

140 West Street
6th Floor
New York, NY 10007
Tel (212) 519-4718
Fax (212) 962-1687
richard.fipphen@verizon.com

Richard C. Fipphen
Assistant General Counsel



June 30, 2014

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

***Re: Case 14-V-_____ – Petition of Verizon New York Inc. for Orders of Entry
for 88 Multiple-Dwelling Unit Buildings in the City of New York***

Dear Secretary Burgess:

Enclosed please find the Petition of Verizon New York Inc. for Orders of Entry for 88 Multiple-Dwelling Unit Buildings in the City of New York.

Verizon has completed pre-installation surveys at each of the 88 properties. Verizon requests that orders of entry be issued by the Commission directing the owner of each building to permit Verizon to install cable television facilities, as provided in Section 898.4(b)(9) of the Commission's Rules.

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.

If any of the respondents believe that they have been included in this Petition in error or are now willing to allow installation of Verizon's cable television facilities at their building, they should contact me at the above email address.

Respectfully submitted,

A handwritten signature in black ink, appearing to read "Richard C. Fipphen".

Richard C. Fipphen

**STATE OF NEW YORK
PUBLIC SERVICE COMMISSION**

Petition of Verizon New York Inc. for Orders of
Entry for 88 Multiple-Dwelling Unit Buildings in the
City of New York

Case 14-V-_____

PETITION FOR ORDERS OF ENTRY

Verizon New York Inc. (“Verizon”) respectfully submits this Petition for Orders of Entry, pursuant to 16 NYCRR § 898.4, allowing Verizon to install fiber-optic facilities to provide cable television service at 88 multiple-dwelling unit (“MDU”) buildings in the City of New York. In support of this Petition, Verizon states as follows:

Specific Location of the Properties

1. Verizon seeks to install fiber-optic facilities to provide cable television service at the 88 MDUs listed in Exhibit 1. Each MDU is a residential building; the number of living units in each MDU is set forth in Column D of Exhibit 1. The owner or managing agent of each MDU listed in Exhibit 1 has either: (1) failed to respond to Verizon’s letters requesting access to install fiber-optic facilities to provide cable television service, or (2) affirmatively denied Verizon’s request for access. Column I of Exhibit 1 sets forth the type of response received for each building.

Owners and Agents

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

Description of the Work to be Performed

3. By this Petition, Verizon seeks permission to install fiber-optic facilities to provide cable television services to residents and businesses in each building. These fiber-optic

facilities will also allow Verizon to provide voice telephony and broadband services in the building. Pre-installation surveys of each property have been completed. Column J of Exhibit 1 sets forth the type of installation that Verizon intends to use for each building.

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

4. After several unsuccessful attempts by Verizon to secure permission to start the proposed fiber-optic installation, each owner and/or managing agent received a letter from Verizon along with a Notice of Intent to Install Cable Television Facilities. Mailing dates of the notices for each building are set forth in Column H of Exhibit 1. Supporting documentation, including proof of delivery (if available), 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 installations.

Indemnification

6. Verizon warrants that it will bear the entire cost of each installation. Verizon further warrants that it will indemnify the owner of each building for any damage that may be caused by Verizon in connection with the installation.

Installation Work Will Be Conducted without Prejudice to the Owner's Right to Receive Just Compensation

7. The proposed installation work will be conducted without prejudice to the rights of the owner of each building to receive just compensation in accordance with 16 NYCRR § 898.2.

Summary of Verizon's Efforts to Gain Entry to the Buildings

8. Verizon's formal efforts to gain entry to the identified properties are set forth in Column H of Exhibit 1. In addition to those efforts, Verizon has attempted to contact the owners

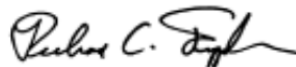
and managing agents by telephone and/or e-mail to secure access to the properties, without success.

Opportunity for the Owner to Answer the Petition

9. The owner of each building listed on 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 matters 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 install cable television facilities at each building, together with such other relief as the Commission may deem just and proper.

Respectfully submitted,



RICHARD C. FIPPHEN
140 West Street, 6th Floor
New York, New York 10007
(212) 519-4718

Counsel for Verizon New York Inc.

Dated: June 30, 2014

**STATE OF NEW YORK
PUBLIC SERVICE COMMISSION**

Petition of Verizon New York Inc. for Orders of
Entry for 88 Multiple-Dwelling Unit Buildings in the
City of New York

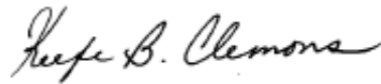
Case 14-V-_____

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. I have read the foregoing Petition and I know its contents. To the best of my

knowledge, based on information provided to me by employees of the Petitioner and its affiliates, the foregoing Petition is true.



