



Village of **Croton-on-Hudson** New York

Stanley H. Kellerhouse Municipal Building
One Van Wyck Street

Mayor
Brian Pugh

Trustees
Nora M. Nicholson
Stacey Nachatler
Len Simon
Maria F. Slippen

Village Manager
Bryan Healy

Village Clerk
Paula DiSanto

Village Treasurer
Genette Toone

Village Engineer/Building Inspector
Vincent Salanitro, P.E.

Assistant Village Engineer/Building Inspector
Ron Wegner, P.E.

Fire Inspector
James Ferguson

TO: Mayor Brian Pugh and the Village Board of Trustees

CC: Bryan Healy, Village Manager

FROM: Vincent Salanitro, P.E.
Village Engineer

DATE: December 9, 2025

**RE: QUARTERLY REPORT FOR SEPTEMBER, OCTOBER, NOVEMBER 2025
VILLAGE ENGINEER'S OFFICE**

The Quarterly Engineer's Report for **September 1, 2025 through November 30, 2025** is hereby submitted in accordance with the requirements of Section 86-8(C) of Chapter 86, *Building Construction*, of the Village Code.

Highlights of the Quarterly Report for **September 1, 2025 through November 30, 2025** include:

Highlights of the 2nd Quarterly Report of FY 2025-2026 include:

- Building Permits Issued: **60** (1 -Commercial; 1-Commercial Ext, 25-Residential; 29 -Solar; 1-Generator; 2 Battery Storage; 1-Telecommunication).
- Plumbing Permits Issued: **13**
- Certificates of Occupancy Issued: **37** (19-Residential; 2-Commercial; 15-Solar; 1-Accessory Apt)
- Street Opening Permits: **8**
- Inspections Performed (except fire): **126**
- Fire Inspections Performed: **144**
- Completed FOIL Requests: **51**
- Completed Record Searches: **25**
- Planning Board Meetings: **4**
- Zoning Board Meetings: **2**

****There are pending completed inspections to be entered in MUNIS for October 2025***

If you have any questions, or if you need any additional information, please do not hesitate to call me at 914-271-4783.

VILLAGE OF CROTON-ON-HUDSON



INSPECTION REPORT

ENGINEERING DEPARTMENT

INSPECTIONS PERFORMED: 09/01/25 to 11/30/25

INSPECTION	DATE	BY	RSLT	PROJECT	CITY	AREA	LOCATION	OWNER	INSP ID	T
ACCESSIBILITY	09/02/25	DO	PASS	ADDITION	C	COH	43 NORTH RIVERSIDE AVENUE	NO RIVERSIDE COMMERCIAL	51356	A
USE AND OCCUPANCY	09/02/25	DO	PASS	ADDITION	C	COH	43 NORTH RIVERSIDE AVENUE	NO RIVERSIDE COMMERCIAL	51359	A
FINAL	09/02/25	DO	PASS	ADDITION	C	COH	43 NORTH RIVERSIDE AVENUE	NO RIVERSIDE COMMERCIAL	51360	A
TREE INITIAL	09/03/25	DO	PASS	TREE REMOV		COH	VAN WYCK STREET	MAF REALTY LTD	46596	A
SIDEWALK	09/09/25	DO	PASS			COH	7 LEXINGTON DRIVE	17 LEXINGTON LLC	51511	
911 HOUSE NUMBER	09/09/25	DO	FAIL			COH	99 MOUNT AIRY ROAD	REIBEL ROBERT H	51508	
911 HOUSE NUMBER	09/09/25	DO	PASS			COH	7 LEXINGTON DRIVE	17 LEXINGTON LLC	51510	
Complaint Investigat	09/12/25	DO	PASC			COH	43-45 MAPLE STREET	41-51 MAPLE HDFC	51530	
FINAL	09/16/25	DO	PASS	ADDITION	R	COH	69 NORTH RIVERSIDE AVENUE	FRANZOSO JESSICA	51562	A
FOOTING	09/19/25	DO	PASS	ADDITION	R	COH	80 HASTINGS AVENUE	ARTURO LAWRENCE	51487	A
FOOTING	09/22/25	DO	PASS	IN POOL		COH	8 O'RILEY COURT	HABIB CAITLIN M	50771	A
SITE WORK	09/22/25	DO	PASS	NEW SINGLE		COH	23 NORDICA DRIVE	FRANZOSO MARK A	37444	A
911 HOUSE NUMBER	09/23/25	DO	FAIL			COH	148 OLD POST ROAD NORTH	BRUNO EMIL	51612	
SITE WORK	09/24/25	DO	PASS	NEW SINGLE		COH	23 NORDICA DRIVE	FRANZOSO MARK A	51652	A
INSULATION	09/25/25	DO	PASS	NEW 5+		COH	21-27 SOUTH RIVERSIDE AVENUE	CROTON RIVERSIDE LLC	51655	A
STRUCTURE SETBACKS	09/26/25	DO	PASS	SHED		COH	87 BROOK STREET	MID-WESTCHESTER MGMT IN	51614	A
FINAL	09/26/25	DO	PASS	SHED		COH	87 BROOK STREET	MID-WESTCHESTER MGMT IN	51616	A

