

Owner name: SCHAFFER MEWS HOUSING
 DEVELOPMENT FUND CORPORATION
 Property address: 3859 3RD AVE.

Borough 2	Block 02919	Lot 0043
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How much do I owe?	
Outstanding charges	\$0.00
New charges	\$13.00
Total amount due by July 1, 2025	\$13.00

Ways to pay:

Most common way to pay


Online

Go to www.nyc.gov/citypay or scan the QR code to the right with your phone. Use your BBL (gray box, top left) to search for your property. Most people pay in five minutes or less.



No fees when you pay from your checking account (e-check) or electronic wire transfer.

Other ways to pay


By Mail


In Person

Remove the detachable slip (below) and mail it with your payment. Payment processed in 7-10 business days.

Visit a DOF business center with a copy of this bill. See www.nyc.gov/visitdof for locations. Open Monday to Friday, 8:30 a.m. to 4:30 p.m. Wait times may vary.

1400.01 - LD - 40 - 2 - 0 - 2 - 15413

Borough: 2 Block: 02919 Lot: 0043
 Write this in your check's memo line: BBL 2-02919-0043

Want faster payment processing and instant confirmation?
 Pay online at www.nyc.gov/citypay



Statement of Account
 66 John Street
 Room 104 Mailroom
 New York, NY 10038

Amount Due 07/01/25: \$13.00

Amount Enclosed:

#841581325060701#
 SCHAFFER MEWS HOUSING DEVELOPMENT FUND CORPORA
 LINDENGUILD, LP
 42 W. 39TH ST. FL. 14
 NEW YORK NY 10018-2082

Make checks payable & mail payment to:
 NYC Department of Finance
 PO Box 5536
 Binghamton NY 13902-5536



Department of Finance

Table with 2 columns: Billing Summary, Amount. Rows include Outstanding charges (\$0.00), New charges (\$13.00), AMOUNT DUE BY JULY 1, 2025 (\$13.00), and a total amount including taxes (\$2,093.00).

Your property details:

Table with 2 columns: Property detail, Value. Rows include Estimated market value (\$6,617,000), Tax class (2 - Residential More Than 10 Units), Exemptions (420C), and a total value (\$2,900,610.00).

How we calculate your annual taxes:

Table with 2 columns: Calculation step, Value. Rows include Billable assessed value (\$2,900,610.00), minus exemptions (-\$2,900,610.00), times the current tax rate (x 12.5000%), and Annual property tax (\$0.00).

Activity for This Billing Period (Due July 1, 2025)

Department of Housing Preservation and Development charges

For more information about New York City Department of Housing Preservation & Development charges, visit www.nyc.gov/hpdcharges.

HPD-Property Registration- Fee \$13.00

Department of Housing Preservation and Development Total \$13.00

Summary of Future Account Activity

For more details about your account activity for the rest of the tax year, visit www.nyc.gov/nycproperty.

Table with 5 columns: Rent Stabilization, # Apts, Due Date, Fee Identifier, Amount. Row: Rent Stabilization- Chg, 104, 01/01/2026, 22696800, \$2,080.00.

Messages for You:

Visit www.nyc.gov/taxbill to update your mailing address, register to receive property tax receipts by email, or learn about the interest rate charged on late payments.

Home banking payment instructions: Log into your bank or bill pay website and add "NYC Department of Finance" as the payee. Your account number is your BBL number: 2029190043. Our address is PO Box 5536, Binghamton, NY 13902-5536.

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.



Additional Messages for You:

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.

Compliance Notification

Greenhouse Gas Emission Reductions: This property may be subject to Local Law 97 of 2019, as amended, which sets carbon emission limits or prescriptive requirements for buildings, with the first reports due in 2025. All buildings required to comply with Local Law 97 and Local Law 88 of 2009, as amended, must submit their reports by May 1, 2025, with a 60-day grace period through June 30, 2025. Buildings also have until June 30, 2025, to apply for an extension of the reporting deadline to August 29. For more information, visit www.nyc.gov/LL97.

Is your building prepared? Contact NYC Accelerator for compliance support, financing options, and connections to vetted service providers. For more details, visit www.accelerator.nyc/ll97 or call (212) 656-9202.

Reminder: The building sustainability laws noted here take place at the level of an individual building (as designated by a building identification number, or BIN), even though the covered buildings are identified by tax lots (as designated by a borough-block-lot number, or BBL). For more information, visit www.nyc.gov/site/buildings/codes/sustainability.page.

