



CITY OF NEW YORK
DEPARTMENT OF HOUSING PRESERVATION AND DEVELOPMENT
Alternative Enforcement Program
City Council Report

Project Name: AEP ROUND 10

Start Date: 01/31/2017

of buildings that did not achieve "substantial compliance" within 12 months: 101

Boro	PHN	Street Address	Total Units ¹	Council District	Council Member Name	Registered Owner/Managing Agent	# of B/C Violations	Ratio of B/C Violations to Units	Ratio of Unpaid ERP Charges to Units	Building Status	Building Status Reason
MN	125	ALLEN STREET	24	1	Margaret S. Chin	HUANG, KITTY	83	3.46	\$ 0.00	ACTIVE	
MN	478	3 AVENUE	18	2	Carlina Rivera	JAMNIK, ALAN	117	6.50	\$ 0.00	ACTIVE	
MN	513	EAST 13 STREET	28	2	Carlina Rivera	CITADEL PROPERTY MANAGEMENT	176	6.29	\$ 0.00	ACTIVE	
MN	225	EAST 14 STREET	17	2	Carlina Rivera	REM RESIDENTIAL	116	6.82	\$ 0.00	DISCHARGED	COMPLIANCE
MN	531	EAST 5 STREET	8	2	Carlina Rivera	SASSON REALTY	108	13.50	\$ 0.00	DISCHARGED	COMPLIANCE
MN	112	8 AVENUE	13	3	Corey Johnson	DALAN MANAGEMENT	64	4.92	\$ 0.00	DISCHARGED	COMPLIANCE
MN	119	CHRISTOPHER STREET	22	3	Corey Johnson	TRAN, PETER	159	7.23	\$ 0.00	DISCHARGED	COMPLIANCE
MN	229	WEST 22 STREET	8	3	Corey Johnson	CHELSEA HOTEL OWNER LLC	68	8.50	\$ 0.00	DISCHARGED	COMPLIANCE
MN	503	WEST 47 STREET	20	3	Corey Johnson	GLIMMER GROUP USA INC	70	3.50	\$ 0.00	DISCHARGED	COMPLIANCE
MN	432	WEST 49 STREET	10	3	Corey Johnson	NYC 4900 HOLDINGS LLC	89	8.90	\$ 0.00	ACTIVE	
MN	504	EAST 84 STREET	10	5	Ben Kallos	O'DOWD, GERRY	56	5.60	\$ 0.00	ACTIVE	
MN	235	EAST 96 STREET	17	5	Ben Kallos	LASKER, ARON	73	4.29	\$ 0.00	DISCHARGED	COMPLIANCE
MN	590	AMSTERDAM AVENUE	18	6	Helen Rosenthal	GPG MANAGEMENT	118	6.56	\$ 0.00	DISCHARGED	COMPLIANCE
MN	58	WEST 91 STREET	12	6	Helen Rosenthal	58 WEST 91ST STREET HOLDING LLC	79	6.58	\$ 0.00	DISCHARGED	COMPLIANCE
MN	27	WEST 94 STREET	10	6	Helen Rosenthal	HUDGINS, ALVIN	61	6.10	\$ 0.00	DISCHARGED	COMPLIANCE
MN	192	CLAREMONT AVENUE	20	7	Mark Levine	VERITAS PROPERTY MANGEMENT LLC	72	3.60	\$ 0.00	DISCHARGED	COMPLIANCE
MN	332	CONVENT AVENUE	8	7	Mark Levine	SILVERSMITH, LISA	78	9.75	\$ 0.00	ACTIVE	
MN	115	HAMILTON PLACE	26	7	Mark Levine	WAVECREST MGMT GROUP	103	3.96	\$ 0.00	DISCHARGED	COMPLIANCE
MN	725	RIVERSIDE DRIVE	53	7	Mark Levine	PRIDE PROPERTY MGMT.	187	3.53	\$ 0.00	ACTIVE	
MN	541	WEST 142 STREET	19	7	Mark Levine	SOLAR REALTY MANAGEMENT CORP	70	3.68	\$ 0.00	DISCHARGED	COMPLIANCE
MN	476	WEST 143 STREET	12	7	Mark Levine	WEST HARLEM GROUP ASSISTANCE, INC	80	6.67	\$ 0.00	DISCHARGED	COMPLIANCE
MN	539	WEST 148 STREET	6	7	Mark Levine	CHOICE NEW YORK MANAGEMENT	90	15.00	\$ 0.00	DISCHARGED	COMPLIANCE
MN	645	WEST 160 STREET	49	7	Mark Levine	YAARON LLC	184	3.76	\$ 0.00	DISCHARGED	COMPLIANCE

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The "# of B/C Violations", "Ratio of B/C Violations to Units" and "Ratio of Unpaid ERP Charges to Units" reflect the information for each building on 01/31/2017.