KEEFE B. CLEMONS

Dated: New York, New York
June 30, 2014

**STATE OF NEW YORK
PUBLIC SERVICE COMMISSION**

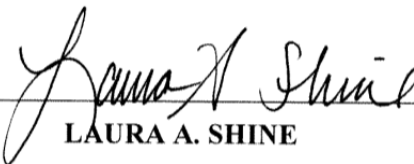
Petition of Verizon New York Inc. for Orders of
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Case 14-V-_____

DECLARATION OF LAURA A. SHINE

A copy of the Petition of Verizon New York Inc. for Orders of Entry for 88 Multiple-Dwelling Unit Buildings in the City of New York was sent on June 30, 2014 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
June 30, 2014

SERVICE LIST

East 10th Capital Corp.
Attn: George Lavian
377 Park Avenue South, 3rd Floor
New York, NY 10016

Apple Estate LLC
Attn: Chaya Weiss
51 Forest Road, Suite 316
Monroe, NY 10950

Union Avenue Cluster L.P.
c/o IPM Realty LLC
Attn: Miriam Rodriguez
798 Westchester Avenue
Bronx, NY 10455

Melrose Cluster, L.P.
c/o Melrose Properties
Attn: Ramon Escobar
2432 Grand Concourse, Suite 509
Bronx, NY 10458

2501 Hoffman Properties LLC
c/o Midas Management Assoc.
Attn: Steven Padernacht
3605 Sedgwick Avenue
Bronx, NY 10463

32 East 64th Street Corp.
c/o Charles H. Greenthal Management Company
Attn: Kathy Mauro
4 Park Avenue, 3rd Floor
New York, NY 10016

Highbridge Community HDPC
Attn: Martin Rivera
1465 Nelson Avenue, Office A
Bronx, NY 10452

250 Broadway Associates Corp.
c/o Matthew Adam Properties, Inc.
Attn: Ira M. Meister
127 East 59th Street
New York, NY 10022

3063 Buhre Ave Realty Inc.
Attn: Mike Mondelli
112 Pennyfield Avenue
Bronx, NY 10465

Deborah Realty Company
c/o Friedman Management
Attn: Bernard Friedman
770 Lexington Avenue, 18th Floor
New York, NY 10065

Royal Oaks LLC
c/o Eshco Real Estate Management
Attn: S. David Eshaghoff
10 Cuttermill Road, Suite 405
Great Neck, NY 10021

412 Realty Co.
Attn: Moses Podolski
3153 Perry Avenue
Bronx, NY 10467

Gramercy 222 Residents Corp.
c/o Halstead Management Co.
Attn: Jeffrey Hufnagel
770 Lexington Ave, 7th Floor
New York, NY 10065

PPF Off 500 Park Avenue, LLC
Attn: Brian O'Flaherty
500 Park Avenue
New York, NY 10022

Whitestone Realty Owners Corp.
c/o Gitman Management Co.
Attn: Efram Berger
4907 18th Avenue, 2nd Floor
Brooklyn, NY 11204

Bethany/Development Outreach HDFC
Attn: Ismail Shamsid-Deen
270 Lenox Avenue
New York, NY 10027

157 Residential Owners Inc.
Attn: Alan Silverman
1 Old Country Road, Suite 390
Carle Place, NY 11514

SP 103 E 86 LLC
c/o Stonehenge Management
Attn: Mendel Rosenbaum
888 7th Avenue, 3rd Floor
New York, NY 10106

SGRC 70 LLC
c/o Bettina Equities Company LLC
Attn: Sophia Biraglia
230 East 85th Street
New York, NY 10028

155 East 23rd Street LLC
c/o J.R. Equities
Attn: Jack Rosenthal
38 East 29th Street
New York, NY 10016

Remie Realty Corp.
Attn: Jeffrey Schneider
3200 Cruger Avenue, Suite 204
Bronx, NY 10467

Max Connor LLC
Attn: Richard Timberger
111 Brook Street, 2nd Floor
Scarsdale, NY 10583

Plum Assets LLC
c/o Parkoff Organization Management
Attn: Scott Kiaer
98 Cuttermill Road, Suite 444S
Great Neck, NY 11021

Ciampa 14 LLC
c/o Ciampa Management Corp.
Attn: Douglas Ciampi
136-26 37th Avenue
Flushing, NY 11354

Ciampa Organization
c/o Ciampa Management Corp.
Attn: Douglas Ciampi
136-26 37th Avenue
Flushing, NY 11354

31-16 68th Realty LLC
c/o SW Management LLC
Attn: Adam Onopiak
145 Huguenot Street, Suite 503
New Rochelle, NY 10801

Mosholu Parkway Holdings LLC
Attn: Adi Joseph
P.O. Box 900417
Far Rockway, NY 11690

