

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

Project Name: AEP ROUND 2

Start Date: 11/13/2008

of buildings that did not achieve "substantial compliance" within 12 months: 156

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	524	WEST 150 STREET	3	7	Mark Levine	PREMISES, OWNER OF	160	53.33	\$ 0.00	DISCHARGED	VACANT
MN	541	WEST 158 STREET	24	7	Mark Levine	158 MANAGEMENT	402	16.75	\$ 613.35	DISCHARGED	COMPLIANCE
MN	504	WEST 159 STREET	21	7	Mark Levine	SPRINGHOUSE MANAGEMENT LLC	265	12.62	\$ 0.00	DISCHARGED	COMPLIANCE
MN	2320	ADAM C POWELL BOULEVARD	9	9	Bill Perkins	SENSA REALTY LLC	109	12.11	\$ 880.51	DISCHARGED	COMPLIANCE
MN	2145	AMSTERDAM AVENUE	14	10	Ydanis Rodriguez	ALLIED REALTY & DEVELOPMENT CORP	244	17.43	\$ 0.00	DISCHARGED	COMPLIANCE
BX	4359	FURMAN AVENUE	23	11	Andrew Cohen	RHYS REALTY, LLC	376	16.35	\$ 0.00	DISCHARGED	COMPLIANCE
BX	3208	HULL AVENUE	3	11	Andrew Cohen	NGADI, ROSE	45	15.00	\$ 138.11	DISCHARGED	COMPLIANCE
BX	4566	RICHARDSON AVENUE	5	11	Andrew Cohen	MIZRAHI, HENRY	65	13.00	\$ 0.00	DISCHARGED	COMPLIANCE
BX	708	EAST 215 STREET	5	12	Andy King	CHEN, AVIRAM	43	8.60	\$ 0.00	DISCHARGED	COMPLIANCE
BX	766	EAST 215 STREET	6	12	Andy King	FERMIN, LUIS	109	18.17	\$ 0.00	DISCHARGED	COMPLIANCE
BX	812	EAST 223 STREET	4	12	Andy King	812 EAST 223 STREET LLC	112	28.00	\$ 0.00	DISCHARGED	COMPLIANCE
BX	3900	WHITE PLAINS ROAD	6	12	Andy King	THE MANAGEMENT GROUP OF NY	136	22.67	\$ 3,476.37	DISCHARGED	COMPLIANCE
BX	187	CITY ISLAND AVENUE	6	13	Mark Gjonaj	PANETH, SOL	112	18.67	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1181	SACKETT AVENUE	5	13	Mark Gjonaj	RICHARD GRECO REAL ESTATE	53	10.60	\$ 0.00	DISCHARGED	WORK COMPLETE
BX	2321	ANDREWS AVENUE NORTH	28	14	Fernando Cabrera	GELLER, BRENDA	500	17.86	\$ 865.20	DISCHARGED	COMPLIANCE
BX	2320	AQUEDUCT AVENUE EAST	61	14	Fernando Cabrera	TATE, ROGER	631	10.34	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1881	GRAND CONCOURSE	17	14	Fernando Cabrera	SOLEIMANI, JACOB	297	17.47	\$ 775.12	DISCHARGED	COMPLIANCE
BX	131	WEST KINGSBRIDGE ROAD	31	14	Fernando Cabrera	TATE, ROGER	317	10.23	\$ 3.09	DISCHARGED	COMPLIANCE
BX	2706	BAINBRIDGE AVENUE	56	15	Ritchie J. Torres	2710 BAINBRIDGE LLC	717	12.80	\$ 0.00	DISCHARGED	COMPLIANCE
BX	2239	BATHGATE AVENUE	3	15	Ritchie J. Torres	KOCH, ERIC	117	39.00	\$ 0.00	DISCHARGED	VACANT
BX	2342	CROTONA AVENUE	3	15	Ritchie J. Torres	NNODUM, THERESA	76	25.33	\$ 1,886.52	DISCHARGED	COMPLIANCE
BX	2630	DECATUR AVENUE	3	15	Ritchie J. Torres	LI, CAROL	44	14.67	\$ 0.00	DISCHARGED	COMPLIANCE
BX	505	EAST 178 STREET	23	15	Ritchie J. Torres	TOIKACH, MICHAEL	299	13.00	\$ 199.98	DISCHARGED	COMPLIANCE