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MN	531	WEST 162 STREET	11	7	Mark Levine	NERO PROPERTY HOLDING	116	10.55	\$ 0.00	ACTIVE	
MN	2409	2 AVENUE	16	8	Diana Ayala	SASSON RTY MGR	106	6.63	\$ 0.00	DISCHARGED	COMPLIANCE
MN	1985	3 AVENUE	6	8	Diana Ayala	HAN, YI	89	14.83	\$ 0.00	DISCHARGED	VACANT
BX	506	BROOK AVENUE	9	8	Diana Ayala	PATH OF BLESSINGS	294	32.67	\$ 0.00	ACTIVE	
MN	310	EAST 116 STREET	9	8	Diana Ayala	SASSON REALTY	76	8.44	\$ 0.00	DISCHARGED	COMPLIANCE
MN	237	EAST 121 STREET	12	8	Diana Ayala	ROMAN, SANTOS	97	8.08	\$ 0.00	ACTIVE	
BX	454	EAST 144 STREET	9	8	Diana Ayala	DAVID EISENSTEIN REAL ESTATE CORP	75	8.33	\$ 0.00	DISCHARGED	COMPLIANCE
MN	2516	ADAM C POWELL BOULEVARD	21	9	Bill Perkins	TORBI, SHAN	104	4.95	\$ 0.00	DISCHARGED	COMPLIANCE
MN	1467	AMSTERDAM AVENUE	28	9	Bill Perkins	GLIMMER GROUP USA	110	3.93	\$ 0.00	DISCHARGED	COMPLIANCE
MN	369	EDGEcombe AVENUE	16	9	Bill Perkins	CONCORD MANAGEMENT OF NY LLC	153	9.56	\$ 0.00	DISCHARGED	COMPLIANCE
MN	208	ST NICHOLAS AVENUE	17	9	Bill Perkins	SHINDA MANAGEMENT CORP	115	6.76	\$ 0.00	ACTIVE	
MN	723	ST NICHOLAS AVENUE	40	9	Bill Perkins	723 ST. NICHOLAS HOLDINGS, LLC	129	3.23	\$ 0.00	DISCHARGED	COMPLIANCE
MN	83	WEST 115 STREET	20	9	Bill Perkins	SHINDA MANAGEMENT CORPORATION	108	5.40	\$ 0.00	ACTIVE	
MN	132	WEST 129 STREET	10	9	Bill Perkins	QV MANAGEMENT CORP	82	8.20	\$ 0.00	DISCHARGED	COMPLIANCE
MN	160	WEST 130 STREET	8	9	Bill Perkins	160 W 130 REALTY LLC	80	10.00	\$ 0.00	DISCHARGED	COMPLIANCE
MN	41	WEST 130 STREET	16	9	Bill Perkins	DEFOUR (EXECUTOR), DARLENE	66	4.13	\$ 0.00	ACTIVE	
MN	413	WEST 145 STREET	10	9	Bill Perkins	YASSKY, CHARLES	82	8.20	\$ 0.00	DISCHARGED	VACANT
MN	3854	10 AVENUE	34	10	Ydanis Rodriguez	HUANG, KITTY	285	8.38	\$ 0.00	ACTIVE	
MN	248	AUDUBON AVENUE	36	10	Ydanis Rodriguez	DIAMOND CLOVE INC	143	3.97	\$ 0.00	DISCHARGED	COMPLIANCE
MN	411	AUDUBON AVENUE	25	10	Ydanis Rodriguez	AUDOBON ASSOCIATES	100	4.00	\$ 0.00	DISCHARGED	COMPLIANCE
MN	140	SEAMAN AVENUE	21	10	Ydanis Rodriguez	CONCORD MANAGEMENT OF NY, LLC	86	4.10	\$ 0.00	DISCHARGED	COMPLIANCE
MN	1291	ST NICHOLAS AVENUE	18	10	Ydanis Rodriguez	KOHN, CHAIM	123	6.83	\$ 0.00	DISCHARGED	COMPLIANCE
MN	123	VERMILYEA AVENUE	16	10	Ydanis Rodriguez	POLANCO, MIGUEL	132	8.25	\$ 0.00	DISCHARGED	COMPLIANCE

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MN	712	WEST 180 STREET	21	10	Ydanis Rodriguez	712 W 180 REALTY LLC	93	4.43	\$ 0.00	DISCHARGED	COMPLIANCE
MN	506	WEST 213 STREET	26	10	Ydanis Rodriguez	COHEN, NISSAN	130	5.00	\$ 0.00	DISCHARGED	COMPLIANCE
BX	353	EAST MOSHOLU PARKWAY NORTH	26	11	Andrew Cohen	TROIANOS, JERRY	132	5.08	\$ 0.00	DISCHARGED	COMPLIANCE
BX	3804	GREYSTONE AVENUE	40	11	Andrew Cohen	PARK DRIVE MANAGEMENT	128	3.20	\$ 0.00	DISCHARGED	COMPLIANCE
BX	3207	OXFORD AVENUE	11	11	Andrew Cohen	3203 OXFORD REALTY, LLC	127	11.55	\$ 0.00	DISCHARGED	COMPLIANCE
BX	4040	BRONX BOULEVARD	58	12	Andy King	TATE, ROGER	193	3.33	\$ 0.00	DISCHARGED	COMPLIANCE
BX	4210	DIGNEY AVENUE	20	12	Andy King	HABER, NANCY	135	6.75	\$ 0.00	ACTIVE	
BX	720	FROEAST 216 STREET	3	12	Andy King	MAVLYANOV, MOSHE	155	51.67	\$ 0.00	DISCHARGED	VACANT
BX	627	EAST 222 STREET	7	12	Andy King	GRIZZI, NEVO	69	9.86	\$ 0.00	DISCHARGED	COMPLIANCE
BX	753	EAST 224 STREET	7	12	Andy King	RODNEY, JOSEPH	97	13.86	\$ 0.00	DISCHARGED	COMPLIANCE
BX	3644	HOLLAND AVENUE	12	12	Andy King	NISSHAN REALTY CORP	104	8.67	\$ 0.00	DISCHARGED	COMPLIANCE
BX	679	MAGENTA STREET	37	12	Andy King	TAMRAK MGMT	161	4.35	\$ 0.00	ACTIVE	
BX	1426	EDWARDS AVENUE	6	13	Mark Gjonaj	5 BORO GROUP ENTERPRISES LLC	89	14.83	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1789	DAVIDSON AVENUE	54	14	Fernando Cabrera	MOUNT HOPE PRESERVATION APARTMENTS LLC	186	3.44	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1800	DAVIDSON AVENUE	67	14	Fernando Cabrera	MOUNT HOPE PRESERVATION APARTMENTS LLC	242	3.61	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1821	DAVIDSON AVENUE	55	14	Fernando Cabrera	MOUNT HOPE PRESERVATION APARTMENTS LLC	252	4.58	\$ 0.00	DISCHARGED	COMPLIANCE
BX	2059	DAVIDSON AVENUE	21	14	Fernando Cabrera	MOUNT HOPE PRESERVATION APARTMENT	119	5.67	\$ 0.00	DISCHARGED	COMPLIANCE
BX	2709	HEATH AVENUE	37	14	Fernando Cabrera	GLOBAL LLD REALTY LLC	301	8.14	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1920	HENNESSY PLACE	17	14	Fernando Cabrera	TERRERO REALTY, LLC	91	5.35	\$ 0.00	DISCHARGED	COMPLIANCE
BX	95	WEST 183 STREET	21	14	Fernando Cabrera	GA 95 W. 183 ST CORP	74	3.52	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1704	ANTHONY AVENUE	4	15	Ritchie J. Torres	BROITMAN, GIL	45	11.25	\$ 0.00	DISCHARGED	COMPLIANCE
BX	2407	BEAUMONT AVENUE	13	15	Ritchie J. Torres	GIBBS, NELSON	69	5.31	\$ 0.00	DISCHARGED	COMPLIANCE
BX	2563	DECATUR AVENUE	15	15	Ritchie J. Torres	ALAYON, ERICA	55	3.67	\$ 0.00	DISCHARGED	COMPLIANCE

