November 10, 2016

Honorable Kathleen H. Burgess
Secretary
New York Public Service Commission
Three Empire State Plaza
Albany, New York 12223

Re: Matter 16-—— – Petition of Verizon New York Inc. for Limited Orders of Entry for 43 Multiple-Dwelling Unit Buildings in the City of New York

Dear Secretary Burgess:

Enclosed please find the Petition of Verizon New York Inc. for Limited Orders of Entry for 43 Multiple-Dwelling Unit Buildings in the City of New York.

Each respondent named in the Petition has been served with a paper copy of the Petition and accompanying Exhibit 1. Due to its size, a paper copy of Exhibit 2 has not been provided to each respondent. Instead, Exhibit 2 has been posted on a public webpage and can be found at http://www22.verizon.com/about/community/nypsc_petitions.htm.

Respondents: If you believe that your building was included in this Petition in error or you are now willing to allow a survey of the property in preparation for installation of Verizon’s cable television facilities, the quickest and most efficient way of letting us know is to send an email to 228correspondence@verizon.com. We will review and follow up on your email promptly. Please include in the email message your name, company, telephone number, email address and the address of the building (as it appears on Exhibit 1 of the Petition).

Respectfully submitted,

Joseph A. Post
STATE OF NEW YORK  
PUBLIC SERVICE COMMISSION  

Petition of Verizon New York Inc. for Limited Orders of Entry for 43 Multiple-Dwelling Unit Buildings in the City of New York  

PETITION FOR LIMITED ORDERS OF ENTRY  

Verizon New York Inc. (“Verizon”) respectfully submits this Petition for Limited Orders of Entry, pursuant to 16 NYCRR § 898.4, allowing Verizon to conduct a pre-installation survey at 43 multiple-dwelling unit buildings (“MDUs”) in the City of New York. In support of this Petition, Verizon states as follows:

Specific Location of the Properties

1. Verizon seeks to conduct a pre-installation survey, in preparation for future installation of cable television facilities, at the 43 MDUs listed in Exhibit 1. Each MDU is a residential building; the address of each MDU is set forth in Columns B and C of Exhibit 1.

Owners and Agents

2. The names of the current owners and managing agents of each MDU are listed in Columns D, E and F of Exhibit 1.

Description of the Work to be Performed

3. By this Petition, Verizon seeks permission to enter each MDU to conduct a pre-installation survey, in preparation for future installation of Verizon’s cable television facilities at the MDU, to allow Verizon to provide cable television service to residents in the MDU.

Proof of Service of Notice of Intention to Install Cable Television Facilities and Service

4. Each MDU owner and/or managing agent received two letters from Verizon. Each letter was accompanied by a Notice of Intention to Install Cable Television Facilities and
Service, as required by 16 NYCRR Part 898. Mailing dates of the notices for each building are set forth in Column G of Exhibit 1. Supporting documentation is provided in Exhibit 2.

**Name of the Individual Responsible for Installation**

5. Alyson Seigal, Verizon, 140 West Street, New York, NY, is the person primarily responsible for the proposed pre-installation surveys.

**Indemnification**

6. Verizon warrants that it will bear the entire cost of each survey. Verizon further warrants that it will indemnify the owner of each MDU for any damage that may be caused by Verizon in connection with the survey, and that it has insurance covering such pre-installation survey work, proof of which can be produced upon request.

**Pre-Installation Survey Work Will Be Conducted Without Prejudice to the Owner’s Right to Receive Just Compensation**

7. The proposed pre-installation survey work will be conducted without prejudice to any rights the owner of each MDU may have to receive just compensation in accordance with 16 NYCRR § 898.2.

**Summary of Verizon’s Efforts to Gain Entry to the Buildings for the Pre-Installation Surveys**

8. Verizon’s formal efforts are set forth in Column G of Exhibit 1. In addition to those efforts, Verizon has attempted to contact the owners and managing agents by telephone and/or e-mail to secure access to the properties, without success. Verizon has been unable to obtain access to survey the properties for reasons that may include, but are not necessarily limited to, refusals to permit access, delays by building owners or managing agents in communicating with Verizon or in reaching a decision, and requests to defer the survey by Verizon pending building renovations or other activity. Verizon will continue attempting to
work cooperatively with building owners and managing agents to obtain access, and will periodically advise the Commission of the progress of such efforts.

**Opportunity for the Owner to Answer the Petition**

9. The owner of each MDU listed in Exhibit 1 has twenty (20) days from receipt of this Petition to file an answer. The answer must be responsive to this Petition and may set forth any additional matter not contained herein.

**WHEREFORE**, Verizon respectfully requests that the Commission grant Verizon the relief requested herein and issue an Order pursuant to 16 NYCRR § 898.4 permitting Verizon to conduct a pre-installation survey at each MDU, together with such other relief as the Commission may deem just and proper.

Respectfully submitted,

JOSEPH A. POST
140 West Street, 6th Floor
New York, New York 10007
(212) 519-4717
Counsel for Verizon New York Inc.

Dated: New York, New York
November 10, 2016
STATE OF NEW YORK
PUBLIC SERVICE COMMISSION

Petition of Verizon New York Inc. for Limited Orders of Entry for 43 Multiple-Dwelling Unit Buildings in the City of New York

Matter 16-______

AFFIRMATION OF KEEFE B. CLEMONS

Keefe B. Clemons, an attorney admitted to practice in the courts of the State of New York, affirms under penalty of perjury, pursuant to CPLR 2106, as follows:

1. I am an officer of the petitioner Verizon New York Inc.

2. I am not a party to this action.

3. To the best of my knowledge, based on information provided by employees of the Petitioner and its affiliates, the foregoing Petition is true.

