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NYC Department of Buildings

**Overview for Complaint #:1286586 = RESOLVED**

**Complaint at:** 177 CANAL STREET **BIN:** 1002625 **Borough:** MANHATTAN **ZIP:** 10013  
**Re:** THIS IS A COMMERCIAL BLDG & THE 5 FL IS BEING RENTED OUT AS BEDROOMS W/O WINDOWS - PLZ INVESTIGATE

**Category Code:** 1A ILLEGAL CONVERSION COMMERCIAL BLDG/SPACE TO DWELLING UNITS

**Special District:** LI - LITTLE ITALY

**Assigned To:** MANHATTAN BOROUGH OFFICE

**Priority:** B

**Received:** 08/04/2010 16:54 **Block:** 204 **Lot:** 32 **Community Board:** 102  
**Owner:** DALILAI REALTY CORP

**Last Inspection:** 09/01/2010 -- BY BADGE # 2335

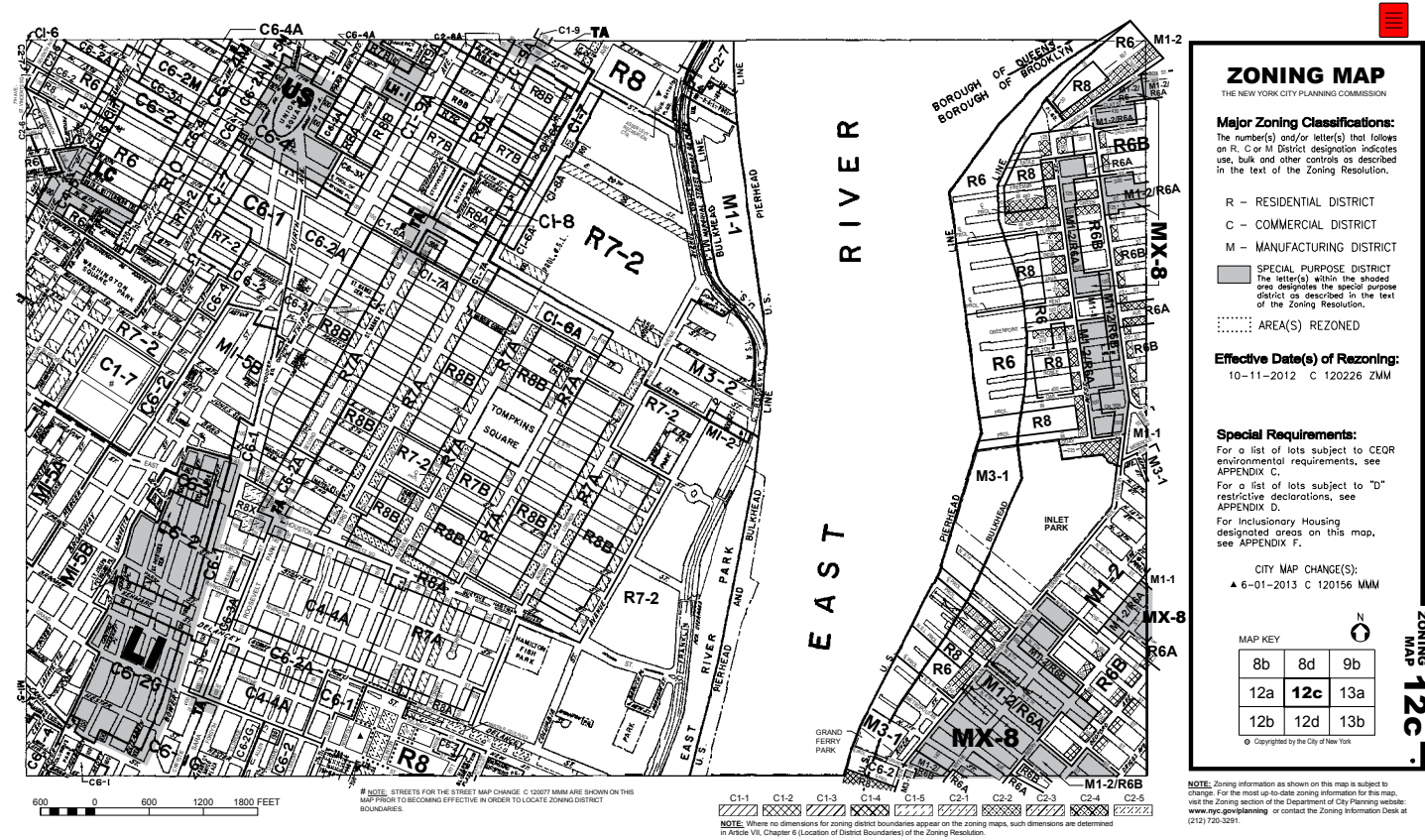
**Disposition:** 09/07/2010 - I2 - NO VIOLATION WARRANTED FOR COMPLAINT AT TIME OF INSPECTION