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BX	265	EAST 182 STREET	25	15	Ritchie J. Torres	VALENTINE REALTY ASSOCIATES, LLC	498	19.92	\$ 0.00	DISCHARGED	COMPLIANCE
BX	470	EAST 183 STREET	3	15	Ritchie J. Torres	GJINI, FRANC	81	27.00	\$ 759.61	DISCHARGED	COMPLIANCE
BX	649	EAST 183 STREET	9	15	Ritchie J. Torres	ALMA REALTY CORP	111	12.33	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1814	GRAND CONCOURSE	11	15	Ritchie J. Torres	RAMNARASE, BHEEM	227	20.64	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1731	HOLLAND AVENUE	3	15	Ritchie J. Torres	UNITED HERRING LLC	83	27.67	\$ 0.00	DISCHARGED	VACANT
BX	4354	PARK AVENUE	3	15	Ritchie J. Torres	WELCOME STREET MANAGEMENT CORP	60	20.00	\$ 932.31	DISCHARGED	VACANT
BX	4619	PARK AVENUE	8	15	Ritchie J. Torres	FORDHAM BEDFORD HOUSING CORPORATION	192	24.00	\$ 0.00	DISCHARGED	7A ADMIN APPT
BX	2097	WEBSTER AVENUE	8	15	Ritchie J. Torres	GAZIVODA MANAGEMENT LLC	233	29.13	\$ 0.00	DISCHARGED	COMPLIANCE
BX	2099	WEBSTER AVENUE	8	15	Ritchie J. Torres	CONCEPCION, JOSE	215	26.88	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1804	WEEKS AVENUE	33	15	Ritchie J. Torres	RELIANT REALTY SEVICES, LLC	324	9.82	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1044	COLLEGE AVENUE	3	16	Vanessa L. Gibson	ROSARIO, JULIO	28	9.33	\$ 1,555.79	DISCHARGED	COMPLIANCE
BX	1479	CROMWELL AVENUE	72	16	Vanessa L. Gibson	TPM MANAGEMENT	698	9.69	\$ 223.42	DISCHARGED	COMPLIANCE
BX	465	EAST 167 STREET	23	16	Vanessa L. Gibson	465.WASHINGTON AVE LLC	470	20.43	\$ 0.00	DISCHARGED	COMPLIANCE
BX	621	EAST 170 STREET	10	16	Vanessa L. Gibson	TORBI, SHAN	191	19.10	\$ 0.00	DISCHARGED	COMPLIANCE
BX	982	FINDLAY AVENUE	7	16	Vanessa L. Gibson	FRANKEL, ISRAEL	37	5.29	\$ 0.00	DISCHARGED	VACANT
BX	1151	GRANT AVENUE	5	16	Vanessa L. Gibson	GABAY, DANIEL	56	11.20	\$ 0.00	DISCHARGED	COMPLIANCE
BX	67	WEST 169 STREET	4	16	Vanessa L. Gibson	GREENSTONE REALTY GROUP LLC	96	24.00	\$ 0.00	DISCHARGED	COMPLIANCE
BX	638	BARRETTO STREET	4	17	Rafael Salamanca Jr	FREDERICKS, MICHAEL	141	35.25	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1528	BRYANT AVENUE	21	17	Rafael Salamanca Jr	RELIANT REALTY SEVICES, LLC	509	24.24	\$ 0.00	DISCHARGED	COMPLIANCE
BX	835	EAST 156 STREET	9	17	Rafael Salamanca Jr	HEATHLAND CAPITAL	159	17.67	\$ 0.00	DISCHARGED	COMPLIANCE
BX	422	EAST 161 STREET	10	17	Rafael Salamanca Jr	DUBOV, YITZCHOK	199	19.90	\$ 500.21	DISCHARGED	COMPLIANCE
BX	512	EAST 163 STREET	8	17	Rafael Salamanca Jr	GREEN, SOL	219	27.38	\$ 5,111.92	DISCHARGED	VACANT
BX	865	EAST 165 STREET	12	17	Rafael Salamanca Jr	RAMIREZ, RUBEN	223	18.58	\$ 0.00	DISCHARGED	COMPLIANCE