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BX	501	EAST 176 STREET	6	15	Ritchie J. Torres	MAIGUZO, ISSAKA	48	8.00	\$ 0.00	DISCHARGED	COMPLIANCE
BX	612	EAST 180 STREET	26	15	Ritchie J. Torres	FRANCO REALTY ASSOC. LLC	130	5.00	\$ 0.00	DISCHARGED	COMPLIANCE
BX	416	EAST 187 STREET	12	15	Ritchie J. Torres	GREEN, HERSHY	71	5.92	\$ 0.00	DISCHARGED	COMPLIANCE
BX	751	EAST 187 STREET	29	15	Ritchie J. Torres	WAVECREST MGMT GROUP	96	3.31	\$ 0.00	DISCHARGED	COMPLIANCE
BX	2380	HUGHES AVENUE	18	15	Ritchie J. Torres	GILMAN MANAGEMENT CORP.	82	4.56	\$ 0.00	DISCHARGED	COMPLIANCE
BX	2356	LORILLARD PLACE	31	15	Ritchie J. Torres	2356 LORILLARD LLC	203	6.55	\$ 0.00	DISCHARGED	COMPLIANCE
BX	2654	MARION AVENUE	21	15	Ritchie J. Torres	SCG 2654 LLC.	104	4.95	\$ 0.00	DISCHARGED	COMPLIANCE
BX	2325	PROSPECT AVENUE	21	15	Ritchie J. Torres	GARCIA, DIMO VASSELLO	105	5.00	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1657	UNIONPORT ROAD	21	15	Ritchie J. Torres	LINDCHRIS REALTY LLC.	67	3.19	\$ 0.00	DISCHARGED	COMPLIANCE
BX	2350	VALENTINE AVENUE	49	15	Ritchie J. Torres	MINDICK, YAAKOV	158	3.22	\$ 0.00	DISCHARGED	COMPLIANCE
BX	2351	WASHINGTON AVENUE	7	15	Ritchie J. Torres	MYRIE, PAUL	56	8.00	\$ 0.00	DISCHARGED	COMPLIANCE
BX	2408	WEBSTER AVENUE	8	15	Ritchie J. Torres	J&M REALTY SERVICES CORP	71	8.88	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1374	BOSTON ROAD	14	16	Vanessa L. Gibson	NEW START GROUP INC	119	8.50	\$ 0.00	ACTIVE	
BX	1339	BRISTOW STREET	21	16	Vanessa L. Gibson	TABLE RUN ESTATES, INC.	128	6.10	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1384	BRISTOW STREET	21	16	Vanessa L. Gibson	ELSWORTH, ELVIN	79	3.76	\$ 0.00	DISCHARGED	COMPLIANCE
BX	495	CLAREMONT PARKWAY	16	16	Vanessa L. Gibson	495 CLAREMONT REALTY LLC	57	3.56	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1208	CLAY AVENUE	11	16	Vanessa L. Gibson	HERNANDEZ, AURA	227	20.64	\$ 0.00	ACTIVE	
BX	1259	CLAY AVENUE	53	16	Vanessa L. Gibson	STEIN, MANNY	225	4.25	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1272	CLAY AVENUE	12	16	Vanessa L. Gibson	MILTZ, ZEV	90	7.50	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1322	CLAY AVENUE	3	16	Vanessa L. Gibson	LEFVRE, CHARLES	35	11.67	\$ 0.00	ACTIVE	
BX	1164	CROMWELL AVENUE	72	16	Vanessa L. Gibson	PENNY LANE REALTY LP	283	3.93	\$ 0.00	DISCHARGED	COMPLIANCE
BX	364	EAST 167 STREET	3	16	Vanessa L. Gibson	CHACON, NILSA	15	5.00	\$ 0.00	ACTIVE	
BX	1115	FOREST AVENUE	6	16	Vanessa L. Gibson	BORNSTEIN, YISROEL	95	15.83	\$ 0.00	DISCHARGED	COMPLIANCE