**Comments:** NO EVIDENCE OF ILLEGAL CONVERSION TO DWELLING UNITS AT TIME OF INSPECTION

**Complaint Disposition History**

| # | Disposition<br>Date | Code | Disposition   | Inspection<br>By | Date       |
|---|---------------------|------|---|------------------|------------|
| 3 | 09/07/2010          | I2   | NO VIOLATION WARRANTED FOR COMPLAINT AT TIME OF INSPECTION<br>NO EVIDENCE OF ILLEGAL CONVERSION TO DWELLING UNITS AT TIME OF INSPECTION | 2335             | 09/01/2010 |
| 2 | 08/27/2010          | C2   | INSPECTOR UNABLE TO GAIN ACCESS - 2ND ATTEMPT<br>NO ACCESS - LS-4 LEFT  | 0840             | 08/25/2010 |
| 1 | 08/23/2010          | C1   | INSPECTOR UNABLE TO GAIN ACCESS - 1ST ATTEMPT<br>NO ANSWER TO KNOCK AT DOOR   | 2411             | 08/21/2010 |

If you have any questions please review these [Frequently Asked Questions](#), the [Glossary](#), or call the 311 Citizen Service Center by dialing 311 or (212) NEW YORK outside of New York City.





ECB Hearing Information

Scheduled Hearing Date: 04/30/2015      Hearing Status: PENDING  
Hearing Time: 8:30

NYC Department of Buildings  
Schedule 'A'

Premises: 46-10 216 STREET QUEENS  
BIN: 4157662 Block: 7342 Lot: 13

Doc No: 01

Job No: 420963700  
Job Type: NB - NEW BUILDING

| EXISTING / PROPOSED | FLOORS FRM - TO CEL -        | NO. PER'S | LIVE LOAD | 2014/2008 Code? | OCC GRP | UNITS | Comments<br>ZONE USE |
|---------------------|------------------------------|-----------|-----------|-----------------|---------|-------|----------------------|
| EXISTING            | CEL -                        |           | OG        | Y               | R-3     |       | 1B                   |
| PROPOSED            | CEL -                        |           | OG        | Y               | R-3     |       | 1B                   |
|                     | ACCESSORY USE.               |           |           |                 |         |       |                      |
| EXISTING            | OSP -                        |           | OG        | Y               | R-3     |       | 1B                   |
| PROPOSED            | OSP -                        |           | OG        | Y               | R-3     |       | 1B                   |
|                     | ONE (1) OPEN PARKING SPACE.  |           |           |                 |         |       |                      |
| EXISTING            | 001 - 001                    |           | 40        | Y               | R-3     | 0.34  | 1A                   |
| PROPOSED            | 001 - 001                    |           | 40        | Y               | R-3     | 0.34  | 1A                   |
|                     | LOWER PART OF DWELLING UNIT  |           |           |                 |         |       |                      |
| EXISTING            | 001 -                        |           | OG        | Y               | R-3     |       | 1B                   |
| PROPOSED            | 001 -                        |           | OG        | Y               | R-3     |       | 1B                   |
|                     | ONE CAR GARAGE               |           |           |                 |         |       |                      |
| EXISTING            | 002 - 002                    |           | 40        | Y               | R-3     | 0.33  | 1A                   |
| PROPOSED            | 002 - 002                    |           | 40        | Y               | R-3     | 0.33  | 1A                   |
|                     | MIDDLE PART OF DWELLING UNIT |           |           |                 |         |       |                      |
| EXISTING            | 003 - 003                    |           | 40        | Y               | R-3     | 0.33  | 1A                   |
| PROPOSED            | 003 - 003                    |           | 40        | Y               | R-3     | 0.33  | 1A                   |
|                     | UPPER PART OF DWELLING UNIT. |           |           |                 |         |       |                      |
| EXISTING            | ATT -                        |           | 30        | Y               | R-3     |       | 1B                   |
| PROPOSED            | ATT -                        |           | 30        | Y               | R-3     |       | 1B                   |
|                     | ACCESSORY USE                |           |           |                 |         |       |                      |