INSPECTOR TOTALS: 17 INSPECTIONS FEES: .00 PAID TO DATE: .00 UNPAID: .00

FIRE SAFETY INSPECTI	09/03/25	JF	PASC			COH	191 GRAND STREET	SUN GRAND REALTY LLC	51383	
FIRE SAFETY INSPECTI	09/04/25	JF	PASS			COH	50-64 MAPLE STREET	CROTON VIEW PROPERTIES	51391	
FIRE SAFETY INSPECTI	09/04/25	JF	PASS			COH	425 SOUTH RIVERSIDE AVENUE	CARMEL RIVERSIDE LLC	51460	
FIRE SAFETY INSPECTI	09/05/25	JF	PASC			COH	25 NORTH RIVERSIDE AVENUE	CAW REALTY INC	51437	
FIRE SAFETY INSPECTI	09/05/25	JF	PASS			COH	440-460 SOUTH RIVERSIDE AVENUE	CROTON ENTERPRISES LLC	51461	
FIRE SAFETY INSPECTI	09/08/25	JF	PASS			COH	33 NORTH RIVERSIDE AVENUE	SALVATORE ORION LLC	51500	
FIRE SAFETY INSPECTI	09/08/25	JF	PASS			COH	35 SOUTH RIVERSIDE AVENUE	HUDSON VALLEY HOSPITAL	51485	
FIRE SAFETY INSPECTI	09/09/25	JF	PASC			COH	420 SOUTH RIVERSIDE AVENUE	420 SOUTH RIVERSIDE LLC	51501	
FIRE SAFETY INSPECTI	09/09/25	JF	PASC			COH	3 OLD POST ROAD SOUTH	MILANO LOUIS	51512	
FIRE SAFETY INSPECTI	09/11/25	JF	FAIL			COH	21-49 MOUNT AIRY ROAD	CROTON HOUSING NETWORK	51685	
FIRE SAFETY INSPECTI	09/11/25	JF	PASS			COH	15 MOUNT AIRY ROAD	VILLAGE OF CROTON ON HU	51527	
FIRE SAFETY INSPECTI	09/12/25	JF	PASS			COH	401 SOUTH RIVERSIDE AVENUE	401 SOUTH RIVERSIDE LLC	51529	
FIRE SAFETY INSPECTI	09/15/25	JF	PASC			COH	163 GRAND STREET	NJIE ABEL N	51532	
FIRE SAFETY INSPECTI	09/16/25	JF	PASC			COH	8 SUNSET TRAIL	8 SUNSET TRAIL LLC	51541	
FIRE SAFETY INSPECTI	09/17/25	JF	PASS			COH	37 NORTH RIVERSIDE AVENUE	37 NO RIVERSIDE LLC	51572	
FIRE SAFETY REINSPEC	09/18/25	JF	PASS			COH	31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51609	
FIRE SAFETY INSPECTI	09/18/25	JF	PASS			COH	41 OLD POST ROAD NORTH	MAMONE DOMENIC	51608	
FIRE SAFETY INSPECTI	09/18/25	JF	PASS			COH	205 GRAND STREET	THOMSON FRANK	51607	
FIRE SAFETY INSPECTI	09/19/25	JF	PASS			COH	34 MORNINGSIDE DRIVE	DEPREZ VINCENT	51592	
FIRE SAFETY INSPECTI	09/22/25	JF	PASC			COH	85-87 GRAND STREET	85-87 GRAND REALTY LLC	51610	
FIRE SAFETY REINSPEC	09/22/25	JF	PASS			COH	12 HAMILTON AVENUE	BANKER MARY E	51611	
FIRE SAFETY REINSPEC	09/24/25	JF	PASS			COH	31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51813	
FIRE SAFETY INSPECTI	09/24/25	JF	PASS			COH	50-64 MAPLE STREET	CROTON VIEW PROPERTIES	51635	
FIRE SAFETY REINSPEC	09/25/25	JF	PASS			COH	31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51812	
FIRE SAFETY REINSPEC	09/25/25	JF	PASS			COH	31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51814	
FIRE SAFETY REINSPEC	09/25/25	JF	PASS			COH	31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51818	
FIRE SAFETY REINSPEC	09/25/25	JF	PASS			COH	31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51819	
FIRE SAFETY REINSPEC	09/25/25	JF	PASS			COH	31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51824	
FIRE SAFETY REINSPEC	09/25/25	JF	FAIL			COH	31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51820	
FIRE SAFETY REINSPEC	09/25/25	JF	PASS			COH	31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51815	
FIRE SAFETY REINSPEC	09/25/25	JF	PASS			COH	31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51816	
FIRE SAFETY REINSPEC	09/25/25	JF	PASS			COH	31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51817	

INSPECTION REPORT

ENGINEERING DEPARTMENT

INSPECTIONS PERFORMED: 09/01/25 to 11/30/25

INSPECTION	DATE	BY	RSLT	PROJECT	CITY	AREA	LOCATION	OWNER	INSP ID	T
FIRE SAFETY INSPECTI	09/26/25	JF	PASC		COH		101 MAPLE STREET	MUNFORD CHERYL	51657	
FIRE SAFETY INSPECTI	09/26/25	JF	PASC		COH		81 NORTH RIVERSIDE AVENUE	VILLAGE OF CROTON ON HU	51662	
FIRE SAFETY INSPECTI	09/30/25	JF	FAIL		COH		168 GRAND STREET	NIKIC GORAN J	51683	
FIRE SAFETY INSPECTI	09/30/25	JF	PASS		COH		130 GRAND STREET	FULLER CHAMPION PRODUCT	51700	
FIRE SAFETY INSPECTI	09/30/25	JF	PASC		COH		122 GRAND STREET	PINEY POINT III LLC	51688	
FIRE SAFETY INSPECTI	10/01/25	JF	PASC		COH		120 GRAND STREET	118 GRAND AVE LLC	51687	
FIRE SAFETY REINSPEC	10/02/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51825	
FIRE SAFETY REINSPEC	10/02/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51826	
FIRE SAFETY REINSPEC	10/02/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51828	
FIRE SAFETY REINSPEC	10/02/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51829	
FIRE SAFETY REINSPEC	10/02/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51831	
FIRE SAFETY REINSPEC	10/02/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51832	
FIRE SAFETY REINSPEC	10/02/25	JF	PASC		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51827	
FIRE SAFETY INSPECTI	10/02/25	JF	PASS		COH		165 GRAND STREET	E H & E H GROUP LLC	51698	
FIRE SAFETY INSPECTI	10/03/25	JF	PASC		COH		7 OLD POST ROAD SOUTH	FRANZOSO MARK A	51699	
FIRE SAFETY INSPECTI	10/06/25	JF	PASS		COH		345 SOUTH RIVERSIDE AVENUE	PAPPAS FAMILY INCOME PR	51762	
FIRE SAFETY INSPECTI	10/06/25	JF	PASS		COH		349 SOUTH RIVERSIDE AVENUE	PAPPAS FAMILY INCOME PR	51763	
FIRE SAFETY INSPECTI	10/06/25	JF	PASC		COH		351-353 SOUTH RIVERSIDE AVENUE	PAPPAS FAMILY INCOME PR	51765	
FIRE SAFETY INSPECTI	10/07/25	JF	PASS		COH		51 BENEDICT BOULEVARD	51 BENEDICT LLC	51759	
FIRE SAFETY INSPECTI	10/07/25	JF	PASS		COH		39 NORTH RIVERSIDE AVENUE	JMMJ REALTY LLC	51758	
FIRE SAFETY INSPECTI	10/09/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51774	
FIRE SAFETY REINSPEC	10/09/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51833	
FIRE SAFETY REINSPEC	10/09/25	JF	FAIL		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51834	
FIRE SAFETY REINSPEC	10/09/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51836	
FIRE SAFETY REINSPEC	10/09/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51837	
FIRE SAFETY REINSPEC	10/09/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51838	
FIRE SAFETY INSPECTI	10/09/25	JF	FAIL		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51775	
FIRE SAFETY REINSPEC	10/09/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51779	
FIRE SAFETY INSPECTI	10/09/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51777	
FIRE SAFETY REINSPEC	10/09/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51778	
FIRE SAFETY REINSPEC	10/09/25	JF	FAIL		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51839	
FIRE SAFETY REINSPEC	10/09/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51780	
FIRE SAFETY REINSPEC	10/09/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51781	
FIRE SAFETY INSPECTI	10/14/25	JF	PASS		COH		215 SOUTH RIVERSIDE AVENUE	RAKIS INC	51803	
FIRE SAFETY INSPECTI	10/14/25	JF	PASS		COH		368 SOUTH RIVERSIDE AVENUE	368 S RIVERSIDE LLC	51809	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		337 SOUTH RIVERSIDE AVENUE	MM 2020 LLC	51810	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51932	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51933	
FIRE SAFETY INSPECTI	10/15/25	JF	PASC		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51934	
FIRE SAFETY INSPECTI	10/15/25	JF	PASC		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51935	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51936	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51937	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51938	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51939	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51940	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51941	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51942	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51943	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51944	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51945	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51946	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51947	

