EXHIBIT 1

A	B	C	D	E	F	G	H	I	J
Property No.	MDU Property Address	Municipality	No. of Living Units	MDU Owner (Landlord)	MDU Managing Agent Co.	MDU Managing Agent Name	Notice Dates	Refusal Code*	Build Type*
1	734 E 228 ST	BRONX	16	Roma Realty LLC	Roma Realty LLC	Vincent Roman	Notices sent on 07/14/2012 & 04/09/2013	P	A
2	730 E 228 ST	BRONX	17	228 Street Property LLC	QV Management LLC	Keyou Keypour	Notices sent on 07/25/2011 & 05/17/2012	A	A
3	106 RIDGE ST	MANHATTAN	20	198 Rivington Street, LLC	Smith Murdock Co.	Richard Murdock	Notices sent on 05/09/2012 & 08/15/2012	P	F
4	934 BARRETTO ST	BRONX	21	Rosina Associates, L.P.	Rosina Associates, L.P	Priscilla Vega	Notices sent on 12/11/2012 & 04/09/2013	A	B
5	1527 PLYMOUTH AV	BRONX	23	Rugova Properties Inc.	Rugova Properties Inc.	Namdi Nezaj	Notices sent on 04/19/2012 & 07/10/2012	A	C
6	260 E 125 ST	MANHATTAN	23	Falcon Restoration Limited	El Barrio's Operation Fightback	Gustavo Rosado	Notices sent on 07/15/2011 & 07/10/2012	P	F
7	30 7 AV S	MANHATTAN	25	MDR 7th Ave Owners Corp.	Buchbinder & Warren LLC	Janie Deleon	Notices sent on 06/18/2012 & 11/21/2012	P	A
8	450 E 165 ST	BRONX	27	450-52 E 165th St HDFC	450-52 E 165th St HDFC	Gertrude Sowell	Notices sent on 02/07/2011 & 05/23/2011	P	F
9	4364 BYRON AV	BRONX	28	4364 Realty LLC	4364 Realty LLC	Aaron Bauer	Notices sent on 07/19/2011 & 07/10/2012	P	H
10	99-42 41 AV	QUEENS	28	Mohan Ramchandani	Mohan Ramchandani	Mohan Ramchandani	Notices sent on 05/10/2012 & 08/15/2012	P	A
11	2075 HAVILAND AV	BRONX	29	Gore Creek 2075, LLC	Wavecrest Management Team	Bob Spitz	Notices sent on 09/01/2011 & 10/26/2011	P	A
12	357 1 AV	MANHATTAN	30	Cooper Square Realty Inc.	Cooper Square Realty Inc.	Valerio Orselli	Notices sent on 05/10/2012 & 11/21/2012	P	A
13	264 E 211 ST	BRONX	30	BFT Realty, LLC	BFT Realty, LLC	Gjergji Popovic	Notices sent on 07/11/2011 & 11/21/2012	P	H
14	1466 E GUN HILL RD	BRONX	30	1466 E Gun Hill Rd Corp.	Loreti Management	Sebastian Loreti	Notices sent on 02/10/2011 & 05/23/2011	P	F
15	134-43 MAPLE AV	QUEENS	33	Maple Tower Condominium	Maple Tower Condominium	Tammy Chu	Notices sent on 11/01/2012 & 04/09/2013	A	A
16	3200 DECATUR AV	BRONX	44	Avni Realty LLC	Avni Realty LLC	Brahim Sinanovic	Notices sent on 06/14/2010 & 05/23/2011	A	H
17	220 CENTRAL AV	QUEENS	44	Adriatic Management Group LLC	Adriatic Management Group LLC	Joe Kalanic	Notices sent on 04/03/2012 & 04/09/2013	A	H
18	91-35 195 ST	QUEENS	46	Harold Stark	Harold Stark	Harold Stark	Notices sent on 11/03/2011 & 07/10/2012	P	H
19	67 E 2 ST	MANHATTAN	48	67 East 2nd Street Corp.	Agin Properties & Management	Edward Devine	Notices sent on 09/13/2012 & 11/21/2012	P	D
20	15 GRAMERCY PK S	MANHATTAN	48	The National Arts Club	The National Arts Club	Steven Acosta	Notices sent on 05/17/2012 & 08/15/2012	P	A
21	2505 OLINVILLE AV	BRONX	49	2505 Olinville Avenue LLC	Mickey Associates LLC	Steven Finkelstein	Notices sent on 07/14/2010 & 09/27/2010	P	F
22	666 E 224 ST	BRONX	49	666 Holding LLC	666 Holding LLC	Shimon Greisman	Notices sent on 11/22/2011 & 08/15/2012	P	H
23	278 E 239 ST	BRONX	49	278 East 239, LLC	Maxx Properties	Gerald Haak	Notices sent on 05/03/2010 & 08/01/2011	P	F
24	112 W 56 ST	MANHATTAN	51	Le Premier Condominium Ltd.	Brown Harris Stevens Residential Management	Janet Roman	Notices sent on 04/25/2010 & 12/13/2011	P	D
25	144 LUDLOW ST	MANHATTAN	52	Ludlow Street Associates	Broadwall Management Corp.	Abraham Rill	Notices sent on 12/30/2011 & 04/09/2013	P	A