C of O Comments:  
NOTES: ONE (1) FAMILY DWELLING. THE THREE-FIXTURE BATHROOM LOCATED IN THE CELLAR SHALL BE USED SOLELY IN CONNECTION WITH THE DWELLING UNIT ABOVE. NO LIVING, SLEEPING OR COOKING IS PERMITTED IN THE CELLAR, AND IN NO CASE SHALL THE CELLAR BE RENTED INDEPENDENT OF THE DWELLINGS ABOVE.  
TAX LOTS 10 & 13 IN TAX BLOCK 7342 COMPRISE A SINGLE ZONING LOT



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NYC Department of Buildings

Overview for Complaint #:1390928 = RESOLVED

Complaint at: 177 CANAL STREET      BIN: 1002625      Borough: MANHATTAN      ZIP: 10013  
Re: ILLEGAL HOTEL

Category Code: 4A    ILLEGAL HOTEL ROOMS IN RESIDENTIAL BUILDINGS

Special District: LI - LITTLE ITALY

Assigned To: SPECIAL OPERATIONS      Priority: B

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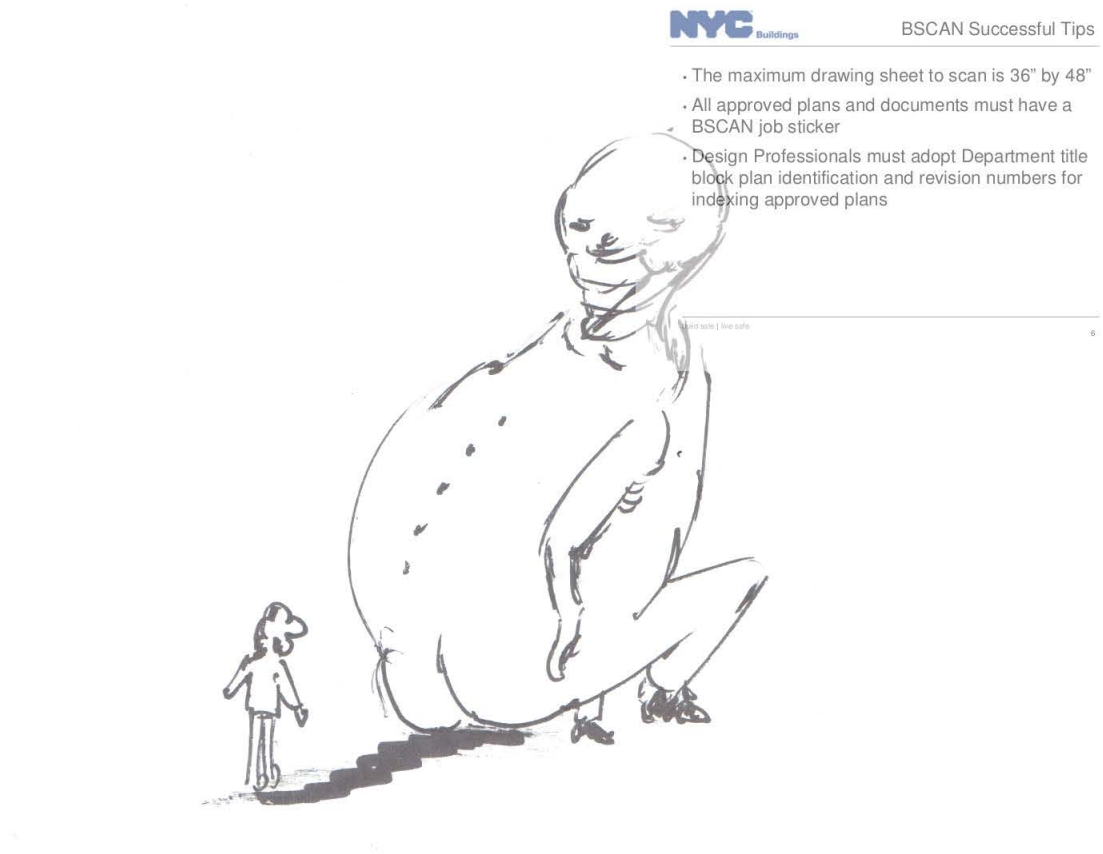
Received: 02/18/2015      Block: 204      Lot: 32      Community Board: 102  
Owner: DALILAI REALTY CORP

Last Inspection: 03/10/2015 - - BY BADGE # 2224  
Disposition: 03/10/2015 - L1 - PARTIAL STOP WORK ORDER  
DOB Violation #: 031015CMTFKP06,07  
ECB Violation #: 35151683Y 35151684X  
Comments: UNABLE TO DETERMINE TRANSIENT USE,WORK W/O PERMIT-  
PARTITIONS,PLUMBING,ELECTRICAL,CONTRARY TO C/O OFFICE 5 FLOOR