160 Front Street Associates LLC
c/o Samson Management LLC
Attn: Arnold Goldstein
97-77 Queens Boulevard, Suite 710
Rego Park, NY 11374

Supreme Company I, LLC
Attn: Donald Manocherian
150 East 58th Street
New York, NY 10155

20 Ocean Court Associates
c/o A.R.M. Capital Resources
Attn: Rubin Margules
20 Ocean Court
Brooklyn, NY 11223

Linmar, L.P.
Attn: Caroline Berley
950 Third Avenue, Suite 2806
New York, NY 10022

Quinray Realty Corp.
c/o Mark Greenberg Real Estate Co.
Attn: Nicholas Barone
1981 Marcus Avenue, Suite C131
Lake Success, NY 11042

East 23 Fo LLC
c/o Abro Management Corp.
Attn: Martin Scharf
734 West Broadway
Woodmere, NY 11598

Ciampa 72 LLC
c/o Ciampa Management Corp.
Attn: Douglas Ciampi
136-26 37th Avenue
Flushing, NY 11354

121 East 12 Street LLC
c/o Bernic Management, LLC
Attn: Slavko Bernic
36 Maple Place, 2nd Floor
Manhasset, NY 11030

Wallack Management Co. Inc.
Attn: Burt Wallack
441 Lexington Avenue, 4th Floor
New York, NY 10017

500 Trinity Associates
Attn: Sheldon Fox
500 Trinity Avenue, Apt. 1B
Bronx, NY 10455

145-95 Apt. Inc.
c/o DSJ Management
Attn: Carl Fraiman
247 Seeley Street
Brooklyn, NY 11218

Gun Hill Associates LLC
c/o Orin Management Corporation
Attn: Steve Sohn
P.O. Box 1168
Flushing, NY 11354

Christodora House Assoc.
c/o Andrews Building Corp.
Attn: Michael Rosen
666 Broadway, 12th Floor
New York, NY 10012

Lynsey Lee Ltd.
Attn: Stuart Morgan
41 West Putnam Avenue
Greenwich, CT 06830

Athina Garden Apartments
Attn: John Psaras
7916 5th Avenue
Brooklyn, NY 11209

Mins Court Housing Company, Inc.
Attn: Ivette DeJesus
300 East 175th Street, 6th Floor
Bronx, NY 10457

Clinton Arms Assoc.
c/o AMS Realty Co.
Attn: Martin Shnay
450 West End Avenue, Suite 10B
New York, NY 10024

J & C Lamb Management Corp.
Attn: Craig Lamb
4 Park Avenue, Mezzanine
New York, NY 10016

11 East 87 Tenants Corp.
c/o Gumley HAFT
Attn: Edith Schickedanz
415 Madison Avenue, 5th Floor
New York, NY 10017

36-14 165 Realty LLC
c/o SW Management LLC
Attn: Stanley Wasserman
145 Huguenot Street, Suite 503
New Rochelle, NY 10801

77 Realty LLC
c/o Abro Management Corp.
Attn: Richard Hill
734 West Broadway
Woodmere, NY 11598

163rd Street LLC
c/o Fisher Associates
Attn: Benny Sokol
152 West 57th Street, 12th Floor
New York, NY 10019

650 Park Avenue Corp.
c/o Douglas Elliman Property Management
Attn: Lynn Haslett
675 Third Avenue
New York, NY 10017

Shore Lane Arms Owners Corp.
c/o Jalen Management Corp.
Attn: Paula Zacharakos
7018 Fort Hamilton Parkway
Brooklyn, NY 11228

171 Beta I, LLC
c/o Bettina Equities Company LLC
Attn: Benny Caiola
230 East 85th Street
New York, NY 10028

Cumberland House Corporation
c/o Douglas Elliman Property Management
Attn: Ed Lyons
675 Third Avenue
New York, NY 10017

Fifth First Beekman Corp.
c/o Brown Harris Stevens Residential Management
Attn: Andrew Posner
770 Lexington Avenue
New York, NY 10065

209 East 56th Street Apt. Corp.
c/o Mark Greenberg Real Estate Co.
Attn: Steven Greenbaum
1981 Marcus Avenue, Suite C131
Lake Success NY 11042

333 Tenants Corp.
c/o AKAM Associates
Attn: Sal Catinella
260 Madison Avenue, 12th Floor
New York, NY 10016

Greenthal Management
c/o AKAM Associates
Attn: Mark Weil
260 Madison Avenue, 12th Floor
New York, NY 10016

400 East 66th Street Co. LLC
c/o Algin Management Co., LLC
Attn: Laurence Ginsberg
40 East 34th Street, Room 1602
New York, NY 10016

