklyn, NY 11219-304

CELL PHONE: N/A

DATE OF OCCURRENCE: 06/10/2024

PLACE OF OCCURRENCE: 1 Adrian Avenue

TIME OBSERVED: 12:30 am/pm

BOROUGH: Manhattan

BLOCK: 2215 LOT: 225 BIN: 1064542

You must appear or respond to the details of violation(s) below. For HOW TO RESPOND, see the back of this summons.

HEARING DATE: 08/15/2024 AT: ☐ 8:30 am ☐ 10:30 am ☒ 12:30 pm

OFFICE OF ADMINISTRATIVE TRIALS AND HEARINGS: Manhattan [Borough] (See reverse side for address)
Phone: (844)628-4692

REFER TO THE SUMMONS NUMBER ABOVE ON ALL CORRESPONDENCE.

WARNING: If you do not appear or respond to this Summons, the City will decide the Summons against you and impose penalties. Failure to pay a civil penalty could lead to the denial of an application for, or the suspension, termination or revocation of a City license, permit or registration. In addition, the City may enter a judgment against you in court.

COMMISSIONER'S ORDER TO CORRECT VIOLATION CONDITION(S)

CURE DATE (Zero Penalty Option, if available): _____ Must Appear: ☐
☐ 1-2 Family Property Details of Violation(s) (if disputing the charge)

Type of Construction: 1st fl No. of Stories: 6+3 Vio. Type: LL Dist: FA Code: DD No. 03

Occupancy at Time of Inspection: Residential Complaint#: _____ Related Job#: _____
(if applicable) (if applicable)

Based on an inspection of the premises and/or records of the Department, the undersigned has determined that you are in violation of the section of law cited below of the NYC Administrative Code, the NYC Zoning Resolution and/or Titles 1 or 2 of the Rules of the City of New York.

Violating Conditions	Infraction Code	Class	Provision of Law	Recurring Condition- Aggravated 1 per 1 RCNY 102-01(f)	Stop Work/Vacate Order Issued ☐ Full ☐ Partial
Observed	<u>B104</u>	<u>1</u>	<u>28-302.1</u>		
☐ ILLEGAL CONVERSION—CLASS 1 Per 28-302.1 & 1 RCNY 102-01 additional daily penalties for continued violation of Article 210 of Title 28 also applicable					
☐ Per 28-302.1 & 1 RCNY 102-01, additional Class 1 daily or Class 2 monthly penalty may apply ☐ Aggravated II Condition per 1 RCNY 102-01(f)					

Violation Detail(s): failure to maintain bldg exterior facade and appurtenances

NOTE: At time of inspection, I observed exp#2 south building brick work along lateral line of top floor.
exp#2 west spalling brick/mortar joints at parapet level multi loc. (A)
loose brick by exp#1 window northwest end of building brick along lateral line northwest end. All conditions present a severe threat to public safety.

Remedy: Maintain building exterior facade and appurtenances as per 1 RCNY 103-04

THE COMMISSIONER ORDERS THAT YOU TIMELY CORRECT THESE CONDITIONS AND FILE A CERTIFICATE OF SUCH CORRECTION. See 1 RCNY 102-01 and the reverse for instructions on certifying correction. Uncorrected violations are subject to additional violations and penalties. For certain charges, additional DOB civil penalties may apply pursuant to sections 28-213.1, 28-219.3 and 28-207.2.6 of the Administrative Code. A property owner may be liable for payment of these additional civil penalties even if not cited as respondent on this summons.

NYC Charter Sections 1048 and 1049-a and the Rules of the City of New York authorize the NYC Office of Administrative Trials and Hearings (OATH) to hold hearings. For hearing options, see other side of this notice.

I, an employee of the Department of Buildings, affirm under penalty of perjury that I personally observed the commission of the violation(s) charged above and/or verified their existence through a review of departmental records. False statements made herein are punishable as a Class A Misdemeanor pursuant to section 210.45 of the Penal Law.

Issuing Officer: R. Diaz Signature: [Signature] Badge# 3635 Unit Code: FA