INSPECTION REPORT

ENGINEERING DEPARTMENT

INSPECTIONS PERFORMED: 09/01/25 to 11/30/25

INSPECTION	DATE	BY	RSLT	PROJECT	CITY	AREA	LOCATION	OWNER	INSP ID	T
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51948	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51949	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51950	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51951	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51954	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51955	
FIRE SAFETY INSPECTI	10/15/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51956	
FIRE SAFETY INSPECTI	10/17/25	JF	PASS		COH		171-187 SOUTH RIVERSIDE AVENUE	MAPLEBY LLC	51889	
FIRE SAFETY INSPECTI	10/17/25	JF	PASS		COH		49 NORTH RIVERSIDE AVENUE	T G L REALTY CO INC	51888	
FIRE SAFETY INSPECTI	10/20/25	JF	PASC		COH		80 HALF MOON BAY DRIVE	VILLAGE OF CROTON ON HU	51890	
FIRE SAFETY INSPECTI	10/20/25	JF	PASC		COH		80 HALF MOON BAY DRIVE	VILLAGE OF CROTON ON HU	51891	
FIRE SAFETY INSPECTI	10/22/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51952	
FIRE SAFETY INSPECTI	10/22/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51953	
FIRE SAFETY INSPECTI	10/22/25	JF	PASC		COH		6 ELLIOTT WAY	VILLAGE OF CROTON ON HU	51912	
FIRE SAFETY INSPECTI	10/22/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51913	
FIRE SAFETY INSPECTI	10/22/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51914	
FIRE SAFETY INSPECTI	10/22/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51915	
FIRE SAFETY INSPECTI	10/22/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51916	
FIRE SAFETY INSPECTI	10/22/25	JF	PASC		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51917	
FIRE SAFETY INSPECTI	10/22/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51918	
FIRE SAFETY INSPECTI	10/22/25	JF	PASC		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51919	
FIRE SAFETY INSPECTI	10/22/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51920	
FIRE SAFETY INSPECTI	10/22/25	JF	PASC		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51921	
FIRE SAFETY INSPECTI	10/22/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51922	
FIRE SAFETY INSPECTI	10/22/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51923	
FIRE SAFETY INSPECTI	10/22/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51924	
FIRE SAFETY INSPECTI	10/22/25	JF	PASC		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51925	
FIRE SAFETY INSPECTI	10/22/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51926	
FIRE SAFETY INSPECTI	10/22/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51927	
FIRE SAFETY INSPECTI	10/22/25	JF	PASC		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51928	
FIRE SAFETY INSPECTI	10/22/25	JF	PASS		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51929	
FIRE SAFETY INSPECTI	10/22/25	JF	PASC		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51930	
FIRE SAFETY INSPECTI	10/22/25	JF	PASC		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51931	
FIRE SAFETY INSPECTI	10/22/25	JF	PASC		COH		43-45 MAPLE STREET	41-51 MAPLE HDFC	51957	
FIRE SAFETY REINSPEC	10/23/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51965	
FIRE SAFETY REINSPEC	10/23/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51961	
FIRE SAFETY REINSPEC	10/23/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51964	
FIRE SAFETY REINSPEC	10/23/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51963	
FIRE SAFETY REINSPEC	10/23/25	JF	PASS		COH		31A OLD POST ROAD SOUTH	BARI BSD MANAGERS LLC	51962	
FIRE SAFETY INSPECTI	10/23/25	JF	PASS		COH		49 CROTON POINT AVENUE	JOSEPH S BORGES ENTERPR	51967	
FIRE SAFETY INSPECTI	10/27/25	JF	PASC		COH		106 HASTINGS AVENUE	VASTA PROPERTIES LLC	51968	
FIRE SAFETY INSPECTI	10/27/25	JF	PASS		COH		171 CLEVELAND DRIVE	CROTON FREE LIBRARY	51969	
FIRE SAFETY INSPECTI	10/28/25	JF	PASS		COH		40 ARROWCREST DRIVE	HUDSON NATIONAL GOLF CL	51973	
FIRE SAFETY INSPECTI	10/29/25	JF	PASS		COH		110-114 GRAND STREET	HOLY NAME OF MARY CHURC	51979	
FIRE SAFETY INSPECTI	10/29/25	JF	PASS		COH		156 GRAND STREET	SCHWAMB ROBERT	51978	
FIRE SAFETY INSPECTI	10/30/25	JF	PASC		COH		171-187 SOUTH RIVERSIDE AVENUE	MAPLEBY LLC	51980	
FIRE SAFETY REINSPEC	10/30/25	JF	FAIL		COH		21-49 MOUNT AIRY ROAD	CROTON HOUSING NETWORK	51981	
FIRE SAFETY INSPECTI	10/31/25	JF	PASS		COH		30 WAYNE STREET	VILLAGE OF CROTON ON HU	52005	
FIRE SAFETY INSPECTI	10/31/25	JF	PASS		COH		38-48 MAPLE STREET	MAPLE 2005 LLC	51987	
FIRE SAFETY INSPECTI	11/05/25	JF	PASS		COH		VAN WYCK STREET	VILLAGE OF CROTON ON HU	52015	
FIRE SAFETY INSPECTI	11/05/25	JF	PASS		COH		154 GRAND STREET	VILLAGE OF CROTON ON HU	52016	
FIRE SAFETY INSPECTI	11/05/25	JF	PASS		COH		4-6 OLD POST ROAD NORTH	ST AUGUSTINE EPISCOPAL	52014	