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BX	806	EAST 175 STREET	43	17	Rafael Salamanca Jr	RELIANT REALTY SERVICES, LLC	1078	25.07	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1008	GARRISON AVENUE	21	17	Rafael Salamanca Jr	GARRISON LLC	503	23.95	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1309	HOE AVENUE	4	17	Rafael Salamanca Jr	AGUAYZA, CARLOS	65	16.25	\$ 0.00	DISCHARGED	VACANT
BX	920	KELLY STREET	16	17	Rafael Salamanca Jr	MHR MANAGEMENT INC	192	12.00	\$ 931.51	DISCHARGED	7A ADMIN APPT
BX	928	KELLY STREET	8	17	Rafael Salamanca Jr	MHR MANAGEMENT INC	182	22.75	\$ 1,105.10	DISCHARGED	7A ADMIN APPT
BX	875	LONGWOOD AVENUE	16	17	Rafael Salamanca Jr	GREEN, HERSHY	256	16.00	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1050	LOWELL STREET	11	17	Rafael Salamanca Jr	209M CORP	165	15.00	\$ 0.00	DISCHARGED	COMPLIANCE
BX	627	MANIDA STREET	56	17	Rafael Salamanca Jr	RELIANT REALTY SERVICES, LLC	736	13.14	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1291	UNION AVENUE	3	17	Rafael Salamanca Jr	254 PLAZA LLC	86	28.67	\$ 2,159.92	DISCHARGED	COMPLIANCE
BX	710	UNION AVENUE	3	17	Rafael Salamanca Jr	BRONX PROPERTY ACQUISITIONS LLC	55	18.33	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1533	VYSE AVENUE	3	17	Rafael Salamanca Jr	MOHAMED, MARLYN	38	12.67	\$ 2,415.12	DISCHARGED	COMPLIANCE
BX	1530	BEACH AVENUE	25	18	Ruben Diaz, Sr.	CENTER FOR URBAN COMMUNITY SERVICES	420	16.80	\$ 101.63	DISCHARGED	COMPLIANCE
BX	1412	BRONX RIVER AVENUE	4	18	Ruben Diaz, Sr.	DASARY, VIJAYA	52	13.00	\$ 0.00	DISCHARGED	VACANT
BX	1145	CROES AVENUE	4	18	Ruben Diaz, Sr.	LARREATEGUI, ERIK	97	24.25	\$ 4,279.71	DISCHARGED	VACANT
BX	1110	FTELEY AVENUE	4	18	Ruben Diaz, Sr.	1110 FTELEY AVE LLC	74	18.50	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1161	FTELEY AVENUE	4	18	Ruben Diaz, Sr.	BARRETT, OWEN	78	19.50	\$ 0.00	DISCHARGED	VACANT
BX	1249	LELAND AVENUE	5	18	Ruben Diaz, Sr.	CHOWDHURY, AMINUL	74	14.80	\$ 0.00	ACTIVE	
BX	1512	LELAND AVENUE	15	18	Ruben Diaz, Sr.	RELIANT REALTY SERVICES, LLC	339	22.60	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1516	LELAND AVENUE	17	18	Ruben Diaz, Sr.	RELIANT REALTY SERVICES, LLC	478	28.12	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1524	LELAND AVENUE	13	18	Ruben Diaz, Sr.	RELIANT REALTY SERVICES, LLC	198	15.23	\$ 0.00	DISCHARGED	COMPLIANCE
BX	1023	WARD AVENUE	3	18	Ruben Diaz, Sr.	PEDRAM, RYAN	43	14.33	\$ 406.41	DISCHARGED	VACANT
QN	32-33	110 STREET	4	21	Francisco Moya	DIAZ, JAIME	61	15.25	\$ 39.59	DISCHARGED	COMPLIANCE
QN	90-13	43 AVENUE	8	25	Daniel Dromm	KABIR, ZAHANGIR	176	22.00	\$ 0.00	DISCHARGED	COMPLIANCE