LEGEND

REFUSAL CODE

A **Active Refusal**

P **Passive Refusal**

BUILD TYPES

A **Adhesive Fiber Cables**

Verizon will install fiber optic feeder cable approximately .5" in diameter between a Verizon manhole in the street and the basement of the building, using existing entrance conduit. A fiber terminal (approximately 17"x20"x16") will be installed in the basement. Fiber distribution cables approximately .5" in diameter will be connected to the fiber terminal and will be run horizontally through the basement, using strand wire or 3-4" metallic conduit to a vertical riser path. Vertical risers consisting of one or more fiber cables approximately .5" or less in diameter will be placed in 3-4" metallic conduit, which will be run through newly created holes drilled in the stairwell. 8"pull boxes will be established on the stairwell landing on each floor to house the pulled-through fiber cables. Where warranted, 20"x16"x8"lock boxes will be installed on the floor to house fiber distribution terminals. Horizontal fiber connections to each living unit ("drops") will be established with self-adhesive fiber cables. Small (4"x1.5"x.25") fiber termination boxes will be installed outside each living unit; the fiber drop will be extended into the living unit from this box at the time of installation. All Verizon work will be conducted in conformity with the property work requirements and with consideration for the safety of the residents and the proper functioning of the building. Impact to building aesthetics will be minimized by the use of materials smaller than those that typically serve the building at present.

B **Existing Hallway Moldings**

Verizon will install fiber optic feeder cable approximately .5" in diameter between a Verizon manhole in the street and the basement of the building, using existing entrance conduit. A fiber terminal (approximately 17"x20"x16") will be installed in the basement. Fiber distribution cables approximately .5" in diameter will be connected to the fiber terminal and will be run horizontally through the basement, using strand wire or 3-4" metallic conduit to a vertical riser path. Vertical risers consisting of one or more fiber cables approximately .5" or less in diameter will be placed in 3-4" metallic conduit, which will be run through newly created holes drilled in the stairwell. 8"pull boxes will be established on the stairwell landing on each floor to house the pulled-through fiber cables. Where warranted, 20"x16"x8"lock boxes will be installed on the floor to house fiber distribution terminals. Horizontal fiber drops to each living unit will be provided via bundled drops utilizing the existing hallway molding infrastructure. Excess fiber cables ("slack") will be coiled in the molding in front of each living unit for penetration into the unit at the time of service order. All Verizon work will be conducted in conformity with the property work requirements and with consideration for the safety of the residents and the

proper functioning of the building. Impact to building aesthetics will be minimized by the use of materials smaller than those that typically serve the building at present.