Complaint Disposition History

| # | Disposition |      | Disposition  | Inspection By | Date       |
|---|-------------|------|--|---------------|------------|
|   | Date        | Code |  |               |            |
| 2 | 03/10/2015  | L1   | PARTIAL STOP WORK ORDER<br>UNABLE TO DETERMINE TRANSIENT USE,WORK W/O PERMIT-<br>PARTITIONS ,PLUMBING,ELECTRICAL,CONTRARY TO C/O OFFICE 5<br>FLOOR | 2224          | 03/10/2015 |
| 1 | 03/10/2015  | C3   | ACCESS DENIED - 1ST ATTEMPT<br>ACCESS DENIED BY TENANT   | 2218          | 02/18/2015 |

If you have any questions please review these [Frequently Asked Questions](#), the [Glossary](#), or call the 311 Citizen Service Center by dialing 311 or (212) NEW YORK outside of New York City.



## TR1 Requirements

Visible for plans, choose both below and sign/seal.

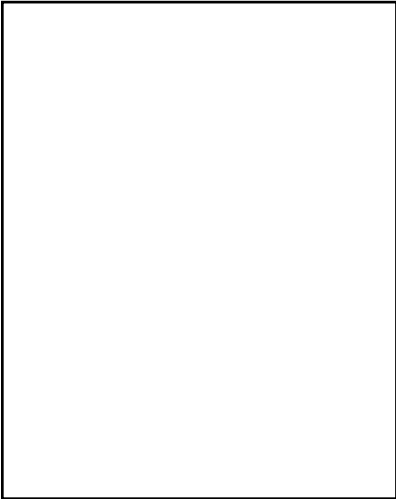
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Name (please print) \_\_\_\_\_

Signature \_\_\_\_\_ Date \_\_\_\_\_

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P.E. / R.A. Seal (apply Seal; then sign and date over seal)



NYC

Buildings

NYC Department of Buildings

Actions

Premises: 131 CHARLES STREET MANHATTAN

BIN: 1078247

Block: 632

Lot: 30

Page: 1

| NUMBER                 | TYPE                      | FILE DATE  |
|------------------------|---------------------------|------------|
| ALT 819-41             | ALTERATION                | 00/00/1941 |
| ALT 774-59P            | ALTERATION                | 00/00/1959 |
| NB 573-89*             | NEW BUILDING              | 00/00/1989 |
| P 1378-41              | PLUMBING                  | 00/00/1941 |
| PER 1448-41G           | PERMIT                    | 00/00/1941 |
| UB 1648-23*            | UNSAFE BUILDING           | 00/00/1923 |
| V- 081508LANDMK09-0172 | DOB VIOLATION - DISMISSED | 08/15/2008 |

Enter Action Type:

Or Selected from List:

Select...