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BX	1110	JACKSON AVENUE	3	16	Vanessa L. Gibson	JIANG, LING	33	11.00	\$ 0.00	DISCHARGED	VACANT
BX	741	JENNINGS STREET	15	16	Vanessa L. Gibson	JAIKARRAN & SONS INC	181	12.07	\$ 0.00	ACTIVE	
BX	1242	MORRIS AVENUE	12	16	Vanessa L. Gibson	1242 SUPERIOR APARTMENTS LLC	69	5.75	\$ 0.00	ACTIVE	
BX	1356	WALTON AVENUE	49	16	Vanessa L. Gibson	STEIN, MANNY	164	3.35	\$ 0.00	DISCHARGED	COMPLIANCE
BX	673	BECK STREET	8	17	Rafael Salamanca Jr	GARCIA BLDG MGMT	96	12.00	\$ 0.00	ACTIVE	
BX	883	CAULDWELL AVENUE	3	17	Rafael Salamanca Jr	KHATTAK, ZAHID	133	44.33	\$ 0.00	ACTIVE	
BX	1916	CROTONA AVENUE	8	17	Rafael Salamanca Jr	PERSAUD, RAMNARINE	72	9.00	\$ 0.00	DISCHARGED	COMPLIANCE
BX	377	EAST 153 STREET	24	17	Rafael Salamanca Jr	MILTZ, ZEV	262	10.92	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1050	LOWELL STREET	11	17	Rafael Salamanca Jr	209M CORP	118	10.73	\$ 0.00	ACTIVE	
BX	769	MELROSE AVENUE	12	17	Rafael Salamanca Jr	MELROSE REALTY GRFOUP LLC	76	6.33	\$ 0.00	DISCHARGED	COMPLIANCE
BX	2095	MOHEGAN AVENUE	22	17	Rafael Salamanca Jr	JIMENEZ, JANITZA	72	3.27	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1095	PROSPECT AVENUE	22	17	Rafael Salamanca Jr	1095 PROSPECT REALTY LLC	102	4.64	\$ 0.00	DISCHARGED	COMPLIANCE
BX	910	PROSPECT AVENUE	24	17	Rafael Salamanca Jr	HOLZBERGER, RONALD	114	4.75	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1226	TINTON AVENUE	16	17	Rafael Salamanca Jr	BRONX RIVER MANAGEMENT	59	3.69	\$ 0.00	ACTIVE	
BX	1138	METCALF AVENUE	6	18	Ruben Diaz, Sr.	KOLENOVIC, NEDZAD	62	10.33	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1417	ROWLAND STREET	6	18	Ruben Diaz, Sr.	WOOTEN, WILLIAM	73	12.17	\$ 0.00	ACTIVE	
BX	1255	STRATFORD AVENUE	70	18	Ruben Diaz, Sr.	1245 STRATFORD LLC	234	3.34	\$ 0.00	DISCHARGED	COMPLIANCE
QN	159-04	SANFORD AVENUE	16	20	Peter Koo	DAMICO REALTY CORP	97	6.06	\$ 0.00	DISCHARGED	COMPLIANCE
QN	31-42	103 STREET	6	21	Francisco Moya	BABU, SHAFIQL	39	6.50	\$ 0.00	DISCHARGED	COMPLIANCE
QN	21-16	35 STREET	39	22	Costa Constantinides	PINNACLE CITY LIVING	183	4.69	\$ 0.00	ACTIVE	
QN	39-44	24 STREET	31	26	Jimmy Van Bramer	PROACTIVE CAPITAL HOLDINGS LTD.	188	6.06	\$ 0.00	DISCHARGED	COMPLIANCE
QN	39-30	59 STREET	78	26	Jimmy Van Bramer	SILVERSTEIN, ERIC	351	4.50	\$ 0.00	DISCHARGED	COMPLIANCE
QN	164-06	108 AVENUE	3	27	I. Daneek Miller	ISLAM, MOHAMMAD	90	30.00	\$ 0.00	DISCHARGED	COMPLIANCE