C Microducts and Access Panels

Verizon will install fiber optic feeder cable approximately .5" in diameter between a Verizon manhole in the street and the basement of the building, using existing entrance conduit. A fiber terminal (approximately 17"x20"x16") will be installed in the basement. Fiber distribution cables approximately .5" in diameter will be connected to the fiber terminal and will be run horizontally through the basement, using strand wire or 3-4" metallic conduit to a vertical riser path. Vertical risers consisting of one or more fiber cables approximately .5" or less in diameter will be placed in 3-4" metallic conduit, which will be run through newly created holes drilled in the stairwell. 8"pull boxes will be established on the stairwell landing on each floor to house the pulled-through fiber cables. Where warranted, 20"x16"x8"lock boxes will be installed on the floor to house fiber distribution terminals. Horizontal fiber drops to each living unit will be provided via 12.7mm micro duct that are run through existing soffits or in the ceiling, to the front of each unit. Approximately 8"x8" access panels will be installed to enable penetration into the living unit at the time of service order. All Verizon work will be conducted in conformity with the property work requirements and with consideration for the safety of the residents and the proper functioning of the building. Impact to building aesthetics will be minimized by the use of materials smaller than those that typically serve the building at present.

D Microducts in Dropped Ceilings

Verizon will install fiber optic feeder cable approximately .5" in diameter between a Verizon manhole in the street and the basement of the building, using existing entrance conduit. A fiber terminal (approximately 17"x20"x16") will be installed in the basement. Fiber distribution cables approximately .5" in diameter will be connected to the fiber terminal and will be run horizontally through the basement, using strand wire or 3-4" metallic conduit to a vertical riser path. Vertical risers consisting of one or more fiber cables approximately .5" or less in diameter will be placed in 3-4" metallic conduit, which will be run through newly created holes drilled in the stairwell. 8"pull boxes will be established on the stairwell landing on each floor to house the pulled-through fiber cables. Where warranted, 20"x16"x8"lock boxes will be installed on the floor to house fiber distribution terminals. Horizontal fiber drops to each living unit will be provided via 12.7mm micro duct that run through dropped ceilings; the fiber drops will be coiled close to each apartment. At the time of service order, penetration will be made into the living unit and a fiber drop will be pulled through the micro duct. All Verizon work will be conducted in conformity with the property work requirements and with consideration for the safety of the residents and the proper functioning of the building. Impact to building aesthetics will be minimized by the use of materials smaller than those that typically serve the building at present.

E Existing Conduit to Living Unit

Verizon will install fiber optic feeder cable approximately .5" in diameter between a Verizon manhole in the street and the basement of the building, using existing entrance conduit. A fiber terminal (approximately 17"x20"x16") will be installed in the basement. Fiber distribution cables approximately .5" in diameter will be connected to the fiber terminal and will be run horizontally through the basement, using strand wire or 3-4" metallic conduit to a vertical riser

path. Vertical risers consisting of one or more fiber cables approximately .5" or less in diameter will be placed in 3-4" metallic conduit, which will be run through newly created holes drilled in the stairwell. 8"pull boxes will be established on the stairwell landing on each floor to house the pulled-through fiber cables. Where warranted, 20"x16"x8"lock boxes will be installed on the floor to house fiber distribution terminals. Horizontal fiber drops to each living unit will be provided via existing building conduit, from the fiber distribution terminals directly into the living unit. At the time of service order, a fiber drop will be pulled through the conduit, possibly within a micro duct, where space allows. All Verizon work will be conducted in conformity with the property work requirements and with consideration for the safety of the residents and the proper functioning of the building. Impact to building aesthetics will be minimized by the use of materials smaller than those that typically serve the building at present.