VILLAGE OF CROTON-ON-HUDSON



INSPECTION REPORT

ENGINEERING DEPARTMENT

INSPECTIONS PERFORMED: 09/01/25 to 11/30/25

INSPECTION	DATE	BY	RSLT	PROJECT	CITY	AREA	LOCATION	OWNER	INSP ID	T
FIRE SAFETY INSPECTI	11/07/25	JF	PASC		COH		440-460 SOUTH RIVERSIDE AVENUE	CROTON ENTERPRISES LLC	52022	
FIRE SAFETY INSPECTI	11/07/25	JF	PASC		COH		6 TERRACE PLACE	TOWN OF CORTLANDT	52026	
FIRE SAFETY INSPECTI	11/17/25	JF	PASC		COH		120 BALTIC PLACE	3Y CROTON LLC	52077	
FIRE SAFETY INSPECTI	11/18/25	JF	FAIL		COH		18 VAN WYCK STREET	CORTLANDT MUSICAL ENTER	52078	
FIRE SAFETY INSPECTI	11/19/25	JF	PASS		COH		440-460 SOUTH RIVERSIDE AVENUE	CROTON ENTERPRISES LLC	52085	
FIRE SAFETY INSPECTI	11/21/25	JF	PASC		COH		370 SOUTH RIVERSIDE AVENUE	KUSSA CORP	52108	
FIRE SAFETY INSPECTI	11/24/25	JF	PASS		COH		145 GRAND STREET	CONTE ARCANGELO	52112	
FIRE SAFETY INSPECTI	11/25/25	JF	PASS		COH		129-131 GRAND STREET	MANICCHIO LLC	52144	
INSPECTOR TOTALS:			144	INSPECTIONS	FEES:	6,315.00	PAID TO DATE:	.00	UNPAID:	6,315.00
FOOTING	09/02/25	RW	PASS	ADDITION R	COH		35 SUNSET DRIVE	FREEDMAN MARCY B	51005	A
FINAL	09/02/25	RW	PASS	ADDITION R	COH		56 IRVING AVENUE	MOORE JAMES	51107	A
FOUNDATION	09/03/25	RW	PASS	NEW SINGLE	COH		155 GRAND STREET	BROOK ST COMMERCIAL LLC	49528	A
Complaint Investigat	09/03/25	RW	PASS		COH		57 ONEIDA AVENUE	PHELAN EDWARD	51387	
FINAL	09/04/25	RW	PASS	GAS WORK	COH		43 RIVERVIEW TRAIL	MACDONALD ALAN J	50744	A
FINAL	09/04/25	RW	PASS	SOLAR	COH		18 HUNTER PLACE	BLECH DANIEL J	51047	A
SEWER	09/04/25	RW	PASS	STREET OPE	COH		54 EMERSON AVENUE	RICCIARDI LUANN M	51477	A
FUEL GAS	09/08/25	RW	PASS	GAS WORK	COH		440-460 SOUTH RIVERSIDE AVENUE	CROTON ENTERPRISES LLC	51184	A
FINAL	09/09/25	RW	PASS	SOLAR	COH		44 MOUNT AIRY ROAD	GOODMAN PETER	50914	A
INSULATION	09/09/25	RW	PASS	ADDITION R	COH		8 ARLINGTON AVENUE	ROONEY SARAH A	50706	A
FINAL	09/10/25	RW	PASS	ADDITION R	COH		19 HUNTER PLACE	CALCUTTI VITO N SR	51332	A
ROUGH FRAMMING	09/10/25	RW	PASS	ACCESSORY	COH		2 LOUNSBURY ROAD	GARSCHAGEN WALTER	51528	A
FINAL	09/12/25	RW	PASS	ADDITION R	COH		18 PALMER AVENUE	REDMOND PATRICK	48008	A
FINAL	09/12/25	RW	PASS	ACCESSORY	COH		95 OLCOTT AVENUE	CUNNINGHAM DAVID W	49881	A
FOOTING	09/12/25	RW	PASS	ADDITION R	COH		65 RADNOR AVENUE	BASESCU NEIL	51023	A
ROUGH PLUMBING	09/12/25	RW	PASS	ACCESSORY	COH		14 PARK TRAIL	NIKITOPOULOS JOHN H	51570	A
FUEL GAS	09/12/25	RW	PASS	ACCESSORY	COH		14 PARK TRAIL	NIKITOPOULOS JOHN H	51571	A
FINAL	09/15/25	RW	PASS	SOLAR	COH		38 FRANKLIN AVENUE	MANN MARTHA F	51130	A
FOOTING	09/15/25	RW	PASS	ADDITION R	COH		35 PALMER AVENUE	KOSARA MATTHEW	49887	A
FINAL	09/15/25	RW	PASS	ADDITION R	COH		205 CLEVELAND DRIVE	SCHMIDT WALTER	51375	A
FOOTING	09/16/25	RW	PASS	ADDITION R	COH		65 RADNOR AVENUE	BASESCU NEIL	51542	A
ROUGH PLUMBING	09/17/25	RW	PASS	ACCESSORY	COH		2 LOUNSBURY ROAD	GARSCHAGEN WALTER	51637	A
INSULATION	09/17/25	RW	PASS	ADDITION R	COH		35 SUNSET DRIVE	FREEDMAN MARCY B	51014	A
COMMERCIAL COOKING H	09/17/25	RW	PASS	ADDITION C	COH		130 GRAND STREET	FULLER CHAMPION PRODUCT	51636	A
SLAB	09/24/25	RW	PASS	ADDITION R	COH		35 SUNSET DRIVE	FREEDMAN MARCY B	51011	A
ROUGH FRAMMING	09/24/25	RW	PASS	ADDITION R	COH		35 PALMER AVENUE	KOSARA MATTHEW	49894	A
FINAL	09/26/25	RW	PASS	SOLAR	COH		47 OLCOTT AVENUE	SHANKS BEJAMIN	50538	A
ROUGH FRAMMING	09/26/25	RW	PASS	ADDITION R	COH		44 BUNGALOW ROAD	ASLAN ROY	50128	A
ROUGH PLUMBING	09/26/25	RW	PASS	ADDITION R	COH		44 BUNGALOW ROAD	ASLAN ROY	50129	A
FOOTING	09/26/25	RW	PASS	ADDITION C	COH		368 SOUTH RIVERSIDE AVENUE	368 S RIVERSIDE LLC	49942	A
ROUGH FRAMMING	09/26/25	RW	PASS	ADDITION C	COH		368 SOUTH RIVERSIDE AVENUE	368 S RIVERSIDE LLC	51661	A
FINAL	09/26/25	RW	PASS	SOLAR	COH		121 SCENIC DRIVE WEST	HILL NIHOLAS	50085	A
DRAINAGE	09/29/25	RW	PASS	ADDITION R	COH		35 SUNSET DRIVE	FREEDMAN MARCY B	51009	A
FINAL	09/29/25	RW	PASS	ADDITION R	COH		34 MORNINGSIDE DRIVE	DEPREZ VINCENT	43044	A
FINAL	09/29/25	RW	PASS	SOLAR	COH		9 VAN CORTLANDT PLACE	STEVENS JAMES P	51288	A
FUEL GAS	09/30/25	RW	PASS	GENERATOR	COH		33 NORDICA DRIVE	BOURDON JAMES	49684	A
FOOTING	10/01/25	RW	PASS	ADDITION R	COH		8 OBSERVATORY DRIVE	REISNER CARL	50188	A
FINAL	10/01/25	RW	PASS	ADDITION C	COH		130 GRAND STREET	FULLER CHAMPION PRODUCT	47950	A
ROUGH FRAMMING	10/02/25	RW	PASS	NEW SINGLE	COH		23 NORDICA DRIVE	FRANZOSO MARK A	37435	A
FOUNDATION	10/03/25	RW	PASS	ADDITION R	COH		80 HASTINGS AVENUE	ARTURO LAWRENCE	51488	A
FINAL	10/03/25	RW	PASS	ADDITION R	COH		72 CLEVELAND DRIVE	CASTELLI VITTORIO	49773	A

