



Property Tax Bill Quarterly Statement

Activity through November 18, 2023

Owner name: KINGS VILLAGE CORP
Property address: 1190 EAST 53 STREET APT. 156
Borough, block & lot: BROOKLYN (3), 07778, 0024

Mailing address:
KINGS VILLAGE CORP
1190 EAST 53 STREET 156
BROOKLYN NY 11234

Outstanding Charges	\$0.00
New Charges	\$114,351.18
Amount Due	\$114,351.18

Please pay by January 2, 2024. To avoid interest pay on or before January 16th.



Citypay Payments - Property Taxes
Pay as a Guest
Pay by Credit Card or eCheck



NYCePay Payments - Property Taxes
User ID and Password Required
Pay by Wire or eCheck

PTS - ZD
1400.01 - C4
1 - 1 - 2
305839

PLEASE INCLUDE THIS COUPON IF YOU PAY BY MAIL OR IN PERSON

Borough: 3 Block: 07778 Lot: 0024

Pay Today The Easy Way
nyc.gov/payonline



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

Amount Due: \$114,351.18

If you have a mortgage, see the Account Overview on page 2.

Amount Enclosed:

#911265923111801#
KINGS VILLAGE CORP
1190 EAST 53 STREET 156
BROOKLYN NY 11234

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

9112659231118 01 3077780024 0000011435118 0000000015888 240102312024000 5

Account Overview	Amount
Total amount due by January 2, 2024 if you still have a mortgage	\$0.00
Total amount due by January 2, 2024 if you no longer have a mortgage	\$114,351.18
Amount you may pay by January 2, 2024 if you choose to pay early	\$158.88
If you no longer have a mortgage and want to pay everything, please pay	\$228,243.96

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

Current Charges	Activity Date	Due Date	Amount
Finance-Property Tax		01/01/2024	\$103,618.43
Co-op Condo Abatement	11/01/2023		\$963.07
Co-op Condo Abatement	11/03/2023		\$36.65
Payment	10/13/2023	Sovereign Bank NY	\$-103,618.43
SCRIE Credit Applied	11/10/2023		\$-752.22
Finance-Property Tax		01/01/2024	\$103,944.24
Adopted Tax Rate			\$5,116.52
Star Savings	01/01/2024		\$-102.64
Co-op Condo Abatement	11/01/2023		\$963.07
Co-op Condo Abatement	11/03/2023		\$36.65
Co-op Condo Abatement	01/01/2024		\$-1,198.10
Restore Taxes		01/01/2024	\$251.19
SCRIE Credit Applied	11/10/2023		\$-251.19
Adopted Tax Rate			\$5,343.94
Total current charges			\$114,351.18

Tax Year Charges Remaining	Activity Date	Due Date	Amount
Finance-Property Tax		04/01/2024	\$103,944.24
Adopted Tax Rate			\$5,116.52
Star Savings	01/01/2024		\$-102.64
Co-op Condo Abatement	11/01/2023		\$963.07
Co-op Condo Abatement	11/03/2023		\$36.65
Co-op Condo Abatement	01/01/2024		\$-1,198.10

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 borough-block-lot number: 3-7778-24. 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.

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.

Tax Year Charges Remaining	Activity Date	Due Date	Amount
Restore Taxes		04/01/2024	\$251.19
SCRIE Credit Applied	11/10/2023		\$-251.19
Adopted Tax Rate			\$5,343.94
HPD-Emergency Repair- Chg		04/01/2024	\$100.00
HPD-Emergency Repair- Fee		04/01/2024	\$50.00
HPD-Emergency Repair- Tax		04/01/2024	\$8.88
Total tax year charges remaining			\$114,262.56
If you pay everything you owe by January 16, 2024, you would save:			\$369.78

Overpayments/Credits	Activity Date	Due Date	Amount
Refund Available		10/12/2018	\$-34.48
Refund Available		10/12/2018	\$-34.48
Refund Available		10/12/2018	\$-33.06
Refund Available		10/12/2018	\$-32.58
Refund Available		10/12/2018	\$-0.17
Refund Available		10/12/2018	\$-0.18
Refund Available		10/12/2018	\$-0.17
Refund Available		10/12/2018	\$-0.16
Credit Balance		07/01/2023	\$-214.34
Credit Applied	08/19/2023		\$214.34
<i>Total credit applied</i>			\$214.34
Total overpayments/credits remaining on account			\$135.28

In most cases, if you have an overpayment or credit on your account, it will be applied to your unpaid property taxes. If your taxes are paid in full, you can request to receive a refund or apply your credit to a different charge or account. For more information, visit nyc.gov/propertytaxrefund.

How We Calculated Your Property Tax For July 1, 2023 Through June 30, 2024

	Overall	
Tax class 2 - Residential More Than 10 Units	Tax Rate	
Original tax rate billed	12.2670%	
New Tax rate	12.5020%	
Estimated Market Value	\$11,368,000	
Billable Assessed Value	\$4,726,080	Taxes
Senior Citizen Homeowner	-133,292.00	
Combat Veteran	-7,993.00	
Disabled Veteran	-923.00	
Basic Veteran	-7,370.00	
Taxable Value	\$4,576,502 x 12.5020%	
Tax Before Abatements and STAR	\$572,154.28	\$572,154.28
Basic Star - School Tax Relief 45 Units	\$-87,225.00	\$-10,905.08**
Enhanced Star - School Tax Relief 15 Units	\$-84,194.00	\$-8,660.36**
Co-op/Condo Abatement 132 Units		\$-125,181.44
Annual property tax		\$427,407.40
Original property tax billed in June 2023		\$418,523.60
Change In Property Tax Bill Based On New Tax Rate		\$18,319.44

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



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.

Under the New York City Housing Maintenance Code ("HMC") Article 8, Subchapter 5, certain charges and fees imposed by the Department of Housing Preservation and Development ("HPD") that appear on this statement are enforced as tax liens. **If you fail to pay these HPD charges or fees by their due date, interest will be assessed, and the charges or fees will be subject to tax enforcement.** Under HMC §§27-2129, 27-2146 and the Rules of the City of New York (Title 28, Chapter 17), you may challenge an Emergency Repair or Demolition charge, an Alternative Enforcement Program (aka AEP) charge or fee, or an HPD inspection fee (authorized by HMC §27-2115(f)(8) or (k)(1)), by sending a written objection addressed to HPD's Research and Reconciliation Unit ("R & R"). **A written objection must be received by R & R before the date that the charge or fee becomes due and payable; otherwise, it will not be reviewed by HPD.** For more information on challenging a charge or fee, contact R & R at (212) 863-6020 or by e-mail at hpderp@hpd.nyc.gov.

Climate Mobilization Act, 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 84 of 2009, amended by Local 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 report due on May 1, 2025. For more information, visit www.nyc.gov/dobghgemissions.

NYC Accelerator is a free resource for building stakeholders that provides them with personalized assistance to help with Local Law 97 compliance and emissions reductions and connects them with financing opportunities and service providers. Please visit www.accelerator.nyc/help or call (212) 656-9202.

