



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: 039115191P et al. (1 Summons) DEPT OF BUILDINGS, -against- YABLONSKY, YITZCHOK Hearing Date: 07/17/2025 Hearing Location: Remote Type of Hearing: By Telephone
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Total Penalty Amount: \$0.00
Community Service(Hr): Not Applicable

SUMMONS #	SUMMARY DISPOSITION	DATE OF OCCURRENCE	PLACE OF OCCURRENCE
039115191P	Dismissed	05/23/2024	1839 63 STREET Brooklyn

LINE ITEM	OATH CODE	CODE SECTION/RULE	RESULT	PENALTY
1	B101	28-105.1	Dismissed	\$0.00

Findings of Fact & Conclusions of Law

PHOEBE DOSSETT, ESQ. appeared via Court Call on 07/17/25. DEANNA BURDRIDGE, ESQ. appeared on behalf of DOB.

Summons # 039115191P was issued on 5/23/24 in violation of §28-105.1.

Ms. Dossett makes a motion to dismiss based on improper service. Ms. Dossett states that the IO was required to note the attempts made to locate an individual to serve.

Ms. Burbridge stands by the violation and states that the IO was unable to locate respondent.

I credit respondent testimony. Petitioner must describe its efforts to locate a person authorized to accept service. Based on the facts and law, the summons is dismissed based on improper service.

<i>Malka Daniel</i>	
07/29/2025	07/29/2025
Malka Daniel, Hearing Officer	Date