_____________________________________
KEEFE B. CLEMONS

Dated: New York, New York
November 10, 2016
STATE OF NEW YORK
PUBLIC SERVICE COMMISSION

Petition of Verizon New York Inc. for Limited Orders of Entry for 43 Multiple-Dwelling Unit Buildings in the City of New York

Matter 16-_____

DECLARATION OF LAURA A. SHINE

I have taken steps to ensure that a copy of the Petition of Verizon New York Inc. for Limited Orders of Entry for 43 Multiple-Dwelling Unit Buildings in the City of New York was sent on November 10, 2016 by First Class U.S. Mail to the persons on the attached Service List.

I declare under penalty of perjury that, to the best of my knowledge, the foregoing is true and correct.

__________________________________________
LAURA A. SHINE

Dated: New York, New York
November 10, 2016
<table>
<thead>
<tr>
<th>Company Name</th>
<th>Address</th>
<th>Attn.</th>
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<td>Harper Gardens LLC</td>
<td>694 Myrtle Avenue, #117</td>
<td>Abe Green</td>
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<td>Thor 17 West 125th Street LLC</td>
<td>25 West 39th Street, 11th Floor</td>
<td>Spencer Kane</td>
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<td>Common Ground Community HDFC</td>
<td>255 West 43rd Street, Mezzanine</td>
<td>Kanyun Rokicki</td>
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<td>Hudbar Associates, LLC</td>
<td>1881 Broadway, 4th Floor</td>
<td>Scott Clarke</td>
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<td>Grady, Inc.</td>
<td>215 West 83rd Street, 1st Floor</td>
<td>Stacey Shurgin</td>
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<td>30 Ellwood Realty LLC</td>
<td>485 West 187th Street</td>
<td>Martin Scharf</td>
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<td>2207 Coney Island Avenue</td>
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<td>1865 Bogart Avenue, LLC</td>
<td>2353 Hughes Avenue, Basement Office</td>
<td>William Wiegand</td>
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<td>2130 Williamsbridge Road LLC</td>
<td>2130 Williamsbridge Road, #1E</td>
<td>Niman Rugova</td>
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<tr>
<td>Erik James LLC</td>
<td>14 Penn Plaza, #2010</td>
<td>Hector Nieves</td>
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**SERVICE LIST**
654 East 227 Street LLC
c/o Bx Realty Mgmt Inc.
Attn: Cathia Prainito
2433 Boston Road
Bronx, NY 10467

Barker Ave Estates LLC
c/o YMY Acquisitions LLC
Attn: Ari Weissman
2918 Avenue M
Brooklyn, NY 11210

BESI Properties LLC
Attn: Musa Dzaferovic
36-11 Steinway Street, #3E
Long Island City, NY 11101

36-54-35 Realty Corp.
c/o Page Real Estate LLC
Attn: Michael Pagano
35-20 30th Avenue
Astoria, NY 11103

98 Rivington Realty Corp.
Attn: Baoting Chen
17 East Broadway, #305
New York, NY 10002

689 East 189 St. Bronx LLC
c/o JLP Metro Management Inc.
Attn: Anton Popovic
3397 East Tremont Avenue
Bronx, NY 10467

MGSA VIII LLC
c/o Sharp Management Corp.
Attn: Stephen Melowsky
2355 Nostrand Avenue
Brooklyn, NY 11210

Parkash 2325 LLC
c/o Parkash Properties
Attn: Ved Parkash
172-14 89th Avenue
Jamaica, NY 11432

1402 Realty, Inc.
c/o Midas Management Assoc. Inc.
Attn: Michael Pademacht
3605 Sedgwick Avenue
Bronx, NY 10463
1121 Teller Properties LLC  
Attn: Ismet Sabovic  
2476 Belmont Avenue, Basement  
Bronx, NY 10458

Prieren Realty Corp.  
Attn: Gani Bajraktari  
617 East 188th Street  
Bronx, NY 10458

Taf Alexander Ave., Inc.  
c/o New York City Management LLC  
Attn: Sabrina Espinal  
381 Park Avenue South, #1515  
New York, NY 10016

Fairmount Place Realty LLC  
Attn: Kevin Lin  
131-29 Sanford Avenue  
Flushing, NY 11355

Cobble Heights, LLC  
c/o Ragusa Management Corp.  
Attn: Joseph Ragusa  
6221 Strickland Avenue  
Brooklyn, NY 11234

City of New York  
c/o Grenadier Realty Corp.  
Attn: Alan Tang  
1230 Pennsylvania Avenue  
Brooklyn, NY 11239

East River Group LLC  
c/o LAK Construction Corp.  
Attn: Karl Alajajian  
188-06 Northern Boulevard  
Flushing, NY 11358

Adolfo Da Rocha  
53-31 Skillman Avenue  
Woodside, NY 11377

Corona 108 Realty LLC  
Attn: Nick Azizi  
94 Hampshire Road  
Great Neck, NY 11023

Pokpoon Realty Inc.  
Attn: Virachart Pokpoonpipat  
396 3rd Avenue  
New York, NY 10016
Avra Realty LLC
c/o America Realty, LLC
Attn: Tom Sideris
38-08 Bell Boulevard, #2
Bayside, NY 11361

100 West 80th Street Condominium
c/o Orleans Realty, LLC
Attn: Lauren Martinez
100 West 80th Street
New York, NY 10024

95-101 Thayer St. NYC LLC
c/o Park Avenue South Management LLC
Attn: George Guaraca
507 West 186th Street, #A4
New York, NY 10033