Refresh

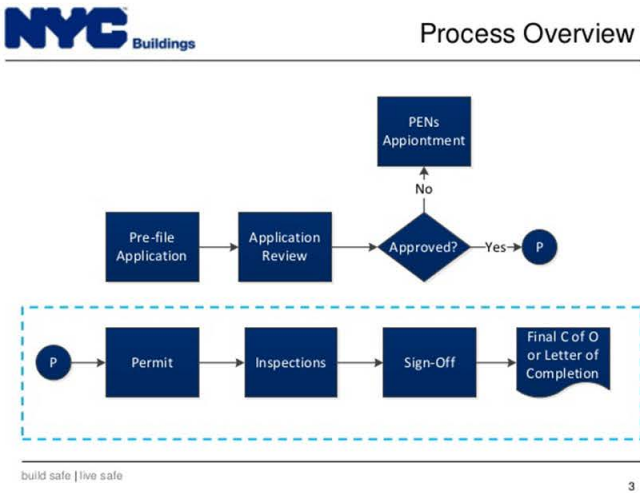




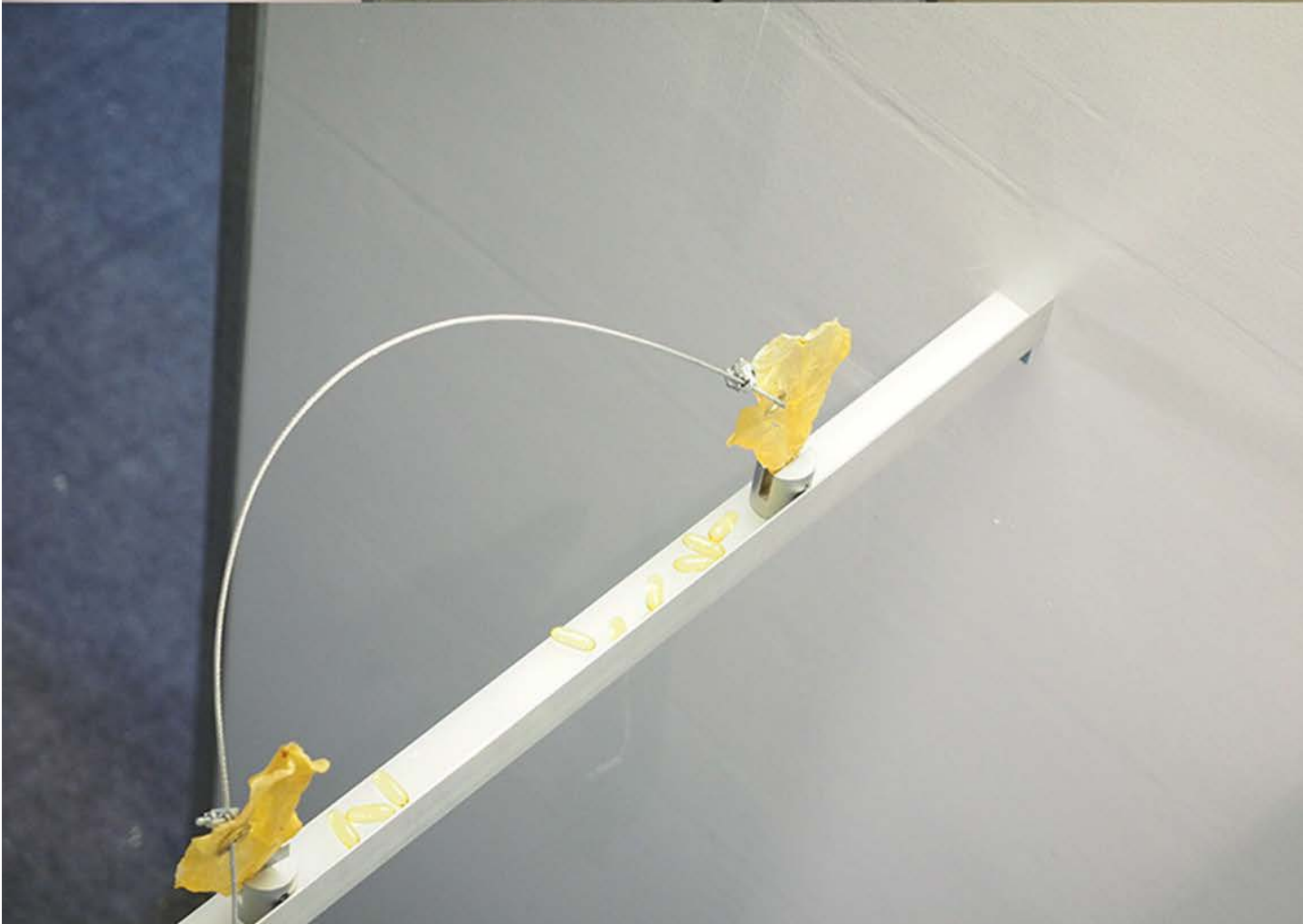
ECB Penalty Information

|                      |            |
|----------------------|------------|
| Penalty Imposed:     | \$2,400.00 |
| Adjustments:         | \$0.00     |
| Amount Paid:         | \$2,400.00 |
| Penalty Balance Due: | \$0.00     |

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Overview for Complaint #:1355781 = RESOLVED

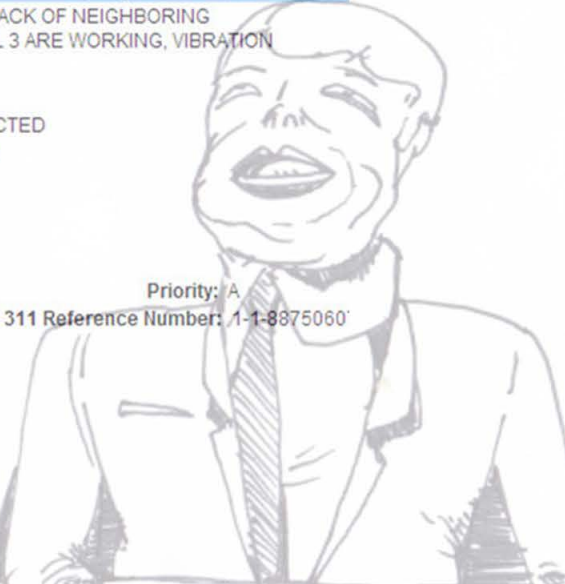
Complaint at: 170 AVENUE A BIN: 1005121 Borough: MANHATTAN ZIP: 10011