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QN	141	BEACH 26 STREET	3	31	Donovan J. Richards	ASSOULINE, ARYEH	57	19.00	\$ 0.00	DISCHARGED	COMPLIANCE
QN	157	BEACH 26 STREET	3	31	Donovan J. Richards	ASSOULINE, ARI	82	27.33	\$ 0.00	DISCHARGED	COMPLIANCE
BK	342	BERGEN STREET	7	33	Stephen T. Levin	INK 342 BERGEN LLC	80	11.43	\$ 0.00	DISCHARGED	COMPLIANCE
BK	85	NEWEL STREET	6	33	Stephen T. Levin	PODBIELSKI, JACEK	35	5.83	\$ 0.00	ACTIVE	
BK	279	EVERGREEN AVENUE	6	34	Antonio Reynoso	279 EVERGREEN DY	106	17.67	\$ 0.00	DISCHARGED	COMPLIANCE
BK	64	GRAHAM AVENUE	29	34	Antonio Reynoso	66 GRAHAM LLC	208	7.17	\$ 0.00	DISCHARGED	COMPLIANCE
BK	865	HART STREET	6	34	Antonio Reynoso	JM REALTY SERVICES CORP	62	10.33	\$ 0.00	DISCHARGED	COMPLIANCE
BK	20	MENAHAN STREET	6	34	Antonio Reynoso	KAPELUSCHNIK, ARON	43	7.17	\$ 0.00	DISCHARGED	COMPLIANCE
BK	53	MONTROSE AVENUE	7	34	Antonio Reynoso	INK 53 MONTROSE LLC	63	9.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	316	SUYDAM STREET	6	34	Antonio Reynoso	316 SUYDAM LLC	42	7.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	996	WILLOUGHBY AVENUE	8	34	Antonio Reynoso	BIEDERMAN, ZALMEN	64	8.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1639	CARROLL STREET	17	35	Laurie A. Cumbo	EPP MANAGEMENT LLC	55	3.24	\$ 0.00	DISCHARGED	COMPLIANCE
BK	500	EASTERN PARKWAY	16	35	Laurie A. Cumbo	SUBHUT REALTY USA, LLC	89	5.56	\$ 0.00	DISCHARGED	COMPLIANCE
BK	363	GRAND AVENUE	24	35	Laurie A. Cumbo	ALI, AZAD	212	8.83	\$ 0.00	DISCHARGED	COMPLIANCE
BK	352	LAFAYETTE AVENUE	16	35	Laurie A. Cumbo	CLINTON HILL HOMES LP	92	5.75	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1144	PRESIDENT STREET	8	35	Laurie A. Cumbo	INK 1144 LLC.	60	7.50	\$ 0.00	DISCHARGED	COMPLIANCE
BK	234	SCHENECTADY AVENUE	6	35	Laurie A. Cumbo	JWASSER	69	11.50	\$ 0.00	DISCHARGED	COMPLIANCE
BK	567	ST JOHNS PLACE	8	35	Laurie A. Cumbo	TEMA, GERARD	74	9.25	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1310	STERLING PLACE	6	35	Laurie A. Cumbo	THOMAS, HARTLEY	53	8.83	\$ 0.00	DISCHARGED	COMPLIANCE
BK	340	CLIFTON PLACE	19	36	Robert E. Cornegy, Jr.	NOH, EUGENE	105	5.53	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1466	FULTON STREET	3	36	Robert E. Cornegy, Jr.	SEWELL, ELAINE	129	43.00	\$ 0.00	DISCHARGED	VACANT
BK	231	HANCOCK STREET	8	36	Robert E. Cornegy, Jr.	REIHANIAN, RAFAEL	50	6.25	\$ 0.00	DISCHARGED	COMPLIANCE
BK	668	HANCOCK STREET	41	36	Robert E. Cornegy, Jr.	HERS, BARRY	222	5.41	\$ 0.00	DISCHARGED	COMPLIANCE

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CITY OF NEW YORK
DEPARTMENT OF HOUSING PRESERVATION AND DEVELOPMENT
Alternative Enforcement Program
City Council Report

Project Name: AEP ROUND 10

Start Date: 01/31/2017

of buildings that did not achieve "substantial compliance" within 12 months: 101

Boro	PHN	Street Address	Total Units ¹	Council District	Council Member Name	Registered Owner/Managing Agent	# of B/C Violations	Ratio of B/C Violations to Units	Ratio of Unpaid ERP Charges to Units	Building Status	Building Status Reason
BK	700	HANCOCK STREET	6	36	Robert E. Cornegy, Jr.	700 HANCOCK, LLC	102	17.00	\$ 0.00	DISCHARGED	VACANT
BK	540	KOSCIUSZKO STREET	6	36	Robert E. Cornegy, Jr.	NEBHDCO	86	14.33	\$ 0.00	ACTIVE	
BK	896	LAFAYETTE AVENUE	6	36	Robert E. Cornegy, Jr.	GOLDBERGER, JOEL	48	8.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	602	MARCY AVENUE	10	36	Robert E. Cornegy, Jr.	MARCY PLAZA LP	88	8.80	\$ 0.00	DISCHARGED	COMPLIANCE
BK	82	MARION STREET	8	36	Robert E. Cornegy, Jr.	JACOB MARION LLC	62	7.75	\$ 0.00	DISCHARGED	COMPLIANCE
BK	171	NEW YORK AVENUE	10	36	Robert E. Cornegy, Jr.	GAYLE, LORRAINE	105	10.50	\$ 0.00	ACTIVE	
BK	573	NOSTRAND AVENUE	6	36	Robert E. Cornegy, Jr.	1295 LLC	42	7.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1232	PACIFIC STREET	36	36	Robert E. Cornegy, Jr.	1234 PACIFIC MANAGEMENT	139	3.86	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1350	PARK PLACE	19	36	Robert E. Cornegy, Jr.	NEBHDCO	114	6.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1517	PARK PLACE	39	36	Robert E. Cornegy, Jr.	AFC MGMT	158	4.05	\$ 0.00	DISCHARGED	COMPLIANCE
BK	32	PATCHEN AVENUE	6	36	Robert E. Cornegy, Jr.	WONG, SYDNEY	74	12.33	\$ 0.00	ACTIVE	
BK	930	PROSPECT PLACE	16	36	Robert E. Cornegy, Jr.	AEGIS REALTY MGMT CORP	94	5.88	\$ 0.00	DISCHARGED	COMPLIANCE
BK	940	PROSPECT PLACE	16	36	Robert E. Cornegy, Jr.	AEGIS REALTY MGMT CORP	55	3.44	\$ 0.00	DISCHARGED	COMPLIANCE
BK	285	QUINCY STREET	21	36	Robert E. Cornegy, Jr.	GREEN, MARY	91	4.33	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1365	ST JOHNS PLACE	8	36	Robert E. Cornegy, Jr.	DEUTSCH, MOSHE	91	11.38	\$ 0.00	ACTIVE	
BK	921	ST MARKS AVENUE	20	36	Robert E. Cornegy, Jr.	BIEDERMAN, ZALMEN	120	6.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	453	TOMPKINS AVENUE	9	36	Robert E. Cornegy, Jr.	MHANY MANAGEMENT, INC.	154	17.11	\$ 0.00	DISCHARGED	7A ADMIN APPT
BK	482	TOMPKINS AVENUE	14	36	Robert E. Cornegy, Jr.	PAD MANAGEMENT	75	5.36	\$ 0.00	DISCHARGED	COMPLIANCE
BK	785	BELMONT AVENUE	13	37	Rafael L. Espinal Jr.	MOSAPHIR, KHEMRAJ	79	6.08	\$ 0.00	DISCHARGED	COMPLIANCE
BK	143	CORNELIA STREET	3	37	Rafael L. Espinal Jr.	RUBIN, DAVE	19	6.33	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1380	DE KALB AVENUE	8	37	Rafael L. Espinal Jr.	DAFNONAS ESTATES, LTD	124	15.50	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1502	DE KALB AVENUE	6	37	Rafael L. Espinal Jr.	TASMA, MORDECHAI	45	7.50	\$ 0.00	ACTIVE	
BK	1869	EASTERN PARKWAY EXTENSION	3	37	Rafael L. Espinal Jr.	SANCHEZ, CARLOS	21	7.00	\$ 0.00	ACTIVE	