VILLAGE OF CROTON-ON-HUDSON



INSPECTION REPORT

ENGINEERING DEPARTMENT

INSPECTIONS PERFORMED: 09/01/25 to 11/30/25

INSPECTION	DATE	BY	RSLT	PROJECT	CITY	AREA	LOCATION	OWNER	INSP ID	T
FOOTING	10/03/25	RW	PASS	ADDITION	R	COH	68 IRVING AVENUE	BANAJA HATIM D	50789	A
INSULATION	10/06/25	RW	PASS	ADDITION	R	COH	35 PALMER AVENUE	KOSARA MATTHEW	49896	A
INSULATION	10/06/25	RW	PASS	ADDITION	R	COH	65 RADNOR AVENUE	BASESCU NEIL	51032	A
FINAL	10/06/25	RW	PASS	ADDITION	R	COH	17 WARREN ROAD	HENN MATT	49922	A
SLAB	10/06/25	RW	PASS	NEW SINGLE	COH		51 UPLAND LANE	HANNIGAN THOMAS W	51864	A
Property Maintenance	10/08/25	RW	PASS			COH	43 HIGH STREET	VLACHOS ALEXIOS	51764	V
Oil Tank Abandon/Rem	10/08/25	RW	PASS	OIL TANK	COH		15 OBSERVATORY DRIVE	JARC TRACY E	51260	A
FOUNDATION	10/08/25	RW	PASS	ADDITION	R	COH	8 OBSERVATORY DRIVE	REISNER CARL	50189	A
ROUGH PLUMBING	10/10/25	RW	PASS	ADDITION	R	COH	49 VAN WYCK STREET	DUGGAN RICHARD W	50811	A
INSULATION	10/10/25	RW	PASS	ADDITION	R	COH	49 VAN WYCK STREET	DUGGAN RICHARD W	50812	A
FINAL	10/14/25	RW	PASS	SOLAR	COH		1 INDIAN SUMMER DRIVE	QUARLESS WILLIAM A	51038	A
SIDEWALK	10/15/25	RW	PASS			COH	33 YOUNG AVENUE	KLIER JAN	51811	
INSULATION	10/15/25	RW	PASS	NEW SINGLE	COH		23 NORDICA DRIVE	FRANZOSO MARK A	37440	A
FINAL	10/15/25	RW	PASS	SOLAR	COH		25B HARRISON STREET	PURTLE HELEN	51467	A
SLAB	10/15/25	RW	PASS	NEW SINGLE	COH		51 UPLAND LANE	HANNIGAN THOMAS W	47140	A
FINAL	10/17/25	RW	PASS	SOLAR	COH		9 SUNSET DRIVE	ROLING SHAWN	51291	A
FINAL	10/20/25	RW	PASS	SOLAR	COH		36 RADNOR AVENUE	OPAZO CRISTIAN R	51312	A
FINAL	10/20/25	RW	PASS	ADDITION	R	COH	5 MELROSE AVENUE	BURGER PETER L	46499	A
UNDERGROND PLUMBING	10/21/25	RW	PASS	IN POOL	COH		8 O'RILEY COURT	HABIB CAITLIN M	50774	A
SIDEWALK	10/22/25	RW	PASS			COH	75 LEXINGTON DRIVE	ROSE DOUGLAS	51958	
911 HOUSE NUMBER	10/22/25	RW	PASS			COH	75 LEXINGTON DRIVE	ROSE DOUGLAS	51959	
TREE FINAL	10/24/25	RW	PASS	TREE REMOV	COH		44 MOUNT AIRY ROAD	GOODMAN PETER	42560	A
FINAL	10/27/25	RW	PASS	SOLAR	COH		27 YOUNG AVENUE	LANE JEREMY	50965	A
UNDERGROND PLUMBING	10/27/25	RW	PASS	NEW SINGLE	COH		155 GRAND STREET	BROOK ST COMMERCIAL LLC	49532	A
FINAL	10/28/25	RW	PASS	ADDITION	R	COH	25 GLENGARY ROAD	POLIZZI LAURA	48738	A
INITIAL STREET OPENI	10/28/25	RW	PASS	ADDITION	R	COH	34 MORNINGSIDE DRIVE	DEPREZ VINCENT	52012	A
ROUGH FRAMMING	10/29/25	RW	PASS	ADDITION	R	COH	35 SUNSET DRIVE	FREEDMAN MARCY B	51012	A
SLAB	10/29/25	RW	PASS	NEW SINGLE	COH		155 GRAND STREET	BROOK ST COMMERCIAL LLC	49533	A
FINAL	10/29/25	RW	PASS	SOLAR	COH		4 GLENGARY ROAD	EVANS JAMES T	51196	A
FINAL	10/29/25	RW	PASS	ADDITION	R	COH	118 YOUNG AVENUE	LAMB ALASTAIR	50725	A
SEWER	10/29/25	RW	PASS	SERV LINE	COH		72 CLEVELAND DRIVE	CASTELLI VITTORIO	51799	A
FINAL	10/31/25	RW	PASS	ZBA AREA	COH		99 MOUNT AIRY ROAD	REIBEL ROBERT H	51983	A
Oil Tank Abandon/Rem	11/03/25	RW	PASS	OIL TANK	COH		45 LEXINGTON DRIVE	LEWANDOWSKI ROBERT E	51761	A
FINAL	11/03/25	RW	PASS	ACCESSORY	COH		103 HASTINGS AVENUE	WEALE ROSS	52160	A
FINAL	11/03/25	RW	PASS	RETANING	W	COH	19 GEORGIA LANE	JEANNE LAPORTA	51380	A
FINAL	11/04/25	RW	PASS	ADDITION	R	COH	35 PALMER AVENUE	KOSARA MATTHEW	49899	A
INSULATION	11/07/25	RW	PASS	ADDITION	R	COH	68 IRVING AVENUE	BANAJA HATIM D	52208	A
TREE INITIAL	11/07/25	RW	PASS	TREE REMOV	COH		204 HESSIAN HILLS ROAD	BRILL HARVEY	52020	A
FOOTING	11/07/25	RW	PASS	ADDITION	R	COH	24 NORDICA DRIVE	MACKENZIE SEAN A	51144	A
Oil Tank Abandon/Rem	11/07/25	RW	PASS	OIL TANK	COH		8 VALLEY TRAIL	QUINN PAUL	51316	A
FINAL	11/07/25	RW	PASS	ADDITION	R	COH	85 YOUNG AVENUE	DANIEL GRECCO	47678	A
FINAL	11/10/25	RW	PASS	SPA	COH		21 GLENGARY ROAD	BARANOWSKI STEVEN	52011	A
FINAL STREET OPENING	11/10/25	RW	PASC	STREET OPE	COH		16 HASTINGS AVENUE	VILLAR ELLIOT	48911	A
TREE FINAL	11/10/25	RW	PASS	TREE REMOV	COH		94 MOUNT AIRY ROAD	WEINER JOSEPH	51972	A
REPLACEMENT TREE	11/10/25	RW	PASS	TREE REMOV	COH		94 MOUNT AIRY ROAD	WEINER JOSEPH	51970	A
FINAL	11/11/25	RW	PASS	ADDITION	R	COH	18 OBSERVATORY DRIVE	AYERS MARY B	52004	A
ROUGH FRAMMING	11/11/25	RW	PASS	ADD DECK	COH		76 YOUNG AVENUE	GOLDMAN DAVID	50783	A
FOOTING	11/14/25	RW	PASS	ADDITION	R	COH	8 NEWTON COURT	ROBINSON MATTHEW	51743	A
INSULATION	11/14/25	RW	PASS	ADDITION	R	COH	35 SUNSET DRIVE	FREEDMAN MARCY B	52162	A
ROUGH PLUMBING	11/14/25	RW	PASS	NEW 5+	COH		21-27 SOUTH RIVERSIDE AVENUE	CROTON RIVERSIDE LLC	52163	A
FINAL STREET OPENING	11/14/25	RW	PASS	STREET OPE			151 GRAND STREET	PROVENZANO JACQUELYN	52161	A
ROUGH FRAMMING	11/17/25	RW	PASS	ADDITION	R	COH	133 MAPLE STREET	M A F REALTY LTD	50114	A