Re: THE SEVEN ELEVEN HAS 3 LARGE A/C ON BEAMS,NOT GROUND THAT SHAKE THE BACK OF NEIGHBORING BUILDING. THE STORE IS NOT OPEN & 1 IS BEING USED THE CONCERN THAT WHEN ALL 3 ARE WORKING, VIBRATION WILL BE 24/

Category Code: 30 BUILDING SHAKING/VIBRATING/STRUCT STABILITY AFFECTED  
UNSTABLE BUILDING : SHAKING/VIBRATING - CONSTRUCTION

DOB District: N/A  
Cross Street(s): EAST 11 STREET ,

Assigned To: EMERGENCY RESPONSE TEAM





## Approved Agencies

### Types of Approved Agencies:

- Testing and product certification agencies
- Elevator inspection agencies
- Boiler inspection agencies
- Concrete testing laboratories
- Exterior wall inspection agencies (maintenance inspections)
- Pipe welder qualifying agencies
- Approved Fabricators
- Progress inspection agencies
- Special inspections, (1 RCNY 101-06)

Category  
DV1

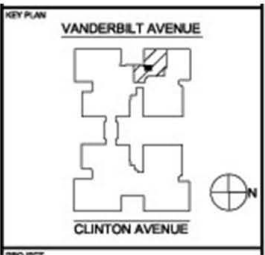




Complaint Disposition History

| # | Disposition<br>Date | Code | Disposition  | Inspection<br>By | Date       |
|---|---------------------|------|--|------------------|------------|
| 2 | 03/10/2015          | L1   | PARTIAL STOP WORK ORDER<br>UNABLE TO DETERMINE TRANSIENT USE,WORK W/O PERMIT-<br>PARTITIONS ,PLUMBING,ELECTRICAL,CONTRARY TO C/O OFFICE 5<br>FLOOR | 2224             | 03/10/2015 |
| 1 | 03/10/2015          | C3   | ACCESS DENIED - 1ST ATTEMPT<br>ACCESS DENIED BY TENANT   | 2218             | 02/18/2015 |

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Overview for Complaint #:1355781 = RESOLVED

Complaint at: 170 AVENUE A BIN: 1005121 Borough: MANHATTAN ZIP: 10009

Re: THE SEVEN ELEVEN HAS 3 LARGE A/C ON BEAMS,NOT GROUND THAT SHAKE THE BACK OF NEIGHBORING BUILDING. THE STORE IS NOT OPEN & 1 IS BEING USED THE CONCERN THAT WHEN ALL 3 ARE WORKING, VIBRATION WILL BE 24/

Category Code: 30 BUILDING SHAKING/VIBRATING/STRUCT STABILITY AFFECTED  
UNSTABLE BUILDING : SHAKING/VIBRATING - CONSTRUCTION

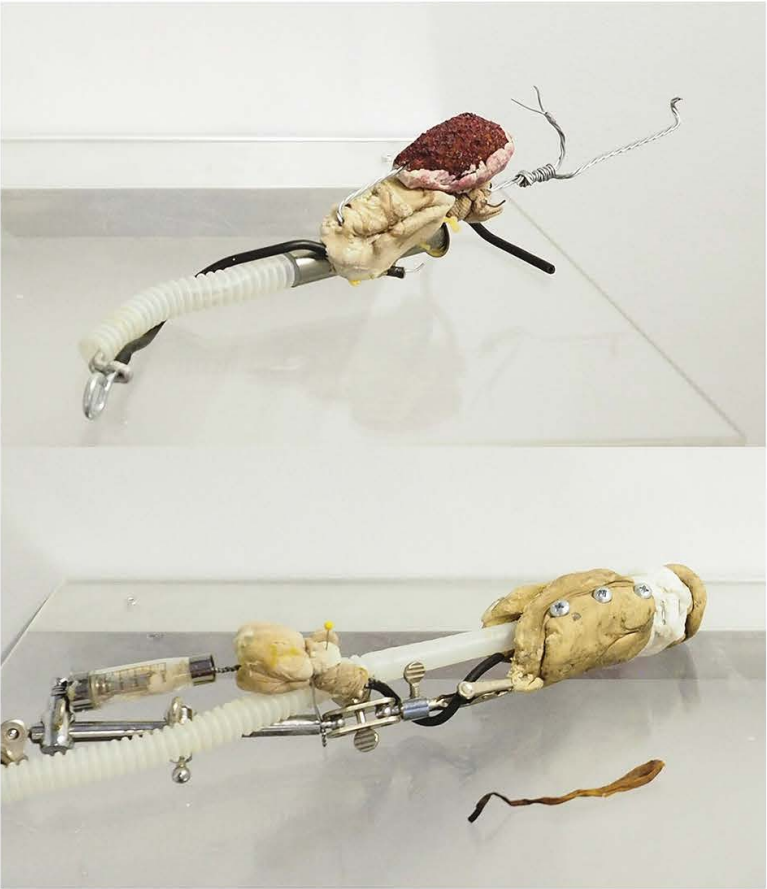
DOB District: N/A  
Cross Street(s): EAST 11 STREET ,