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Alternative Enforcement Program
City Council Report

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BK	307	ELTON STREET	6	37	Rafael L. Espinal Jr.	RAMPERSAUD, SURESH	80	13.33	\$ 0.00	DISCHARGED	COMPLIANCE
BK	3221	FULTON STREET	6	37	Rafael L. Espinal Jr.	WELLINGTON, TERRY ANN	36	6.00	\$ 0.00	ACTIVE	
BK	24	GRANITE STREET	6	37	Rafael L. Espinal Jr.	GRANITE HOLDINGS INC	83	13.83	\$ 0.00	ACTIVE	
BK	1298	HALSEY STREET	6	37	Rafael L. Espinal Jr.	1298 HALSEY, LLC	114	19.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1339	HANCOCK STREET	6	37	Rafael L. Espinal Jr.	WEISS, ISAAC	87	14.50	\$ 0.00	DISCHARGED	COMPLIANCE
BK	73	HILL STREET	3	37	Rafael L. Espinal Jr.	ZAVOULUNOV, ILYA	123	41.00	\$ 0.00	ACTIVE	
BK	191	IRVING AVENUE	6	37	Rafael L. Espinal Jr.	PRASHAUD, PADAMWATIE	82	13.67	\$ 0.00	DISCHARGED	COMPLIANCE
BK	523	KNICKERBOCKER AVENUE	8	37	Rafael L. Espinal Jr.	523 ASSETS LLC	50	6.25	\$ 0.00	DISCHARGED	COMPLIANCE
BK	537	KNICKERBOCKER AVENUE	8	37	Rafael L. Espinal Jr.	DEUTSCH, JOSEPH	80	10.00	\$ 0.00	ACTIVE	
BK	802	KNICKERBOCKER AVENUE	6	37	Rafael L. Espinal Jr.	SELIMOVIZ, ADIL	160	26.67	\$ 0.00	DISCHARGED	COMPLIANCE
BK	415	LINCOLN AVENUE	30	37	Rafael L. Espinal Jr.	LINCOLN REALTY LLC	144	4.80	\$ 0.00	DISCHARGED	COMPLIANCE
BK	269	NEW JERSEY AVENUE	3	37	Rafael L. Espinal Jr.	LARREGUI, RAMON	165	55.00	\$ 0.00	ACTIVE	
BK	1803	PITKIN AVENUE	24	37	Rafael L. Espinal Jr.	PACIFIC MANAGEMENT	117	4.88	\$ 0.00	DISCHARGED	COMPLIANCE
BK	304	ST NICHOLAS AVENUE	6	37	Rafael L. Espinal Jr.	STEINLAUF, ARIEL	36	6.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	254	STOCKHOLM STREET	8	37	Rafael L. Espinal Jr.	CHIOU, GEORGE	99	12.38	\$ 0.00	ACTIVE	
BK	138	WYCKOFF AVENUE	6	37	Rafael L. Espinal Jr.	BHAYANI, RAJENDRA	83	13.83	\$ 0.00	DISCHARGED	COMPLIANCE
BK	273	20 STREET	8	38	Carlos Menchaca	HASSEN, ABDUL	102	12.75	\$ 0.00	DISCHARGED	COMPLIANCE
BK	122	33 STREET	6	38	Carlos Menchaca	BELVEDERE MANAGEMENT LLC	67	11.17	\$ 0.00	DISCHARGED	COMPLIANCE
BK	4805	4 AVENUE	8	38	Carlos Menchaca	BROOKLYN MANAGEMENT CORP	55	6.88	\$ 0.00	DISCHARGED	COMPLIANCE
BK	5416	4 AVENUE	16	38	Carlos Menchaca	KAPELUSCHNIK, ARON	65	4.06	\$ 0.00	DISCHARGED	COMPLIANCE
BK	6022	4 AVENUE	17	38	Carlos Menchaca	FRANCO, MARIA	98	5.76	\$ 0.00	ACTIVE	
BK	6316	4 AVENUE	23	38	Carlos Menchaca	BROOKLYN MANAGEMENT CORP	156	6.78	\$ 0.00	DISCHARGED	COMPLIANCE
BK	418	49 STREET	8	38	Carlos Menchaca	BROOKLYN MANAGEMENT CORP	62	7.75	\$ 0.00	DISCHARGED	COMPLIANCE