INSPECTION REPORT

ENGINEERING DEPARTMENT

INSPECTIONS PERFORMED: 09/01/25 to 11/30/25

INSPECTION	DATE	BY	RSLT	PROJECT	CITY	AREA	LOCATION	OWNER	INSP ID	T
FINAL	11/17/25	RW	PASS	ADD DECK	COH		41 WHELAN AVENUE	LOGIUDICI RAYMOND	52167	A
FINAL	11/17/25	RW	PASS	SOLAR	COH		41 WHELAN AVENUE	LOGIUDICI RAYMOND	51335	A
FINAL	11/18/25	RW	PASS	SOLAR	COH		4 O'RILEY COURT	KATZ RICHARD	51540	A
FINAL	11/21/25	RW	PASS	SOLAR	COH		7 ALEXANDER LANE	HERTLEIN MEREDITH	51470	A
DRAINAGE	11/21/25	RW	PASS	NEW SINGLE	COH		23 NORDICA DRIVE	FRANZOSO MARK A	37432	A
INSULATION	11/21/25	RW	PASS	MIXED-USE	COH		352 SOUTH RIVERSIDE AVENUE	SPRING COME LLC	45920	A
SEWER	11/24/25	RW	PASS	SERV LINE	COH		74 CLEVELAND DRIVE	JEREZ GEORGE	52104	A
FINAL	11/24/25	RW	PASS	ADDITION R	COH		49 VAN WYCK STREET	DUGGAN RICHARD W	50815	A
FOUNDATION	11/25/25	RW	PASS	ADDITION R	COH		8 NEWTON COURT	ROBINSON MATTHEW	51744	A
FINAL	11/25/25	RW	PASS	ADD DECK	COH		76 YOUNG AVENUE	GOLDMAN DAVID	50784	A
INSULATION	11/26/25	RW	PASS	MIXED-USE	COH		352 SOUTH RIVERSIDE AVENUE	SPRING COME LLC	52159	A
INSPECTOR TOTALS:		104	INSPECTIONS		FEES:	.00	PAID TO DATE:	.00	UNPAID:	.00
MISC	09/03/25	TS	FAIL		COH		119 GRAND STREET	AMICOLA LEONARD	51382	V
SIDEWALK	09/04/25	TS	FAIL		COH		87 NORTH RIVERSIDE AVENUE	907 REALTY LLC	51406	
SIDEWALK	11/21/25	TS	PASS		COH		56 IRVING AVENUE	MOORE JAMES	52219	
INSPECTOR TOTALS:		3	INSPECTIONS		FEES:	.00	PAID TO DATE:	.00	UNPAID:	.00
MISC	10/23/25	VS	PASS	ST LINE	COH		49 BEEKMAN AVENUE	ROSSINI FAMILY TRUST	51865	A
FINAL	11/05/25	VS	PASS	ST LINE	COH		49 BEEKMAN AVENUE	ROSSINI FAMILY TRUST	51728	A
INSPECTOR TOTALS:		2	INSPECTIONS		FEES:	.00	PAID TO DATE:	.00	UNPAID:	.00
DEPARTMENT TOTALS:		270	INSPECTIONS		FEES:	6,315.00	PAID TO DATE:	.00	UNPAID:	6,315.00
REPORT TOTALS:		270	INSPECTIONS		FEES:	6,315.00	PAID TO DATE:	.00	UNPAID:	6,315.00

INSPECTION REPORT

ENGINEERING DEPARTMENT

INSPECTIONS PERFORMED: 09/01/25 to 11/30/25

INSPECTION TYPE SUMMARY	COUNT	INSPECTOR SUMMARY	COUNT	RESULT SUMMARY	COUNT
911 HOUSE NUMBER	4	DANIEL OCONNOR, P.E., CEO	17	FAIL	12
ACCESSIBILITY	1	JAMES FERGUSON	144	PASS	223
COMMERCIAL COOKING HOOD	1	RONALD WEGNER, P.E., CEO	104	PASS WITH CONDITIONS	35
Complaint Investigation	2	THOR SNILSBERG	3		
DRAINAGE	2	VINCENT SALANITRO, P.E., CEO	2		
FINAL	42				
FINAL STREET OPENING INSP	2				
FIRE SAFETY INSPECTION	39				
FIRE SAFETY INSPECTION-MULTI_F	70				
FIRE SAFETY REINSPECTION	35				
FOOTING	11				
FOUNDATION	4				
FUEL GAS	3				
INITIAL STREET OPENING INSPECT	1				
INSULATION	11				
MISC	2				
Oil Tank Abandon/Removal	3				
Property Maintenance NYS	1				
REPLACEMENT TREE	1				
ROUGH FRAMMING	8				
ROUGH PLUMBING	5				
SEWER	3				
SIDEWALK	5				
SITE WORK	2				
SLAB	4				
STRUCTURE SETBACKS	1				
TREE FINAL	2				
TREE INITIAL	2				
UNDERGROND PLUMBING	2				
USE AND OCCUPANCY	1				