Assigned To: EMERGENCY RESPONSE TEAM

Priority: A  
311 Reference Number: 1-1-887506071

Received: 09/05/2013 Block: 404 Lot: 4 Community Board: 103  
Owner: VILLAGE JV 500 EAST 11TH LLC





TR1 Requirements

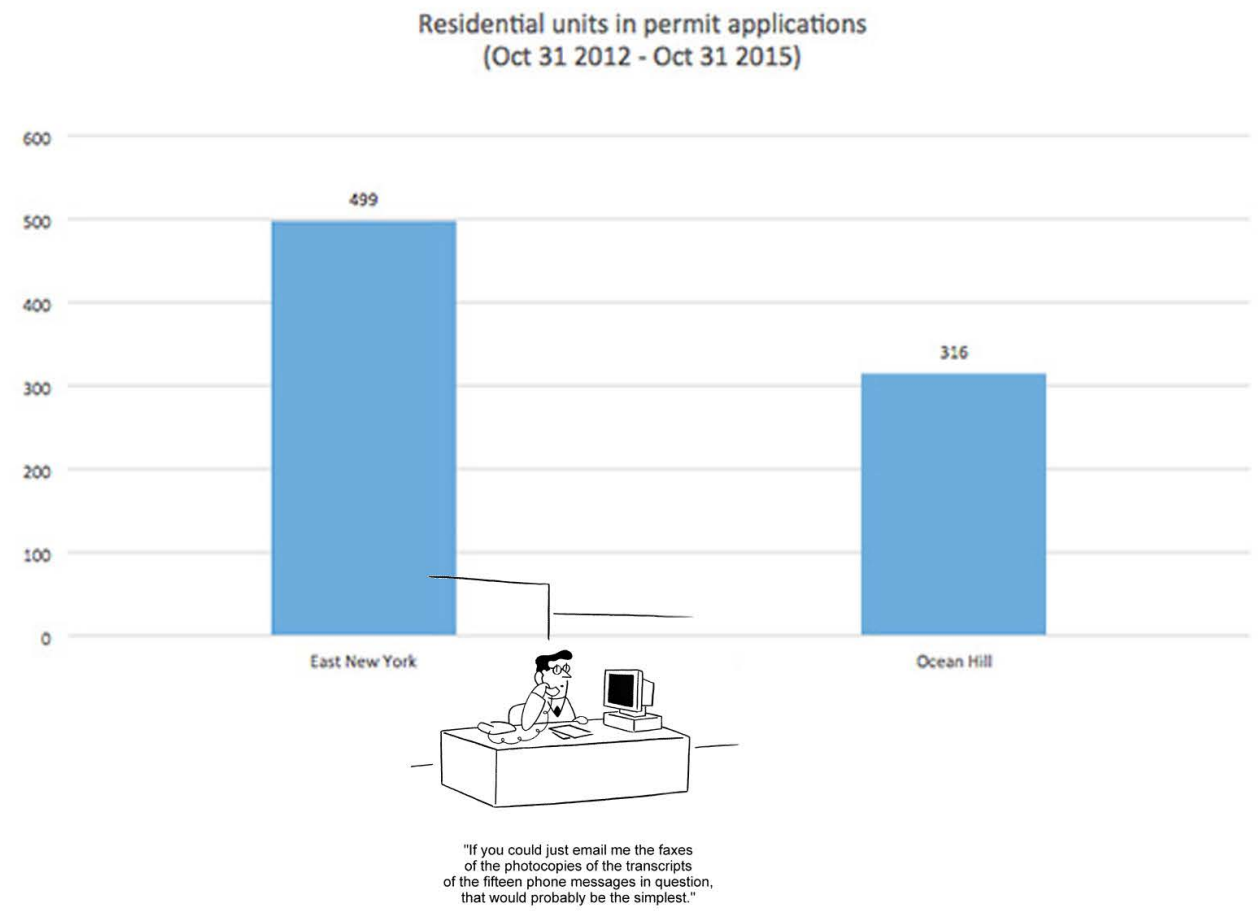
Prior to Approval

Prior to Permit  
(after 5/13/13  
cannot sign under  
column 3B without  
valid SIA#)

Prior to signoff

| Special Inspection Items |                               | Required for all applications, continued on page 2. |                                    | Indicates report required |   |                |                           |
|--------------------------|-------------------------------|---|------------------------------------|---------------------------|---|----------------|---------------------------|
| 3A                       | Identification of Requirement | 3B  | Identification of Responsibilities | 3C                        | Certificate of Complete Inspections / Tests | 3D             | Withdraw Responsibilities |
| Y                        | N                             | Special Inspections                                 | Code/Section                       | Initial & Date            | Initial & Date                              | Initial & Date | Initial & Date            |
| <input type="checkbox"/> | <input type="checkbox"/>      | Flood Zone Compliance                               | BC 6106                            |                           |   |                |                           |
| <input type="checkbox"/> | <input type="checkbox"/>      | Fire Alarm Test                                     | BC 907, BC 1704.13                 |                           |   |                |                           |
| <input type="checkbox"/> | <input type="checkbox"/>      | Photoluminescent Exit Path Markings                 | BC 1026.11                         |                           |   |                |                           |
| <input type="checkbox"/> | <input type="checkbox"/>      | Emergency Power Systems (Generators)                | BC 1704.13, BC 2700                |                           |   |                |                           |
| <input type="checkbox"/> | <input type="checkbox"/>      | Structural Steel - Welding                          | BC 1704.3.1                        |                           |   |                |                           |
