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35686948L

NYC Buildings

SUMMONS AND COMMISSIONER'S ORDER• CIVIL PENALTIES APPLY

35686948L

SUMMONS NUMBER: 35686948L

ENFORCEMENT AGENCY: NYC DEPT OF BUILDINGS

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

RESPONDENT: JC Brothers Development (First Name/Entity, Last)

MAILING ADDRESS: 36-20 164th street Suite102 **DOB License/Registration #:** GC-620007

Flushing NY 11358

CELL PHONE: N/A

DATE OF OCCURRENCE: 12/11/2024 **TIME OBSERVED:** 3:00 am (pm)

PLACE OF OCCURRENCE: 28-08 21 street **BOROUGH:** Queens

BLOCK: 538 **LOT** 43 **BIN:** 4006070

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

HEARING DATE: 2/18/2025 **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:** ☐

☐ 1-2 Family Property Details of Violation(s) (If disputing the charge)

Type of Construction: NB **No. of Stories:** 7 **Vio. Type:** CEU **Dist.** 401 **Code** DL **No.** 01

Occupancy at Time of Inspection: Under Construction **Complaint#:** (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 #
	B2P7	2	BC 3309.14		

☐ **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): Failure to provide of adjoining property during construction or demolition as required - No window protection. As Noted At time of Inspection on an active construction site. 7 story new building rebar working on 6th floor level and formwork working columns and shear walls from 5th to 6th floor. observed at exposure #2 and #4, adjacent property glass windows panels without protection floor 2 to 6 approx. 40 feet height windows without protection.

→ Stop all work 10 feet away from the adjoining property at exposure #2, #4

Remedy: provide windows protection Immediately. provide means and method of safety measure for exterior facade glass window

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. panel. Re-inspection: CEU@buildings.nyc.gov

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: John Labib **Signature:** John **Badge#** 3641 **Unit Code:** CU

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ECB-PC (Rev. 8/21)