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BK	580	52 STREET	14	38	Carlos Menchaca	BROOKLYN MANAGEMENT SERVICES	81	5.79	\$ 0.00	DISCHARGED	COMPLIANCE
BK	4623	6 AVENUE	10	38	Carlos Menchaca	YANG, JANE	88	8.80	\$ 0.00	ACTIVE	
BK	1226	42 STREET	6	39	Brad Lander	SCHEINER, MORDECAI	81	13.50	\$ 0.00	DISCHARGED	COMPLIANCE
BK	570	EAST 2 STREET	12	39	Brad Lander	HAR, ELU	74	6.17	\$ 0.00	ACTIVE	
BK	549	MC DONALD AVENUE	6	39	Brad Lander	AMANDIC LLC	48	8.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	2713	BEVERLY ROAD	12	40	Mathieu Eugene	PACIFIC MANAGEMENT	88	7.33	\$ 0.00	DISCHARGED	COMPLIANCE
BK	2017	CHURCH AVENUE	45	40	Mathieu Eugene	GONZALEZ, JENNIFER	201	4.47	\$ 0.00	DISCHARGED	COMPLIANCE
BK	2728	CHURCH AVENUE	10	40	Mathieu Eugene	KLEIN, ABRAHAM	77	7.70	\$ 0.00	DISCHARGED	COMPLIANCE
BK	697	CONEY ISLAND AVENUE	6	40	Mathieu Eugene	AWAN, ABDUL	110	18.33	\$ 0.00	ACTIVE	
BK	401	EAST 21 STREET	20	40	Mathieu Eugene	HERS, BARRY	94	4.70	\$ 0.00	DISCHARGED	COMPLIANCE
BK	315	FENIMORE STREET	24	40	Mathieu Eugene	PHILLIBERT, AUBREY	94	3.92	\$ 0.00	DISCHARGED	COMPLIANCE
BK	647	FLATBUSH AVENUE	8	40	Mathieu Eugene	GRAY, JOHN	102	12.75	\$ 0.00	ACTIVE	
BK	341	LINCOLN ROAD	16	40	Mathieu Eugene	MERIDIAN PROPERTIES LLC	175	10.94	\$ 0.00	DISCHARGED	COMPLIANCE
BK	46	LINDEN BOULEVARD	16	40	Mathieu Eugene	MHR MANAGEMENT INC	76	4.75	\$ 0.00	DISCHARGED	COMPLIANCE
BK	2044	BERGEN STREET	16	41	Alicka Ampy-Samuel	GILMAN MANAGEMENT CORP	55	3.44	\$ 0.00	DISCHARGED	COMPLIANCE
BK	346	CHAUNCEY STREET	6	41	Alicka Ampy-Samuel	ENG, NICHOLAS	64	10.67	\$ 0.00	DISCHARGED	COMPLIANCE
BK	494	CHAUNCEY STREET	3	41	Alicka Ampy-Samuel	THE GREENLAND & BLUE SKY INC	42	14.00	\$ 0.00	DISCHARGED	VACANT
BK	166	EAST 51 STREET	6	41	Alicka Ampy-Samuel	ERTA;DIMANCHE, MARIE	40	6.67	\$ 0.00	ACTIVE	
BK	291	EAST 54 STREET	6	41	Alicka Ampy-Samuel	ROPER, MARLENE	62	10.33	\$ 0.00	ACTIVE	
BK	150	EAST 55 STREET	6	41	Alicka Ampy-Samuel	NPG MANAGEMENT	43	7.17	\$ 0.00	DISCHARGED	COMPLIANCE
BK	209	EAST 55 STREET	5	41	Alicka Ampy-Samuel	5501-209 NEW OWNER INC	63	12.60	\$ 0.00	ACTIVE	
BK	273	EAST 95 STREET	4	41	Alicka Ampy-Samuel	JOHNSON, MICHAEL	223	55.75	\$ 0.00	DISCHARGED	VACANT
BK	149	EAST 96 STREET	4	41	Alicka Ampy-Samuel	NPG MANAGEMENTLLC	141	35.25	\$ 0.00	DISCHARGED	COMPLIANCE