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QN	220-01	HEMPSTEAD AVENUE	4	27	I. Daneek Miller	LEVY, TZLIL	70	17.50	\$ 0.00	DISCHARGED	VACANT
QN	87-20	111 STREET	3	28	Adrienne E. Adams	SINGH, JAIPAL	49	16.33	\$ 6,852.76	DISCHARGED	COMPLIANCE
QN	141-06	123 AVENUE	2	28	Adrienne E. Adams	PREMISES, OWNER OF	39	19.50	\$ 0.00	DISCHARGED	ADMINISTRATIVE
QN	127-02	135 AVENUE	3	28	Adrienne E. Adams	MONTEMURRO, JOSEPHIN,	45	15.00	\$ 0.00	ACTIVE	
QN	87-16	126 STREET	2	29	Karen Koslowitz	BREWSTER, MARGARET	28	14.00	\$ 157.54	DISCHARGED	ADMINISTRATIVE
QN	153	BEACH 26 STREET	3	31	Donovan J. Richards	ASHER, BARAK	32	10.67	\$ 0.00	DISCHARGED	VACANT
QN	87-11	107 STREET	6	32	Eric A. Ulrich	BAYVILLE REALTY CORP.	81	13.50	\$ 0.00	DISCHARGED	7A ADMIN APPT
BK	238	WALWORTH STREET	3	33	Stephen T. Levin	PAVEL, MENDEL	30	10.00	\$ 398.78	DISCHARGED	COMPLIANCE
BK	58	BLEECKER STREET	3	34	Antonio Reynoso	VELASQUEZ, PHILLIP	74	24.67	\$ 394.13	DISCHARGED	VACANT
QN	57-09	CATALPA AVENUE	4	34	Antonio Reynoso	ROSA, FRANKIE	56	14.00	\$ 6,911.15	DISCHARGED	COMPLIANCE
BK	370	CENTRAL AVENUE	5	34	Antonio Reynoso	PROSPECT PARK FALLS LLC	52	10.40	\$ 0.00	DISCHARGED	VACANT
QN	15-21	COOPER AVENUE	4	34	Antonio Reynoso	OTERO, ROSELIN	56	14.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	24	DITMARS STREET	3	34	Antonio Reynoso	PREMISES, OWNER OF	61	20.33	\$ 0.00	DISCHARGED	COMPLIANCE
BK	304	EVERGREEN AVENUE	5	34	Antonio Reynoso	GRUNHUT, ABRAHAM	322	64.40	\$ 0.00	DISCHARGED	VORK COMPLETE
BK	150	GROVE STREET	6	34	Antonio Reynoso	GESTETNER, NAFTALI	113	18.83	\$ 0.00	DISCHARGED	COMPLIANCE
BK	761	HART STREET	6	34	Antonio Reynoso	RAJOY MANAGEMENT INC	123	20.50	\$ 0.00	DISCHARGED	7A ADMIN APPT
BK	877	HART STREET	6	34	Antonio Reynoso	BERKOWITZ, MARK	318	53.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	228	JEFFERSON STREET	6	34	Antonio Reynoso	228 JEFFERSON ST LLC	77	12.83	\$ 0.00	DISCHARGED	COMPLIANCE
BK	249	JEFFERSON STREET	8	34	Antonio Reynoso	249 JEFFERSON STREET LLC	121	15.13	\$ 0.00	DISCHARGED	COMPLIANCE
BK	170	KNICKERBOCKER AVENUE	5	34	Antonio Reynoso	BLUMENKRANTZ, YAAKOV	50	10.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	64	TROUTMAN STREET	6	34	Antonio Reynoso	SPIRA, ZEE	74	12.33	\$ 1,516.86	DISCHARGED	COMPLIANCE
BK	972	EASTERN PARKWAY	23	35	Laurie A. Cumbo	WEINBEGER, YECHIEL	416	18.09	\$ 0.00	DISCHARGED	COMPLIANCE
BK	851	LINCOLN PLACE	4	35	Laurie A. Cumbo	GREEN, ABE	57	14.25	\$ 0.00	DISCHARGED	VORK COMPLETE

