



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: 037031020J et al. (1 Summons) DEPT OF BUILDINGS, -against- LEEDAS TRADING INC Hearing Date: 03/19/2025 Hearing Location: Remote Type of Hearing: By Telephone
--	--

Total Penalty Amount: \$0.00
Community Service(Hr): Not Applicable

SUMMONS #	SUMMARY DISPOSITION	DATE OF OCCURRENCE	PLACE OF OCCURRENCE
037031020J	Dismissed	10/01/2024	611 BERGEN STREET Brooklyn

LINE ITEM	OATH CODE	CODE SECTION/RULE	RESULT	PENALTY
1	B179	AC 1RCNY-MISC, RS-MISC	Dismissed	\$0.00

Findings of Fact & Conclusions of Law

The sworn-to-summons alleges a class 1 violation of Title 1 of the Rules of the City of New York (RCNY) § 103-16 for failure to submit parking structure initial observation report.

Attorney, Phoebe Dossett, for Respondent, Leedas Trading Inc., was present. Henrietta Baidoo appeared on behalf of the Petitioner, NYC Department of Buildings (DOB).

The Petitioner's representative relied on the sworn-to-summons.

Respondent's representative denied the allegations arguing the summons was issued to the Respondent in error. In support, Respondent's representative submitted into evidence a letter (Resp. A) from Petitioner stating the summons was issued in error and would be withdrawn. Petitioner's representative reviewed Respondent's evidence and made no rebuttal.

I credit respondent's evidence. I find that the Respondent did present a valid legal defense. Respondent was able to prove by a preponderance they were not in violation of 1 RCNY § 103-16 Accordingly, the summons is dismissed.



03/20/2025

03/20/2025

Paul Mendez, Hearing Officer

Date