F New Hallway Molding

Verizon will install fiber optic feeder cable approximately .5" in diameter between a Verizon manhole in the street and the basement of the building, using existing entrance conduit. A fiber terminal (approximately 17"x20"x16") will be installed in the basement. Fiber distribution cables approximately .5" in diameter will be connected to the fiber terminal and will be run horizontally through the basement, using strand wire or 3-4" metallic conduit to a vertical riser path. Vertical risers consisting of one or more fiber cables approximately .5" or less in diameter will be placed in 3-4" metallic conduit, which will be run through newly created holes drilled in the stairwell. 8"pull boxes will be established on the stairwell landing on each floor to house the pulled-through fiber cables. Where warranted, 20"x16"x8"lock boxes will be installed on the floor to house fiber distribution terminals. Horizontal fiber drops will be placed in newly installed hallway molding running from the fiber distribution terminal to the end of the hallway on each floor. Extra slack will be left coiled in the molding in front of each unit for penetration into the unit at the time of service order. All Verizon work will be conducted in conformity with the property work requirements and with consideration for the safety of the residents and the proper functioning of the building. Impact to building aesthetics will be minimized by the use of materials smaller than those that typically serve the building at present.

G Fiber Drops Installed Directly into Unit from Riser

Verizon will install fiber optic feeder cable approximately .5" in diameter between a Verizon manhole in the street and the basement of the building, using existing entrance conduit. A fiber terminal (approximately 17"x20"x16") will be installed in the basement. Fiber distribution cables approximately .5" in diameter will be connected to the fiber terminal and will be run horizontally through the basement, using strand wire or 3-4" metallic conduit to a vertical riser path. Vertical risers consisting of one or more fiber cables approximately .5" or less in diameter will be placed in 3-4" metallic conduit, which will be run through newly created holes drilled in the stairwell. 8"pull boxes will be established on the stairwell landing on each floor to house the pulled-through fiber cables. Where warranted, 20"x16"x8"lock boxes will be installed on the floor to house fiber distribution terminals. Fiber drops will be run directly into the living unit from the distribution terminal in the riser closet or stairwell. All Verizon work will be conducted in conformity with the property work requirements and with consideration for the safety of the residents and the proper functioning of the building. Impact to building aesthetics will be minimized by the use of materials smaller than those that typically serve the building at present.

H Exterior Bundled Drops

4.8mm Indoor/Outdoor drop wires will be run vertically on the exterior of the building, passing closely by the window line for each set of stacked apartments in the building. The drop wires are attached to a metal cable that is fastened at the 1st floor level and at the rooftop level. Each wire is coiled outside the living unit it has been earmarked to serve. At the time of service order, the Verizon technician releases the coiled slack, drills a hole in the window sill and brings the drop wire into the unit. All Verizon work will be conducted in conformity with the property work requirements and with consideration for the safety of the residents and the proper functioning of the building. Impact to building aesthetics will be minimized by the use of materials smaller than those that typically serve the building at present.

I Multi-Customer Fiber Terminal

Verizon will install fiber optic feeder cable approximately .5" in diameter between a Verizon manhole in the street and the basement of the building, using existing entrance conduit. A fiber terminal (approximately 17"x20"x16") will be installed in the basement. Fiber distribution cables approximately .5" in diameter will be connected to the fiber terminal and will be run horizontally through the basement, using strand wire or 3-4" metallic conduit to a vertical riser path. Vertical risers consisting of one or more fiber cables approximately .5" or less in diameter will run via 3-4" metallic conduit through either newly created core drills or existing vertical path in the communications/utility/media closets on designated floors. Verizon will mount Multi-Customer Fiber Terminals with average dimensions of 23"x19"x4" (wall mounted) or 84"x26"x15" (floor mounted). This terminal serves up to eight subscribers, with two (2) voice lines and one (1) data line each, and a common video jack. The units will be installed in the building's common utility area, using the existing copper wiring, CAT 5 and/or coax infrastructure to deliver service going to each living unit on serving floors. Building power needed to support MC-ONT design and battery backup is the responsibility of Verizon. All Verizon work will be conducted in conformity with the property work requirements and with consideration for the safety of the residents and the proper functioning of the building. Impact to building aesthetics will be minimized by the use of materials smaller than those that typically serve the building at present.