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BK	1140	ST JOHNS PLACE	20	35	Laurie A. Cumbo	PERLMUTTER, ISRAEL	347	17.35	\$ 0.00	DISCHARGED	COMPLIANCE
BK	798	ST JOHNS PLACE	8	35	Laurie A. Cumbo	PREMISES, OWNER OF	71	8.88	\$ 0.00	DISCHARGED	COMPLIANCE
BK	137	ALBANY AVENUE	8	36	Robert E. Cornegy, Jr.	ALBANY TERRACE LLC	131	16.38	\$ 72.28	DISCHARGED	COMPLIANCE
BK	1254	BERGEN STREET	3	36	Robert E. Cornegy, Jr.	MEBANE, DONALD	76	25.33	\$ 355.38	DISCHARGED	COMPLIANCE
BK	328	CLIFTON PLACE	3	36	Robert E. Cornegy, Jr.	FRESH MEADOWS MGT LLC	57	19.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	980	DE KALB AVENUE	3	36	Robert E. Cornegy, Jr.	REFOILIO HOLDINGS LLC	168	56.00	\$ 3,865.18	DISCHARGED	COMPLIANCE
BK	353	FRANKLIN AVENUE	3	36	Robert E. Cornegy, Jr.	SORKIN, NATALIA	46	15.33	\$ 0.00	DISCHARGED	COMPLIANCE
BK	691	GREENE AVENUE	4	36	Robert E. Cornegy, Jr.	CORION, ALBERT	37	9.25	\$ 1,185.73	DISCHARGED	COMPLIANCE
BK	633	HALSEY STREET	3	36	Robert E. Cornegy, Jr.	DRAGONETTI, NICK	28	9.33	\$ 0.00	DISCHARGED	COMPLIANCE
BK	662	HALSEY STREET	6	36	Robert E. Cornegy, Jr.	HILL PLAZA ENTERPRISES NY LLC	111	18.50	\$ 0.00	DISCHARGED	COMPLIANCE
BK	424	HART STREET	3	36	Robert E. Cornegy, Jr.	SMITH, HOWARD	55	18.33	\$ 2,120.55	ACTIVE	
BK	148	HERKIMER STREET	7	36	Robert E. Cornegy, Jr.	CHEN, AVIRAM	71	10.14	\$ 0.00	DISCHARGED	COMPLIANCE
BK	644	LAFAYETTE AVENUE	8	36	Robert E. Cornegy, Jr.	N/A	154	19.25	\$ 578.11	DISCHARGED	COMPLIANCE
BK	857	LAFAYETTE AVENUE	3	36	Robert E. Cornegy, Jr.	OVAL HOLDING LLC	66	22.00	\$ 3,291.17	DISCHARGED	VACANT
BK	212	MALCOLM X BOULEVARD	3	36	Robert E. Cornegy, Jr.	JOSEPH, VOLNEY	34	11.33	\$ 0.00	DISCHARGED	VACANT
BK	734	PROSPECT PLACE	3	36	Robert E. Cornegy, Jr.	LEVI, JOE	57	19.00	\$ 5,587.44	ACTIVE	
BK	816	PROSPECT PLACE	8	36	Robert E. Cornegy, Jr.	REGAL MANAGEMENT SERVICES LLC	178	22.25	\$ 0.00	DISCHARGED	COMPLIANCE
BK	926	PROSPECT PLACE	8	36	Robert E. Cornegy, Jr.	AEGIS REALTY MANAGEMENT CORP	106	13.25	\$ 107.26	DISCHARGED	COMPLIANCE
BK	162	PULASKI STREET	6	36	Robert E. Cornegy, Jr.	GETZ, BERISH	121	20.17	\$ 0.00	DISCHARGED	COMPLIANCE
BK	330	QUINCY STREET	3	36	Robert E. Cornegy, Jr.	VAKNINE, DAN	105	35.00	\$ 283.60	DISCHARGED	COMPLIANCE
BK	687	QUINCY STREET	12	36	Robert E. Cornegy, Jr.	SHOMERON INC	126	10.50	\$ 0.00	ACTIVE	
BK	685	ST MARKS AVENUE	9	36	Robert E. Cornegy, Jr.	BETA SERVICES CORP	148	16.44	\$ 0.00	ACTIVE	
BK	511	THROOP AVENUE	4	36	Robert E. Cornegy, Jr.	LITVAK, RUFINA	188	47.00	\$ 0.00	DISCHARGED	COMPLIANCE