| <input type="checkbox"/> | <input type="checkbox"/>      | Structural Steel - Erection & Bolting               | BC 1704.3.2, BC 1704.3.3           |                           |   |                |                           |
| <input type="checkbox"/> | <input type="checkbox"/>      | Structural Cold-Formed Steel                        | BC 1704.3.4                        |                           |   |                |                           |
| <input type="checkbox"/> | <input type="checkbox"/>      | Concrete - Cast-In-Place                            | BC 1704.4                          |                           |   |                |                           |
| <input type="checkbox"/> | <input type="checkbox"/>      | Concrete - Precast                                  | BC 1704.4                          |                           |   |                |                           |

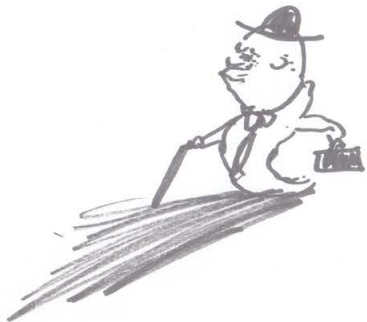
build safe | live safe



jun 24 court room  
commissioner interrogation

sir state your name  
.....tin  
do you directly operate for opinum realty corp  
im a correspondent  
this is not the hard part  
I work with the tenants  
you work with the tenants?  
are you authorize to represent the tenants today?  
yea  
they know you are here?  
are you comfortable with english or do you need a translator  
which one  
no translator  
raise your right hand, I swear to tell the truth  
yes  
you have the right to have a lawyer to represent you, of you need to back with one  
but now you can speak for yourself today  
what would you like to do?  
no let me.... lets speak





A Certificate of Correction must be submitted to the Administrative Enforcement Unit (AEU) for all violations. A violation that is not dismissed by ECB will continue to remain ACTIVE or "open" on DOB records until acceptable proof is submitted to the AEU, even if you have paid the penalty imposed by ECB.



recorded conversation

lawyer

june 3 2015

can you say it for verbatim again

in regard to the 2 stop work orders

I propose to undertake the filling plan action

one: for work on 5th floor regarding illegal hotel

we file plans for a potential legal occupancy

those files are filed and approved and permit issued

and we stand ready to conduct the work

I understand we accidentally broke the stop work order

now we propose since we have our new permits

and our contractors in place we need to remove the stop

work order so we may proceed

scheduled inspection

sprinklers have to be professionally removed

