



OFFICE OF ADMINISTRATIVE TRIALS AND HEARINGS
Hearings Division

Decision

Phoebe Dossett, Esq. - Nacmias Law Firm, PLLC 592 Pacific Street 1st Floor Brooklyn, NY 11217 <i>[Signature]</i>	Summons# : 039513790K et al. (1 summonses) DEPT OF BUILDINGS, -against- 611 REALTY LLC Hearing Date : 10/24/2025 Hearing Location : Remote Type of Hearing : By Telephone
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Total Penalty Amount :	1,250.00	Community Service(Hr):	Not Applicable
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SUMMONS #	SUMMARY DISPOSITION	DATE OF OCCURRENCE	PLACE OF OCCURRENCE
039513790K	Sustained	03/04/2023	611 EAST 11 STREET, Manhattan

LINE ITEM	OATH CODE	CODE SECTION / RULE	RESULT	PENALTY
1	B207	BC 105.8.2	Sustained	1,250.00

Total Penalty for Summons: 1,250.00

Findings of Facts & Conclusions of Law

Phoebe Dossett, Esq. appeared for Respondent. Joseph Casciano appeared for the DOB.

DOB submitted into evidence the Affidavit of Service and photos of the sidewalk shed with expired permit.

Respondent denied the charge with no rebuttal.

I credit the summons' details and DOB's evidence as no valid defenses were provided. DOB recommended the standard penalty of \$1250. Summons is sustained with a \$1250 penalty.

 10/24/2025	10/24/2025
Jihee Lee, Judicial Hearing Officer	Date