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BK	457	BELMONT AVENUE	3	37	Rafael L. Espinal Jr.	MCCULLOUGH, JEROME	42	14.00	\$ 0.00	DISCHARGED	VACANT
BK	166	BLEECKER STREET	6	37	Rafael L. Espinal Jr.	DELSHAH MANAGEMENT LLC	96	16.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	209	CENTRAL AVENUE	4	37	Rafael L. Espinal Jr.	901 SAINT JOHNS PROPERTIES	121	30.25	\$ 0.00	DISCHARGED	VACANT
BK	219	CENTRAL AVENUE	4	37	Rafael L. Espinal Jr.	ESSES, RAMI	48	12.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	458	CENTRAL AVENUE	3	37	Rafael L. Espinal Jr.	458 CENTRAL LLC	39	13.00	\$ 5,681.91	DISCHARGED	COMPLIANCE
BK	286	COOPER STREET	6	37	Rafael L. Espinal Jr.	AKRAKALOVA IRREVOCABLE TRUST	167	27.83	\$ 0.00	DISCHARGED	7A ADMIN APPT
BK	304	COOPER STREET	4	37	Rafael L. Espinal Jr.	AGED ENTERPRISE LLC	82	20.50	\$ 0.00	DISCHARGED	VACANT
BK	142	CRESCENT STREET	3	37	Rafael L. Espinal Jr.	COHEN, DAVID	48	16.00	\$ 321.60	ACTIVE	
BK	341	ESSEX STREET	2	37	Rafael L. Espinal Jr.	OWNER OF,	91	45.50	\$ 3,478.21	DISCHARGED	ADMINISTRATIVE
BK	86	FOUNTAIN AVENUE	3	37	Rafael L. Espinal Jr.	KABIR, JAHANGIR	33	11.00	\$ 0.00	DISCHARGED	WORK COMPLETE
BK	2228	FULTON STREET	3	37	Rafael L. Espinal Jr.	SILVA, MIGUEL	54	18.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	24	GRANITE STREET	6	37	Rafael L. Espinal Jr.	GRANITE HOLDINGS INC	163	27.17	\$ 369.11	DISCHARGED	COMPLIANCE
BK	38	GRANITE STREET	6	37	Rafael L. Espinal Jr.	RH 38 GRANITE LLC	166	27.67	\$ 585.11	DISCHARGED	COMPLIANCE
BK	17	GRANT AVENUE	4	37	Rafael L. Espinal Jr.	W GRANT AVE LLC	65	16.25	\$ 0.00	DISCHARGED	WORK COMPLETE
BK	1235	HALSEY STREET	8	37	Rafael L. Espinal Jr.	YHT MANAGEMENT INC	191	23.88	\$ 469.01	DISCHARGED	COMPLIANCE
BK	1330	HERKIMER STREET	3	37	Rafael L. Espinal Jr.	PREMISES, OWNER OF	99	33.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1358	HERKIMER STREET	3	37	Rafael L. Espinal Jr.	PREMISES, OWNER OF	75	25.00	\$ 0.00	DISCHARGED	VACANT
BK	37	HILL STREET	4	37	Rafael L. Espinal Jr.	ISLAM, ZAHIRUL	67	16.75	\$ 0.00	ACTIVE	
BK	1140	JEFFERSON AVENUE	3	37	Rafael L. Espinal Jr.	WHITE, DIANNE	86	28.67	\$ 0.00	DISCHARGED	VACANT
BK	720	KNICKERBOCKER AVENUE	8	37	Rafael L. Espinal Jr.	BERKOWITZ, MARK	108	13.50	\$ 0.00	DISCHARGED	COMPLIANCE
BK	800	KNICKERBOCKER AVENUE	6	37	Rafael L. Espinal Jr.	HELD, MORDECHI	46	7.67	\$ 94.99	DISCHARGED	COMPLIANCE
BK	283	LINDEN STREET	6	37	Rafael L. Espinal Jr.	VANKOHLER LLC	59	9.83	\$ 0.00	DISCHARGED	COMPLIANCE
BK	383	MENAHAN STREET	6	37	Rafael L. Espinal Jr.	SPIRA, ZEE	71	11.83	\$ 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 2