TOTAL INSPECTIONS: 270

INSPECTION REPORT

ALL

INSPECTIONS PERFORMED: 09/01/25 to 11/30/25

INSPECTION TYPE SUMMARY	COUNT	INSPECTOR SUMMARY	COUNT	RESULT SUMMARY	COUNT
911 HOUSE NUMBER	4	DANIEL OCONNOR, P.E., CEO	17	FAIL	12
ACCESSIBILITY	1	JAMES FERGUSON	144	PASS	223
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FINAL	42				
FINAL STREET OPENING INSP	2				
FIRE SAFETY INSPECTION	39				
FIRE SAFETY INSPECTION-MULTI_F	70				
FIRE SAFETY REINSPECTION	35				
FOOTING	11				
FOUNDATION	4				
FUEL GAS	3				
INITIAL STREET OPENING INSPECT	1				
INSULATION	11				
MISC	2				
Oil Tank Abandon/Removal	3				
Property Maintenance NYS	1				
REPLACEMENT TREE	1				
ROUGH FRAMMING	8				
ROUGH PLUMBING	5				
SEWER	3				
SIDEWALK	5				
SITE WORK	2				
SLAB	4				
STRUCTURE SETBACKS	1				
TREE FINAL	2				
TREE INITIAL	2				
UNDERGROND PLUMBING	2				
USE AND OCCUPANCY	1				

TOTAL INSPECTIONS: 270

** END OF REPORT - Generated by Stefanie Corraale **

VILLAGE OF CROTON-ON-HUDSON



ENG'G DEPT Q2 PERMITS ISSUED FY 2025-26

(9/1/25 TO 11/30/25)

DEPARTMENT: ENGINEERING DEPARTME

PROJECT TYPE	----- PERMITS FROM 09/01/25 TO 11/30/25 -----				----- PERMITS YEAR TO DATE -----			
	ISSUED	VOIDED	EST VALUE	FEES	ISSUED	VOIDED	EST VALUE	FEES
ADDITION ALT CONVERSION (COM)								
BUILDING PERMIT EXTENSION	1	0	0	350.00	1	0	0	350.00
BUILDING PERMIT COMMERCIAL	1	0	2,000	250.00	1	0	2,000	250.00
PLUMBING PERMIT	1	0	0	175.00	1	0	0	175.00
CERTIFICATE OF OCCUPANCY	2	0	0	380.00	2	0	0	380.00
PROJECT TOTALS	5	0	2,000	1,155.00	5	0	2,000	1,155.00
ADDITION ALT CONVERSION (RES)								
BUILDING PERMIT RESIDENTIAL	16	0	2,116,900	35,335.00	16	0	2,116,900	35,335.00
STREET OPEN BOND	1	0	0	2,000.00	1	0	0	2,000.00
PLUMBING PERMIT	4	0	0	700.00	4	0	0	700.00
PLUMBING PERMIT #2	1	0	0	100.00	1	0	0	100.00
BUILDING ENVELOPE MODIFICATION	1	0	0	350.00	1	0	0	350.00
WATER SERVICE CONNECTION	1	0	0	2,800.00	1	0	0	2,800.00
BACKFLOW REVIEW	1	0	0	125.00	1	0	0	125.00
WETLANDS ACTIVITY PERMIT	1	0	0	200.00	1	0	0	200.00
CERTIFICATE OF OCCUPANCY	12	0	0	2,265.00	12	0	0	2,265.00
PROJECT TOTALS	38	0	2,116,900	43,875.00	38	0	2,116,900	43,875.00
BATTERY ENERGY STORAGE SYSTEM								
ENERGY STORAGE SYSTEM INSTALL	2	0	0	450.00	2	0	0	450.00
PROJECT TOTALS	2	0	0	450.00	2	0	0	450.00
CHANGE OF USE								
SIGN PERMIT	1	0	0	.00	1	0	0	.00
CHANGE OF USE	1	0	0	250.00	1	0	0	250.00
PROJECT TOTALS	2	0	0	250.00	2	0	0	250.00
GENERATOR INSTALLATION								
GENERATOR INSTALLATION	1	0	0	225.00	1	0	0	225.00
PLUMBING PERMIT	1	0	0	100.00	1	0	0	100.00
PROJECT TOTALS	2	0	0	325.00	2	0	0	325.00
MIXED-USE								
STREET OPENING	1	0	0	375.00	1	0	0	375.00
BUILDING PERMIT 2	1	0	1,234,000	689.00	1	0	1,234,000	689.00
PLUMBING PERMIT	1	0	0	1,425.00	1	0	0	1,425.00
WATER SERVICE CONNECTION	1	0	0	2,500.00	1	0	0	2,500.00
WASTEWATER SERVICE CONNECTION	1	0	0	4,500.00	1	0	0	4,500.00
PROJECT TOTALS	5	0	1,234,000	9,489.00	5	0	1,234,000	9,489.00
OIL TANK REMOVAL								
OIL TANK REMOVAL 2022	3	0	0	375.00	3	0	0	375.00
PROJECT TOTALS	3	0	0	375.00	3	0	0	375.00

VILLAGE OF CROTON-ON-HUDSON



ENG'G DEPT Q2 PERMITS ISSUED FY 2025-26 NEW SINGLE FAMILY

(9/1/25 TO 11/30/25)

DEPARTMENT: ENGINEERING DEPARTME

PROJECT TYPE	PERMITS FROM 09/01/25 TO 11/30/25				PERMITS YEAR TO DATE			
	ISSUED	VOIDED	EST VALUE	FEES	ISSUED	VOIDED	EST VALUE	FEES
PLUMBING PERMIT	1	0	0	325.00	1	0	0	325.00
WASTEWATER SERVICE CONNECTION	1	0	0	3,000.00	1	0	0	3,000.00
PROJECT TOTALS	2	0	0	3,325.00	2	0	0	3,325.00
SOLAR PANEL (PHOTOVOLTAIC)								
BUILDING PERMIT RESIDENTIAL	29	0	0	14,016.75	29	0	0	14,016.75
CERTIFICATE OF OCCUPANCY	15	0	0	.00	15	0	0	.00
PROJECT TOTALS	44	0	0	14,016.75	44	0	0	14,016.75
SPA/HOT TUB								
BUILDING PERMIT RESIDENTIAL	1	0	0	190.00	1	0	0	190.00
PROJECT TOTALS	1	0	0	190.00	1	0	0	190.00
RETAINING WALL								
BUILDING PERMIT RESIDENTIAL	1	0	40,000	887.00	1	0	40,000	887.00
CERTIFICATE OF OCCUPANCY	2	0	0	380.00	2	0	0	380.00
PROJECT TOTALS	3	0	40,000	1,267.00	3	0	40,000	1,267.00
AMENDED SITE PLAN								
PLANNING BOARD AM SP	1	0	0	425.00	1	0	0	425.00
PROJECT TOTALS	1	0	0	425.00	1	0	0	425.00
ADD DECK (RES)								
BUILDING PERMIT RESIDENTIAL	1	0	15,000	419.00	1	0	15,000	419.00
CERTIFICATE OF OCCUPANCY	1	0	0	190.00	1	0	0	190.00
PROJECT TOTALS	2	0	15,000	609.00	2	0	15,000	609.00
DEMOLITION PERMIT								
DEMOLITION PERMIT	1	0	0	200.00	1	0	0	200.00
PROJECT TOTALS	1	0	0	200.00	1	0	0	200.00
FOIL REQUEST								
FOIL REQUEST	51	0	0	4.00	51	0	0	4.00
PROJECT TOTALS	51	0	0	4.00	51	0	0	4.00
GAS WORK (RES)								
CERTIFICATE OF OCCUPANCY	1	0	0	.00	1	0	0	.00
PROJECT TOTALS	1	0	0	.00	1	0	0	.00
IMPROVEMENT IN STREET LINE								
IMPROVEMENT IN STREET LINE	2	0	0	350.00	2	0	0	350.00
PROJECT TOTALS	2	0	0	350.00	2	0	0	350.00