511 East 80th Street LLC
Attn: Scott Ross
235 Park Avenue South, 8th Floor
New York, NY 10003

200 East 62nd Owner, LLC
c/o Douglas Elliman Property Management
Attn: Robert Swiderski
675 Third Avenue
New York, NY 10017

12 Broadway Realty LLC
c/o Heller Realty
Attn: Kevin Padgett
745 Fifth Avenue, Suite 1250
New York, NY 10151

East 63 Company LLC
Attn: Nancy Levis
575 Park Avenue, Unit 307
New York, NY 10065

315 East 69th Street Owners Corp.
c/o First Service Residential New York, Inc.
Attn: Mitchell Lassman
622 Third Avenue, 14th Floor
New York, NY 10017

Channel Club Condominium
c/o Halstead Management
Attn: Thera Williams
770 Lexington Avenue, 7th Floor
New York, NY 10021

Cloister Owners Corp.
c/o Orsid Realty Corp.
Attn: Robert Mellman
1740 Broadway, 2nd Floor
New York, NY 10019

Fourth Ave Mgt. Assoc.
c/o Bayview Management Corp.
Attn: Penny Priceman
9707 4th Avenue, Suite 1-G
Brooklyn, NY 11209

Clermont York Associates LLC
c/o Broadwall Management Corp.
Attn: Jeffrey Feil
7 Penn Plaza, Suite 618
New York, NY 10001

56th Lexington Holding LLC
c/o Key Real Estate Associates, LLC
Attn: Joan Konow
217 Broadway, Suite 309
New York, NY 10007

Eastwood Towers Company
c/o Douglas Elliman Property Management
Attn: Liora Elghanayan
675 Third Avenue
New York, NY 10017

1700 York Avenue Associates
c/o Broadwall Management Corp.
Attn: Jeffrey Feil
370 7th Avenue, Suite 618
New York, NY 10001

Sanford Equities Corp.
c/o Elite Management
Attn: Robert Mozilo
250-04 Jericho Turnpike
Floral Park, NY 11001

Baisley, L.P.
c/o Reliant Realty Services, Inc.
Attn: Penny Wisneski
885 Second Avenue, 31st Floor
New York, NY 10017

Roc-Le Triomphe Associates LLC
c/o Hampton Management Co.
Attn: Bruce Simon
135 East 57th Street, 22nd Floor
New York, NY 10022

OUB Court Housing Company, Inc.
c/o South Bronx Community Management
Company, Inc.
Attn: Ivette DeJesus
2804 Third Avenue, 3rd Floor
Bronx, NY 10455

Washington Sq Apartments Inc.
c/o Metro Management
Attn: Julisa Carcano
42-25 21 Street
Long Island City, NY 11101

Fourth Ave Owners Corp.
c/o Douglas Elliman Property Management
Attn: Brenda Ballison
675 Third Avenue
New York, NY 10017

Blair House Properties LLC
c/o Douglas Elliman Property Management
Attn: Yolando Queen
675 Third Avenue
New York, NY 10017

TC Housing Development Fund Co Inc. &
350 St Anns LP
c/o Reliant Realty Services, Inc.
Attn: Penny Wisneski
885 Second Avenue, 31st Floor
New York, NY 10017

OUB Houses Housing Co. I
c/o South Bronx Community Management
Company, Inc.
Attn: Raul Russi
2804 Third Avenue, 3rd Floor
Bronx, NY 10455

Tausik Brothers LLC
c/o Charles H. Greenthal Management Company
Attn: Peter Yee
4 Park Avenue, 3rd Floor
New York, NY 10016

KBL 51st Street Limited Partnership
c/o J & C Lamb Management Corp.
Attn: Stephen Soleymani
4 Park Avenue, Mezzanine
New York, NY 10016

Lawrence Properties
Attn: Steven Katz
150 West 30th Street, 2nd Floor
New York, NY 10001

145 East 15th Street Tenants Corp.
c/o Orsid Realty Corp.
Attn: Gerard Mounic
1740 Broadway, 2nd Floor
New York, NY 10019

130 East 18 Owners Corp.
c/o Century Operating Corp.
Attn: Adam Zerka
440 9th Avenue, 15th Floor
New York, NY 10001

Buckingham Associates LLC
c/o Samson Management LLC
Attn: Andre Williams
97-77 Queens Boulevard, Suite 710
Rego Park, NY 11374

Astor Terrace Condominium
c/o Douglas Elliman Property Management
Attn: Michael McCabe
675 Third Avenue
New York, NY 10017

Stewart Tenants Corp.
c/o Douglas Elliman Property Management
Attn: Brenda Ballison
675 Third Avenue
New York, NY 10017

106 Street House, Inc.
c/o Dalton Management Co., LLC
Attn: Ronald Dawley
60 East 42nd Street, Suite 18
New York, NY 10165