

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



May 28, 2015

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

***Re: Case 15-V-_____ – Petition of Verizon New York Inc. for Orders of Entry
for 33 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 33 Multiple-Dwelling Unit Buildings in the City of New York.

Verizon has completed pre-installation surveys at each of the 33 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.

Respondents: Please contact me at richard.fipphen@verizon.com if you believe that your building was included in this Petition in error or you are now willing to allow installation of Verizon's cable television facilities. Please include in the email message your name, company, address, telephone number, and the address of the building.

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 33 Multiple-Dwelling Unit Buildings in the City of New York

Case 15-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 33 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 33 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 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

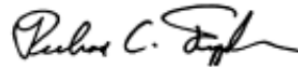
and managing agents by telephone and/or e-mail to secure access to the properties, without success.

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: May 28, 2015

**STATE OF NEW YORK
PUBLIC SERVICE COMMISSION**

Petition of Verizon New York Inc. for Orders of
Entry for 33 Multiple-Dwelling Unit Buildings in the
City of New York

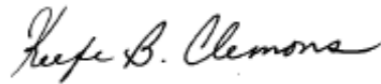
Case 15-V-_____

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
May 28, 2015

**STATE OF NEW YORK
PUBLIC SERVICE COMMISSION**

Petition of Verizon New York Inc. for Orders of Entry for 33 Multiple-Dwelling Unit Buildings in the City of New York

Case 15-V-_____

DECLARATION OF LAURA A. SHINE

A copy of the Petition of Verizon New York Inc. for Orders of Entry for 33 Multiple-Dwelling Unit Buildings in the City of New York was sent on May 28, 2015 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
May 28, 2015

SERVICE LIST

310 West 56th Street Corp.
c/o Charles H. Greenthal Management Corp.
Attn: Jonathan West
4 Park Avenue, 3rd Floor
New York, NY 10016

Riverdale Osborne Towers Housing Associates LLC
c/o Proto Property Services LLC
Attn: Armando Guzman
3601A Fieldston Road
Bronx, NY 10463

Council Towers II HDFC
c/o Metropolitan Council on Jewish Poverty
Attn: Jeff Nerby
120 Broadway, 7th Floor
New York, NY 10271

150 West 79 Corp.
c/o Tudor Realty Services Corp.
Attn: Susan Trauner
250 Park Avenue South, 4th Floor
New York, NY 10003

157 Broadway Associates, LLC
c/o SDG Management Corp.
Attn: Alex Bonnet
888 7th Avenue, 24th Floor
New York, NY 10106

M & R Realty Company, LLC
c/o Abro Management Corp.
Attn: David Horowitz
734 West Broadway
Woodmere, NY 11598

Blue Seal Realty Corp.
Attn: Romeo Cojocarú
2809 Morris Avenue, #1A
New York, NY 10468

2190 Bolton LLC
c/o G.J. Realty Co.
Attn: Alex Zadrina
1841 Williamsbridge Road, #1A
Bronx, NY 10461

2565 Realty LLC
c/o ASC Properties Inc.
Attn: Baki Celaj
754 Mace Avenue
Bronx, NY 10467

Grand Elm Associates LP
Attn: Ved Kawatra
31 Forest Drive
Port Washington, NY 11050

Carlyco Realty, LLC
c/o Farkas Management, LLC
Attn: Jeffrey Farkas
103-17 Metropolitan Avenue, Office
Forest Hills, NY 11375

Chatham Realty LLC
c/o Abro Management Corp.
Attn: Martin Scharf
734 West Broadway
Woodmere, NY 11598

1840 Concourse Associates LP
c/o Toporovsky & Sons Realty Corp.
Attn: Mehmed Miljus
715 West 175th Street
New York, NY 10033

Stellar Undercliff LLC
c/o Stellar Management LLC
Attn: Eduardo Jimenez
156 William Street, 10th Floor
New York, NY 10038

Morris Avenue Residence HDFC
c/o Livingston Management Services, LLC
Attn: Jeanette Semidey
225 West 35th Street, 15th Floor
New York, NY 10001

1997 Realty, LLC
Attn: Carl Chaims
5014 16th Avenue, #190
Brooklyn, NY 11204

The Knolls Cooperative Section No. 1, Inc.
Attn: Sheila Marcus
60 Knolls Crescent
Bronx, NY 10463

Heskel's Riverdale, LLC
Attn: David Simaee
60 West 38th Street
New York, NY 10018

Ariel West Condominium
c/o Halstead Management Company, LLC
Attn: Molly Shifrin
770 Lexington Avenue, 7th Floor
New York, NY 10065

Bernard Friedman
c/o Friedman Management Co.
770 Lexington Avenue, 18th Floor
New York, NY 10065

421 West 21st Street LLC
c/o Silverstone Property Group, LLC
Attn: Daniel Hochberg
825 Third Avenue, 37th Floor
New York, NY 10022

Edward D. Jamie Realty, LLC
Attn: Leon Jamie
141-26 Northern Boulevard
Flushing, NY 11354

599 WEA Owners Corp.
c/o Synoptic Management Corp.
Attn: David Steinberg
136 West 92nd Street, #1A
New York, NY 10025

West 104 St Associates
c/o CCP Management, LLC
Attn: Michael Slavin
754 Eastern Parkway
Brooklyn, NY 11213

F.W. Realty LLC
c/o Rebecca Realty Management LLC
Attn: Wendy Acevedo
97 Fort Washington Avenue, #1
New York, NY 10032

MAN 560 LLC
c/o Solar Realty Management Corp.
Attn: Jairo Gomez
57 West 38th Street, 2nd Floor
New York, NY 10018

The Knolls Cooperative Section No. 1, Inc.
Attn: Sheila Malons
60 Knolls Crescent
Bronx, NY 10463

341 Columbus Realty Company, LLC
c/o Five Star Management Co. Inc.
Attn: Walter Czolacz
616 East Palisade Avenue
Englewood Cliffs, NJ 07632

2013 Amsterdam LLC
c/o New City Management, LLC
Attn: Aisha Rodriguez
2753 Broadway, #377
New York, NY 10025

680 W 204 Equities Group
c/o Andrea Bunis Management, Inc.
Attn: Andrea Bunis
45 West 45th Street, #901
New York, NY 10036

The Allen Cathedral Senior Residences LP
c/o Wen Management Corp.
Attn: Kevin Winters
107-02 Merrick Boulevard
Jamaica, NY 11433

Heritage Health and Housing Inc.
Attn: Rodney Jean
3305 Third Avenue
Bronx, NY 10456

Nussbaum Realty Company, LLC
Attn: Richard Nussbaum
1979 Marcus Avenue, #210
Lake Success, NY 11042