



OFFICE OF ADMINISTRATIVE TRIALS AND HEARINGS
Hearings Division

DECISION

Michael Nacmias, Esq. - Nacmias Law Firm 592 Pacific Street 1st Floor Brooklyn, NY 11217	Summons No: 039162431R et al. (1 Summons) DEPT OF BUILDINGS, -against- LAURA RAUCH AS TRUSTEE Hearing Date: 07/10/2026 Hearing Location: Remote Type of Hearing: By Telephone
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Total Penalty Amount: \$500.00
Community Service(Hr): Not Applicable

SUMMONS #	SUMMARY DISPOSITION	DATE OF OCCURRENCE	PLACE OF OCCURRENCE
039162431R	Sustained	10/03/2025	1909 66 STREET Brooklyn

LINE ITEM	OATH CODE	CODE SECTION/RULE	RESULT	PENALTY
1	B302	AC 28-301.1	Sustained	\$500.00

Findings of Fact & Conclusions of Law

This is a hearing by phone held July 10, 2026. Respondent, Laura Rauch as Trustee, appeared by its attorney Frank Tamberino. Petitioner, Department of Buildings, appeared by Anuj Vaidya.

Summons 039162431R alleges a Class 2 violation of NYC Administrative Code 28-301.1 for failure to maintain building and all parts thereof in a code-compliant manner. Petitioner rested on the summons. Respondent's representative requested a class amendment and stated that the cited condition did not warrant a major violation designation. The Petitioner's representative agreed and made a motion to amend to a Class 3 violation. The amendment is granted. Nothing further from the parties.

I credit the Issuing Officer's sworn statements on the summons. The summons is sustained.

	
07/19/2026	07/19/2026
Nadia Pervez, Judicial Hearing Officer	Date