Start Date: 11/13/2008

of buildings that did not achieve "substantial compliance" within 12 months: 156

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	1466	MYRTLE AVENUE	6	37	Rafael L. Espinal Jr.	AVE L REALTY LLC	116	19.33	\$ 0.00	DISCHARGED	COMPLIANCE
BK	2250	PACIFIC STREET	6	37	Rafael L. Espinal Jr.	ON THE PACIFIC INC	112	18.67	\$ 0.00	DISCHARGED	7A ADMIN APPT
BK	570	RIDGEWOOD AVENUE	3	37	Rafael L. Espinal Jr.	ALI, ADIEP	33	11.00	\$ 350.54	DISCHARGED	COMPLIANCE
BK	187	STOCKHOLM STREET	6	37	Rafael L. Espinal Jr.	BERKOWITZ, MARK	63	10.50	\$ 0.00	DISCHARGED	COMPLIANCE
BK	298	STOCKHOLM STREET	6	37	Rafael L. Espinal Jr.	SOOD, CHANDER	107	17.83	\$ 0.00	DISCHARGED	COMPLIANCE
BK	116	VAN SICLEN AVENUE	8	37	Rafael L. Espinal Jr.	HERS, SHLOIMY	100	12.50	\$ 0.00	DISCHARGED	COMPLIANCE
BK	30	VERMONT STREET	3	37	Rafael L. Espinal Jr.	AMAO, RACHEL	50	16.67	\$ 2,440.01	DISCHARGED	COMPLIANCE
BK	189	20 STREET	24	38	Carlos Menchaca	PIROZZI, ALESSANDRO	394	16.42	\$ 0.00	DISCHARGED	COMPLIANCE
BK	205	30 STREET	24	38	Carlos Menchaca	TILTON, TODD	252	10.50	\$ 0.00	DISCHARGED	COMPLIANCE
BK	5705	4 AVENUE	6	38	Carlos Menchaca	LI, LING CONG	84	14.00	\$ 374.48	DISCHARGED	COMPLIANCE
BK	734	4 AVENUE	4	38	Carlos Menchaca	SANCHEZ, JOSE	72	18.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	5801	5 AVENUE	7	38	Carlos Menchaca	GEORGIU, DIONISOS	129	18.43	\$ 0.00	DISCHARGED	COMPLIANCE
BK	5714	6 AVENUE	3	38	Carlos Menchaca	CHEN, CHUN HAI	69	23.00	\$ 0.00	DISCHARGED	VORK COMPLETEI
BK	164	DIKEMAN STREET	8	38	Carlos Menchaca	FEDERAL MANAGEMENT CO INC	117	14.63	\$ 231.86	DISCHARGED	COMPLIANCE
BK	417	15 STREET	16	39	Brad Lander	LIBERTY REALTY & MANAGEMENT	143	8.94	\$ 0.00	DISCHARGED	COMPLIANCE
BK	274A	9 STREET	8	39	Brad Lander	KATAN, ITHAK	59	7.38	\$ 0.00	DISCHARGED	7A ADMIN APPT
BK	137	NELSON STREET	8	39	Brad Lander	BEDFORD MANAGEMENT	114	14.25	\$ 771.50	DISCHARGED	COMPLIANCE
BK	1783	BEDFORD AVENUE	4	40	Mathieu Eugene	BPC MANAGEMENT CORP	71	17.75	\$ 0.00	ACTIVE	
BK	1785	BEDFORD AVENUE	4	40	Mathieu Eugene	BPC MANAGEMENT CORP	68	17.00	\$ 0.00	DISCHARGED	VORK COMPLETEI
BK	2831	CHURCH AVENUE	4	40	Mathieu Eugene	M L B MANGEMENT CO	53	13.25	\$ 0.00	DISCHARGED	COMPLIANCE
BK	657	EAST 21 STREET	20	40	Mathieu Eugene	657 PROPERTIES LLC	232	11.60	\$ 598.07	DISCHARGED	COMPLIANCE
BK	631	FLATBUSH AVENUE	7	40	Mathieu Eugene	BPC MANAGEMENT CORP	154	22.00	\$ 858.59	DISCHARGED	COMPLIANCE
BK	247	LINDEN BOULEVARD	6	40	Mathieu Eugene	SHOOB, AKIVA	116	19.33	\$ 0.00	DISCHARGED	COMPLIANCE

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Alternative Enforcement Program
City Council Report

Project Name: AEP ROUND 2

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of buildings that did not achieve "substantial compliance" within 12 months: 156

