


Owner name: 2055 CRUGER LLC
Property address: 2055 CRUGER AVE.

Borough BRONX (2)	Block 4284	Lot 20
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How much do I owe?	
Outstanding charges	\$2,609.25
New charges	\$1,429.88
Total amount due by April 1, 2024	\$4,039.13
<i>If you have a mortgage, see the Billing Summary on page 2.</i>	
Attention: You have past-due charges.	

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

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


In Person

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.

PTS - LD - 1400.01 - C2 - 40 - 1 - 2 - 61731

Borough: 2 Block: 04284 Lot: 0020

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 04/01/24: \$4,039.13

If you have a mortgage, see the Billing Summary on page 2.

Amount Enclosed:

#846308124021701#
2055 CRUGER LLC
ZEQE MEHMETAJ
21 KETTELL AVE.
YONKERS NY 10704-2210

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



Department of Finance

Table with 2 columns: Billing Summary, Amount. Rows include Total amount due by April 1, 2024, if you still have a mortgage (\$4,039.13) and Total amount due by April 1, 2024, if you no longer have a mortgage (\$4,039.13).

Table with 2 columns: Your property details, How we calculate your annual taxes. Rows include Estimated market value (\$4,784,000), Tax class (2 - Residential More Than 10 Units), Billable assessed value (\$1,888,560.00), Annual property tax (\$236,107.80).

Activity for This Billing Period (Due April 1, 2024)

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.

Table with 2 columns: Description, Amount. Rows include HPD-Emergency Repair- Chg (\$900.00) and HPD-Emergency Repair- Tax (\$529.88).

Department of Housing Preservation and Development Total \$1,429.88

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 4 columns: Description, Due Date, Activity Date, Amount. Rows include Health-Extermination- Chg (07/01/2024, \$62.50) and Health-Extermination- Tax (07/01/2024, \$5.54).

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 DOF Property Tax" as the payee. Your account number is your BBL number: 2-4284-20. Our address is PO Box 680, Newark, NJ 07101-0680.

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.

We offer payment agreements for outstanding property taxes. Visit nyc.gov/dofpaymentplans.



Additional Messages for You:

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 3, 2024. 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.

One City Built to Last, Compliance Notification

Benchmarking Energy and Water Use: This property may be required to benchmark its energy and water consumption for calendar year 2023 by May 1, 2024, in accordance with NYC Benchmarking Law 133 of 2016. For a detailed explanation of the requirements, please visit <https://www.nyc.gov/site/buildings/codes/benchmarking.page>.

Disclosure of Energy Efficiency Scores and Grades: If your property is listed on the CBL for benchmarking compliance, it will be assigned an energy efficiency grade by the Department of Buildings per Local Law 33 of 2018. For more information, visit <https://www.nyc.gov/site/buildings/property-or-business-owner/energy-grades.page>.

Energy Audits and Retro-Commissioning: This property may be required to complete Energy Audits and Retro-Commissioning in accordance with Local Law 87 of 2009. For more information, visit <https://www.nyc.gov/site/buildings/codes/energy-audits-retro-commissioning.page>.

Greenhouse Gas Emission Reductions: This property may be subject to Local Law 97 of 2019, which sets carbon emission limits or prescriptive requirements for buildings, with the first reports due in 2025. For more information, visit www.nyc.gov/dobghgemissions.

NYC Accelerator provides buildings with free, personalized guidance to reduce energy use and comply with Local Law 88 by the **12/31/24 deadline** and the Local Law 97 requirement to report on and reduce annual emissions, which began on 1/1/24. Visit www.accelerator.nyc/help or call (212) 656-9202.