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BK	1159	EASTERN PARKWAY	16	41	Alicka Ampry-Samuel	INTEGRITY MANAGMENT	70	4.38	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1165	EASTERN PARKWAY	16	41	Alicka Ampry-Samuel	INTEGRITY MANAGMENT	71	4.44	\$ 0.00	DISCHARGED	COMPLIANCE
BK	337	GRAFTON STREET	6	41	Alicka Ampry-Samuel	337 ASSOCIATES, LLC	45	7.50	\$ 0.00	DISCHARGED	COMPLIANCE
BK	820	LINDEN BOULEVARD	19	41	Alicka Ampry-Samuel	PACIFIC MGNT INC	97	5.11	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1936	PROSPECT PLACE	4	41	Alicka Ampry-Samuel	PINKHASOV, DANIEL	38	9.50	\$ 0.00	DISCHARGED	COMPLIANCE
BK	119	RALPH AVENUE	7	41	Alicka Ampry-Samuel	RALPH 26 HOLDING LLC	112	16.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1631	ST MARKS AVENUE	8	41	Alicka Ampry-Samuel	TEMP, MARC	62	7.75	\$ 0.00	DISCHARGED	COMPLIANCE
BK	205	SUMPTER STREET	6	41	Alicka Ampry-Samuel	LING, DANNY	84	14.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	221	THOMAS S BOYLAND STREET	8	41	Alicka Ampry-Samuel	JOSEPH, WAVENEY	83	10.38	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1027	BELMONT AVENUE	4	42	Inez Barron	MARKOVITZ, SIMON	177	44.25	\$ 0.00	DISCHARGED	VACANT
BK	1017	DUMONT AVENUE	4	42	Inez Barron	GOODUMONT LLC	45	11.25	\$ 0.00	ACTIVE	
BK	480	EAST 94 STREET	6	42	Inez Barron	480 GP LLC	41	6.83	\$ 0.00	DISCHARGED	COMPLIANCE
BK	472	EAST 95 STREET	8	42	Inez Barron	BLUE CASTLE MNGMT	49	6.13	\$ 0.00	DISCHARGED	COMPLIANCE
BK	553	HINSDALE STREET	42	42	Inez Barron	HERS, BARRY	157	3.74	\$ 0.00	DISCHARGED	COMPLIANCE
BK	433	MILLER AVENUE	14	42	Inez Barron	MHR MANAGEMENT INC	89	6.36	\$ 0.00	DISCHARGED	COMPLIANCE
BK	676	MILLER AVENUE	6	42	Inez Barron	676 MILLER AVE LLC	156	26.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	719	MILLER AVENUE	6	42	Inez Barron	WORLD WIDE EQUITY SERVICE HOLDINGS, INC	109	18.17	\$ 0.00	ACTIVE	
BK	720	MILLER AVENUE	6	42	Inez Barron	WILLIAMSBURG PROPERTY MANAGEMENT LLC	73	12.17	\$ 0.00	DISCHARGED	COMPLIANCE
BK	473	PENNSYLVANIA AVENUE	16	42	Inez Barron	CHESTNUT HOLDINGS OF NEW YORK, INC	102	6.38	\$ 0.00	DISCHARGED	COMPLIANCE
BK	437	WYONA STREET	6	42	Inez Barron	BOUHADANA, IRIS	206	34.33	\$ 0.00	DISCHARGED	COMPLIANCE
BK	592	WYONA STREET	6	42	Inez Barron	GILBIN MANAGEMENT 2 LLC	65	10.83	\$ 0.00	DISCHARGED	COMPLIANCE
BK	446	SENATOR STREET	20	43	Justin Brannan	HL PROPERTY MANAGEMENT LLC	112	5.60	\$ 0.00	DISCHARGED	COMPLIANCE
BK	3015	AVENUE D	6	45	Jumaane D. Williams	3015 REALTY LLC	32	5.33	\$ 0.00	DISCHARGED	COMPLIANCE

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BK	4515	AVENUE D	3	45	Jumaane D. Williams	AVENUE D NY LLC	59	19.67	\$ 0.00	DISCHARGED	COMPLIANCE
BK	310	EAST 25 STREET	19	45	Jumaane D. Williams	CBZ MANAGEMENT LLC	82	4.32	\$ 0.00	DISCHARGED	COMPLIANCE
BK	415	EAST 54 STREET	20	45	Jumaane D. Williams	JUSKOWICZ, ARIE	87	4.35	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1429	FLATBUSH AVENUE	8	45	Jumaane D. Williams	PARKVIEW MANAGEMENT	71	8.88	\$ 0.00	DISCHARGED	COMPLIANCE
BK	2913	FOSTER AVENUE	56	45	Jumaane D. Williams	FERRARA MANAGEMENT GROUP	240	4.29	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1157	ROGERS AVENUE	16	45	Jumaane D. Williams	HUSSAIN, MAHMOOD	88	5.50	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1193	ROGERS AVENUE	6	45	Jumaane D. Williams	JASON REALTY	111	18.50	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1106	REMSSEN AVENUE	17	46	Alan N. Maisel	KAUFMAN, ARON	76	4.47	\$ 0.00	DISCHARGED	COMPLIANCE
BK	3602	NEPTUNE AVENUE	7	47	Mark Treyger	PLATINUM PROPERTY MANAGEMENT LLC	159	22.71	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1714	AVENUE V	6	48	Chaim M. Deutsch	DONAHUE-HIGGINS, PATRICIA	60	10.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	3126	CONEY ISLAND AVENUE	38	48	Chaim M. Deutsch	LUCKY 52 CONEY ISLAND LLC	294	7.74	\$ 0.00	DISCHARGED	COMPLIANCE
BK	3166	CONEY ISLAND AVENUE	16	48	Chaim M. Deutsch	ARKON REALTY LLC	70	4.38	\$ 0.00	DISCHARGED	COMPLIANCE
BK	2249	EAST 21 STREET	48	48	Chaim M. Deutsch	IRA EPSTEIN AND R&E MANAGEMENT CORP	237	4.94	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1721	VOORHIES AVENUE	6	48	Chaim M. Deutsch	SARIBCKOV, KEVIN	82	13.67	\$ 0.00	DISCHARGED	COMPLIANCE
SI	696	BAY STREET	6	49	Deborah Rose	LIN, YI	72	12.00	\$ 0.00	DISCHARGED	COMPLIANCE
SI	34	BROAD STREET	3	49	Deborah Rose	CRM MANAGEMENT SERVICE	31	10.33	\$ 0.00	ACTIVE	
SI	91	BROAD STREET	6	49	Deborah Rose	LBJ HOMETOWN PROPERTY LLC	59	9.83	\$ 0.00	DISCHARGED	COMPLIANCE
SI	40	CASSIDY PLACE	3	49	Deborah Rose	ALEXANDER, FRANKLYN	27	9.00	\$ 0.00	ACTIVE	
SI	90	PARK AVENUE	18	49	Deborah Rose	SPPN REALTY LLC	75	4.17	\$ 0.00	ACTIVE	
SI	99	WRIGHT STREET	4	49	Deborah Rose	GRINBERG MANAGEMENT AND DEVELOPMENT LLC	165	41.25	\$ 0.00	DISCHARGED	VACANT

Building Count: 250

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