



OFFICE OF ADMINISTRATIVE TRIALS AND HEARINGS
Hearings Division

DECISION

Phoebe Dossett, Esq. - Nacmias Law Firm, PLLC 592 Pacific Street 1st Floor Brooklyn, NY 11217	Summons No: 039545382H et al. (1 Summons) DEPT OF BUILDINGS, -against- GREEN HOUSE TOWN CORP Hearing Date: 06/09/2026 Hearing Location: Remote Type of Hearing: By Telephone
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Total Penalty Amount: \$2,500.00
Community Service(Hr): Not Applicable

SUMMONS #	SUMMARY DISPOSITION	DATE OF OCCURRENCE	PLACE OF OCCURRENCE
039545382H	Sustained	09/27/2025	134-11 FRANKLIN AVENUE Queens

LINE ITEM	OATH CODE	CODE SECTION/RULE	RESULT	PENALTY
1	B2P7	Misc. BC—Chapter 33	Sustained	\$2,500.00

Findings of Fact & Conclusions of Law

Phoebe Dossett, Esq. appeared at the hearing by phone for Respondent. No appearance by Petitioner. Respondent was charged with a Misc. BC Chap 33 violation of BC 3303.3 for no watchperson on site. Ms. Dossett denied the violation, offering no rebuttal.

I credit the summons as written. I do not credit Respondent's general denial.

Accordingly, I find Respondent in violation and impose the minimum penalty of \$2500.00.