



OFFICE OF ADMINISTRATIVE TRIALS AND HEARINGS

Hearings Division

Decision

Frank Tamberino, Esq. - Nacmias Law Firm
592 Pacific Street 1st Floor
Brooklyn, NY 11217

Summons# : 039543047L et al. (1 summonses)

DEPT OF BUILDINGS,

-against-

L&L CONSTRUCTION DEVELOP.

Hearing Date : 3/17/2026

Hearing Location : Remote

Type of Hearing : By Telephone

Total Penalty Amount : 1,250.00

Community Service(Hr): Not Applicable

SUMMONS #	SUMMARY DISPOSITION	DATE OF OCCURRENCE	PLACE OF OCCURRENCE
039543047L	Sustained	07/30/2025	145-56 19 AVENUE, Queens

SUMMONS #	OATH CODE	CODE SECTION / RULE	RESULT	PENALTY
1	B212	BC 3303.4 27-1018	Sustained	1,250.00

Total Penalty for Summons: 1,250.00

Findings of Facts & Conclusions of Law

Petitioner appeared by DOB representative, Henry Pita Esq. Respondent, L&L CONSTRUCTION DEVELOP., appeared by its attorney, Frank Tamberino Esq., to answer a charge of failing to maintain adequate housekeeping as per code requirements.

Mr. Pita moved to amend the charge to a class 2 charge under the same section of the code. Mr. Tamberino did not object to Mr. Pita's motion to amend the charge. Mr. Pita's motion to amend the charge is granted. Mr. Pita thereafter relied on the allegations in the summons as amended.

Mr. Tamberino stated that, while Respondent denied the violation, Respondent could not rebut the facts alleged in the summons as amended. Nothing was presented to demonstrate that Respondent has corrected the violating condition.

I find that the violating condition existed on the day in question in that Respondent failed to maintain adequate housekeeping as per code requirements. Therefore, the summons as amended is SUSTAINED and the standard class 2 penalty is imposed.

 03/18/2026	03/18/2026
Akinwale Akinrefon, Judicial Hearing Officer	Date