NYCServ Violation Copy

Internet

35684117L

NYC Buildings

SUMMONS AND COMMISSIONER'S ORDER• CIVIL PENALTIES APPLY

SUMMONS NUMBER: 35684117L

35684117L

ENFORCEMENT AGENCY: NYC DEPT OF BUILDINGS

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

RESPONDENT: BEACH 96TH REALTY, LLC (First Name/Entity, Last)

MAILING ADDRESS: 5318 AVENUE N BROOKLYN NY 11234

DOB License/Registration #:

CELL PHONE: N/A

DATE OF OCCURRENCE: 10/16/2024

TIME OBSERVED: 11:45 (am)/pm

PLACE OF OCCURRENCE: 189 BEACH 96 STREET

BOROUGH: QN

BLOCK: 16169 **LOT** 51 **BIN:** 4303793

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

HEARING DATE: 12/24/2024 **AT:** ☑ 8:30 am ☐ 10:30 am ☐ 12:30 pm

OFFICE OF ADMINISTRATIVE TRIALS AND HEARINGS: QUEENS [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:** ☑ (If disputing the charge)

☐ 1-2 Family Property Details of Violation(s)

Type of Construction: III **No. of Stories:** 1 **Vio. Type:** C **Dist.** MN **Code** MB **No.** 02

Occupancy at Time of Inspection: MIX USE **Complaint#:** 4932113 (If applicable) **Related Job#** (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 Observed	Infraction Code	Class	Provision of Law	☑ Recurring Condition- Aggravated I per 1RCNY 102-01(f)	Stop Work/Vacate Order Issued ☐ Full ☐ Partial #
	B187	1	BC 28-201.1		

☐ **ILLEGAL CONVERSION—CLASS 1** Per 28-202.1 & 1 RCNY 102-01 additional daily penalties for continued violation of Article 210 of Title 28 also applicable

☐ Per 28-202.1 & 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): UNLAWFUL ACT: FAILURE TO COMPLY WITH THE COMMISSIONER'S ORDER CONTAINED IN THE NOV # 34951763 N ISSUED ON 06/15/12 AND TO FILE A CERTIFICATE OF CORRECTION PURSUANT BC 28-201.1 AND 1 RCNY 102-01 AND NOV # 3910550OK, 3910551K ISSUED ON 2/7/2024

PREVIOUS ECB VIOLATION # 39105532P

Remedy: COMPLY WITH COMMISSIONER'S ORDER

THE COMMISSIONER ORDERS THAT YOU TIMELY CORRECT THESE CONDITIONS AND FILE A CERTIFICATE OF SUCH CORRECTION. See 1RCNY 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, 28-219.1 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: BOTTICELLI, M **Signature:** [signature] **Badge#** 2888 **Unit Code:** MT

35684117L

ORIGINAL - OATH/ECB COPY

ECB-PC (Rev. 8/21)