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BK	12	MARTENSE STREET	21	40	Mathieu Eugene	MANDEL, HOWARD	414	19.71	\$ 0.00	DISCHARGED	COMPLIANCE
BK	224	STERLING STREET	7	40	Mathieu Eugene	MAND, YITZ	117	16.71	\$ 0.00	DISCHARGED	COMPLIANCE
BK	538	BAINBRIDGE STREET	6	41	Alicka Ampry-Samuel	RIFOS REALTY LLC	101	16.83	\$ 0.00	DISCHARGED	COMPLIANCE
BK	2018	BERGEN STREET	7	41	Alicka Ampry-Samuel	AKINOLA, DAMILOLA	90	12.86	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1691	CARROLL STREET	4	41	Alicka Ampry-Samuel	VINSON APT 1F, SALLIE LOU	236	59.00	\$ 0.00	DISCHARGED	VACANT
BK	328	CHAUNCEY STREET	6	41	Alicka Ampry-Samuel	MAJORITY MEDIA, INC	66	11.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	825	CROWN STREET	54	41	Alicka Ampry-Samuel	CROWN HEIGHTS LLC	844	15.63	\$ 0.00	DISCHARGED	COMPLIANCE
BK	2106	FULTON STREET	6	41	Alicka Ampry-Samuel	FULTON GARDENS LLC	203	33.83	\$ 0.00	DISCHARGED	COMPLIANCE
BK	856	HANCOCK STREET	4	41	Alicka Ampry-Samuel	HOLAS, ONETA	110	27.50	\$ 0.00	DISCHARGED	VACANT
BK	896	MADISON STREET	8	41	Alicka Ampry-Samuel	US REALTY CORP	87	10.88	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1614	PROSPECT PLACE	4	41	Alicka Ampry-Samuel	1614 PROSPECT LLC	66	16.50	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1854	PROSPECT PLACE	3	41	Alicka Ampry-Samuel	MRE MANAGEMENT	102	34.00	\$ 5,350.53	DISCHARGED	COMPLIANCE
BK	102	RALPH AVENUE	7	41	Alicka Ampry-Samuel	SHINDA MANAGEMENT CORPORATION	239	34.14	\$ 0.00	DISCHARGED	COMPLIANCE
BK	209	SUMPTER STREET	6	41	Alicka Ampry-Samuel	PREMISES, OWNER OF	69	11.50	\$ 1,418.79	DISCHARGED	COMPLIANCE
BK	124	TAPSCOTT STREET	6	41	Alicka Ampry-Samuel	KAPOUR, KEYOU	81	13.50	\$ 0.00	DISCHARGED	COMPLIANCE
BK	690	CLEVELAND STREET	6	42	Inez Barron	TEMP, MARC	102	17.00	\$ 0.00	ACTIVE	
BK	499	EAST 94 STREET	4	42	Inez Barron	WILLIAMS, HYACINTH	64	16.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	715	HINSDALE STREET	3	42	Inez Barron	PREFERRED REALTY GROUP LLC	51	17.00	\$ 0.00	DISCHARGED	COMPLIANCE
BK	719	HINSDALE STREET	3	42	Inez Barron	WHINT, ZEEL	49	16.33	\$ 0.00	DISCHARGED	VACANT
BK	391	MONTAUK AVENUE	3	42	Inez Barron	REFOILIO HOLDINGS LLC	29	9.67	\$ 0.00	DISCHARGED	VACANT
BK	580	NEW JERSEY AVENUE	3	42	Inez Barron	HORN, JAMES	47	15.67	\$ 0.00	DISCHARGED	COMPLIANCE
BK	540	NEW LOTS AVENUE	4	42	Inez Barron	OSORIO, ABELARDO	40	10.00	\$ 339.66	DISCHARGED	COMPLIANCE
BK	76	NEWPORT STREET	4	42	Inez Barron	PREMISES, OWNER OF	209	52.25	\$ 0.00	DISCHARGED	WORK COMPLETE

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BK	663	PENNSYLVANIA AVENUE	4	42	Inez Barron	COBB, STEPHEN	40	10.00	\$ 670.87	ACTIVE	
BK	749	PENNSYLVANIA AVENUE	5	42	Inez Barron	ZHAO, RU PENG	172	34.40	\$ 0.00	DISCHARGED	COMPLIANCE
BK	695	SHEFFIELD AVENUE	4	42	Inez Barron	TAN, HONG WEI	39	9.75	\$ 0.00	DISCHARGED	COMPLIANCE
BK	658	WARWICK STREET	3	42	Inez Barron	ENY WARWICK LLC	48	16.00	\$ 0.00	DISCHARGED	VACANT
BK	651	WYONA STREET	4	42	Inez Barron	CAM, HARRY	47	11.75	\$ 0.00	DISCHARGED	COMPLIANCE
BK	2706	BEVERLY ROAD	20	45	Jumaane D. Williams	BEVERLY ESTATES LLC	250	12.50	\$ 0.00	DISCHARGED	COMPLIANCE
BK	2408	CLARENDON ROAD	16	45	Jumaane D. Williams	COMMERCIAL REALTY RESOLUTION LLC	228	14.25	\$ 0.00	DISCHARGED	COMPLIANCE
BK	2910	CLARENDON ROAD	6	45	Jumaane D. Williams	PRELVUKAJ, FATOS	137	22.83	\$ 0.00	DISCHARGED	COMPLIANCE
BK	1633	NOSTRAND AVENUE	6	45	Jumaane D. Williams	GRUNBAUM, ABE	111	18.50	\$ 0.00	DISCHARGED	COMPLIANCE
BK	739	EAST 88 STREET	3	46	Alan N. Maisel	PREMISES, OWNER OF	31	10.33	\$ 134.34	DISCHARGED	COMPLIANCE
BK	3819	CYPRESS AVENUE	3	47	Mark Treyger	GRUDSKY, MICHAEL	78	26.00	\$ 473.79	DISCHARGED	VACANT
BK	2828	STILLWELL AVENUE	5	47	Mark Treyger	HAMBOUSSI, GEORGE	147	29.40	\$ 0.00	ACTIVE	
BK	3056	BRIGHTON 13 STREET	5	48	Chaim M. Deutsch	CHIU, JIAN	105	21.00	\$ 0.00	DISCHARGED	VACANT
SI	180	VAN PELT AVENUE	4	49	Deborah Rose	OVILI, ELIZABETH	79	19.75	\$ 0.00	ACTIVE	

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