



Property Tax Bill Quarterly Statement

Activity through November 21, 2020

Owner name: NEW CENTURY OWNERS CORP
Property address: 401 W. END AVE.
Borough, block & lot: MANHATTAN (1), 01244, 0012

Mailing address:
A J CLARKE REAL ESTATE CORP.
NEW CENTURY OWNERS CORP.
250 W. 57TH ST. STE 720
NEW YORK NY 10107-0205

Outstanding Charges	\$0.00
New Charges	\$151,573.27
Amount Due	\$151,573.27

Please pay by January 4, 2021. To avoid interest pay on or before January 15th.

PTS - LD
1400.01
40 - 0 - 2
98862



PLEASE INCLUDE THIS COUPON IF YOU PAY BY MAIL OR IN PERSON 1-01244-0012

Pay Today The Easy Way
nyc.gov/payonline

Total amount due by January 4, 2021
If you want to pay everything you owe by January 4, 2021 please pay

\$151,573.27
\$302,137.83

Amount enclosed:

#809986720112101#

A J CLARKE REAL ESTATE CORP.
NEW CENTURY OWNERS CORP.
250 W. 57TH ST. STE 720
NEW YORK NY 10107-0205

Make checks payable & mail payment to:
NYC Department of Finance
P.O. Box 680
Newark NJ 07101-0680

8099867201121 01 1012440012 0000015157327 0000030213783 210104112021000 8

Previous Charges	Amount
Total previous charges including interest and payments	\$0.00

Current Charges	Activity Date	Due Date	Amount
Finance-Property Tax		01/01/2021	\$0.00
Star Savings	11/06/2020		\$72.75
Co-op Condo Abatement	11/06/2020		\$-12.73
Finance-Property Tax		01/01/2021	\$156,193.37
Star Savings	11/06/2020		\$72.75
Co-op Condo Abatement	11/06/2020		\$-12.73
Payment	10/02/2020		\$-156,193.37
Finance-Property Tax		01/01/2021	\$156,193.37
Adopted Tax Rate			\$-5,760.38
Star Savings	11/06/2020		\$72.75
Co-op Condo Abatement	11/06/2020		\$-12.73
Co-op Condo Abatement	01/01/2021		\$585.22
HPD-Property Registration Fee- Fee		01/01/2021	\$13.00
Payment	10/28/2020		\$-13.00
Tax Commission Fee- Fee		01/01/2021	\$175.00
Bldg-Elevator- Chg 1033719		01/01/2021	\$200.00
Total current charges			\$151,573.27

Tax Year Charges Remaining	Activity Date	Due Date	Amount
Finance-Property Tax		04/01/2021	\$156,193.37
Adopted Tax Rate			\$-5,760.38
Star Savings	11/06/2020		\$72.75
Co-op Condo Abatement	11/06/2020		\$-12.73
Co-op Condo Abatement	01/01/2021		\$585.22

Total tax year charges remaining **\$151,078.23**

If you want to pay everything you owe by January 4, 2021 please pay **\$302,137.83**

If you pay everything you owe by January 4, 2021, you would save: **\$513.67**

Home banking payment instructions:

1. **Log** into your bank or online bill pay website.
2. **Add** the new payee: NYC DOF Property Tax. Enter your account number, which is your boro, block and lot, as it appears here: 1-01244-0012 . You may also need to enter the address for the Department of Finance. The address is P.O. Box 680, Newark NJ 07101-0680.
3. **Schedule** your online payment using your checking or savings account.

Did Your Mailing Address Change?

If so, please visit us at nyc.gov/changemailingaddress or call 311.

When you provide a check as payment, you authorize us either to use information from your check to make a one-time electronic fund transfer from your account or to process the payment as a check transaction.



How We Calculated Your Property Tax For July 1, 2020 Through June 30, 2021

Tax class 2 - Residential More Than 10 Units	Overall	
Original tax rate billed	Tax Rate	
New Tax rate	12.4730%	
Estimated Market Value	12.2670%	
	\$13,349,000	
Billable Assessed Value	\$5,592,600	Taxes
Taxable Value	\$5,592,600 x 12.2670%	
Tax Before Abatements and STAR	\$686,044.24	\$686,044.24
Basic Star - School Tax Relief 7 Units	\$-16,730.00	\$-2,037.00**
Co-op/Condo Abatement 34 Units		\$-69,344.00
Annual property tax		\$614,663.24
Original property tax billed in June 2020		\$624,773.48
Change In Property Tax Bill Based On New Tax Rate		\$-10,350.32

** This is your NYS STAR tax savings. For more information, please visit us at nyc.gov/finance or contact 311.

NEW LAW: To learn about Local Law 147, which requires residential buildings with three or more units to create a policy on smoking and share it with current and prospective tenants, visit www.nyc.gov/health/tobaccocontrol.

Please call 311 to speak to a representative to make a property tax payment by telephone.

For information about the interest rate charged on late payments, visit nyc.gov/taxbill.

If you own income-producing property, you must file a Real Property Income and Expense (RPIE) statement or a claim of exclusion unless you are exempt by law. You must also file information about any ground or second floor storefront units on the premises, even if you are exempt from filing an RPIE statement. RPIE filers whose properties have an actual assessed value of \$750,000 or greater will be required to file rent roll information. The deadline to file is **June 1, 2021**. Failure to file will result in penalties and interest, which will become a lien on your property if they go unpaid. Visit www.nyc.gov/rpie for more information.

Under New York City Housing Maintenance Code Article 4, Subchapter 2, the HPD-Property Registration Fee must be paid and the appropriate form must additionally be submitted to the Department of Housing Preservation and Development (HPD) in order to complete the required annual property registration for this property and have the building validly registered with HPD. For more information about registering your property with HPD, you may access the website <https://www1.nyc.gov/site/hpd/owners/compliance-register-your-property.page> or contact HPD's Registration Assistance Unit via email to: register@hpd.nyc.gov or by calling 212-863-7000.



One City Built to Last, Compliance Notification

Compliance Notification – Greenhouse Gas Emission Reductions (Local Law 97/2019; amended by Local Law 147/2019)

Certain buildings may be eligible to apply for an adjustment to the applicable annual building emissions limit for calendar years 2024-2029.

Buildings with excessive emissions attributable to a special circumstance may be eligible to apply for an adjustment (see Administrative Code Section 28-320.8). Owners of eligible buildings are required to submit an application for an adjustment to the Department of Buildings by June 30, 2021.

Not-for-profit hospitals and healthcare facilities may be eligible to apply for an adjustment (see Administrative Code Section 28-320.9). Owners of eligible buildings are required to submit an application for an adjustment to the Department of Buildings by July 21, 2021.

For more information, frequently asked questions, and a filing guide for adjustment applications, visit www.nyc.gov/dobghgemissions or submit an inquiry at www.nyc.gov/dobhelp.

NYC Accelerator

The NYC Accelerator program offers free technical advisory services to help you comply with NYC local laws and improve your buildings energy and emissions performance.