VILLAGE OF CROTON-ON-HUDSON



ENG'G DEPT Q2 PERMITS ISSUED FY 2025-26

(9/1/25 TO 11/30/25)

DEPARTMENT: ENGINEERING DEPARTME

PROJECT TYPE	PERMITS FROM 09/01/25 TO 11/30/25				PERMITS YEAR TO DATE			
	ISSUED	VOIDED	EST VALUE	FEES	ISSUED	VOIDED	EST VALUE	FEES
PLUMBING PERMIT								
PLUMBING PERMIT	1	0	0	175.00	1	0	0	175.00
PROJECT TOTALS	1	0	0	175.00	1	0	0	175.00
SHED								
BUILDING PERMIT RESIDENTIAL	2	0	0	380.00	2	0	0	380.00
ZBA VARIANCE 1	2	0	0	450.00	2	0	0	450.00
CERTIFICATE OF OCCUPANCY	2	0	0	.00	2	0	0	.00
PROJECT TOTALS	6	0	0	830.00	6	0	0	830.00
SIGN								
SIGN PERMIT	1	0	0	75.00	1	0	0	75.00
PROJECT TOTALS	1	0	0	75.00	1	0	0	75.00
STREET OPENING PERMIT								
STREET OPENING	8	0	0	4,571.26	8	0	0	4,571.26
PROJECT TOTALS	8	0	0	4,571.26	8	0	0	4,571.26
IN GROUND POOL								
WETLANDS ACTIVITY PERMIT	1	0	0	350.00	1	0	0	350.00
PROJECT TOTALS	1	0	0	350.00	1	0	0	350.00
TELECOMMUNICATION COLLOCATION								
BUILDING PERMIT RESIDENTIAL	1	0	230,000	4,210.00	1	0	230,000	4,210.00
PROJECT TOTALS	1	0	230,000	4,210.00	1	0	230,000	4,210.00
RECORD SEARCH								
RECORD SEARCH	25	0	0	4,375.00	25	0	0	4,375.00
PROJECT TOTALS	25	0	0	4,375.00	25	0	0	4,375.00
TREE REMOVAL								
TREE REMOVAL PERMIT	12	0	0	1,000.00	12	0	0	1,000.00
PROJECT TOTALS	12	0	0	1,000.00	12	0	0	1,000.00
USE OF STREET OR SIDEWALK								
USE OF STREET OR SIDEWALK	1	0	0	.00	1	0	0	.00
PROJECT TOTALS	1	0	0	.00	1	0	0	.00
ADD WOOD STOVE								
BUILDING PERMIT RESIDENTIAL	2	0	0	465.00	2	0	0	465.00
PROJECT TOTALS	2	0	0	465.00	2	0	0	465.00

ENG'G DEPT Q2 PERMITS ISSUED FY 2025-26
WATER/ SEWER SERVICE LINE

(9/1/25 TO 11/30/25)

DEPARTMENT: ENGINEERING DEPARTME

PROJECT TYPE	PERMITS FROM 09/01/25 TO 11/30/25				PERMITS YEAR TO DATE			
	ISSUED	VOIDED	EST VALUE	FEEES	ISSUED	VOIDED	EST VALUE	FEEES
WATER SERVICE CONNECTION	1	0	0	150.00	1	0	0	150.00
WASTEWATER SERVICE CONNECTION	3	0	0	600.00	3	0	0	600.00
PROJECT TOTALS	4	0	0	750.00	4	0	0	750.00
ACCESSORY APARTMENT								
PLUMBING PERMIT	2	0	0	350.00	2	0	0	350.00
PLUMBING PERMIT #2	1	0	0	100.00	1	0	0	100.00
CERTIFICATE OF OCCUPANCY	1	0	0	185.00	1	0	0	185.00
PROJECT TOTALS	4	0	0	635.00	4	0	0	635.00
ZBA AREA VARIANCE								
BUILDING PERMIT RESIDENTIAL	1	0	0	190.00	1	0	0	190.00
ZBA VARIANCE 1	2	0	0	525.00	2	0	0	525.00
CERTIFICATE OF OCCUPANCY	1	0	0	.00	1	0	0	.00
PROJECT TOTALS	4	0	0	715.00	4	0	0	715.00
DEPARTMENT TOTALS	235	0	3,637,900	94,457.01	235	0	3,637,900	94,457.01
REPORT TOTALS	235	0	3,637,900	94,457.01	235	0	3,637,900	94,457.01

** END OF REPORT - Generated by Stefanie Corraale **

COMPLAINTS/VIOLATIONS REPORT

DEPARTMENT: ENGINEERING DEPARTMENT

REPORTING PERIOD: 09/01/25 TO 11/30/25

COMPLAINT/VIOLATION TYPE	TOTAL REPORTED
ABATEMENT OF ELECTRICAL HAZARD	3
ABATEMENT OF UNSAFE CONDITIONS	1
ACCUMULATION RUBBISH GARBAGE	1
BUILDING PERMITS	1
CARBON MONOXIDE ALARM REQUIRED	14
CERTIFICATE OF OCCUPANCY	1
CLEARANCE FROM IGNITION SOURCE	2
ELECTRICAL SYSTEM HAZARDS	1
EQUIP ROOM STORAGE	5
EQUIPMENT ROOM STORAGE	2
EXCESS GARBAGE AND RUBBISH	1
EXTENSION CORDS	6
EXTERIOR WALLS	1
FIRE SAFETY RESPONSIBILITY	1
GARBAGE, RUBBISH AND LITTERING	2
GENERAL EXTERIOR	1
INSPECTION, TESTING & MAINT	1
INT STRUCTURAL MEMBERS	1
INTERIOR GENERAL	29
LOCKS AND LATCHES	1
MAINTANENCE, INSPECTION, TEST	8
MEANS OF EGRESS STORAGE	3
MULTIPLUG ADAPTERS	3
NO BUILDING PERMIT	1
OSTRUCTIONS-MEANS OF EGRESS	2
PORT EXTIN-WHERE REQUIRED	3
PORTABLE FIRE EXTINGUISHERS	3
PREMISES IDENTIFICATION	3
REMOVAL OF DEAD OR DISEASED TR	1
REMOVAL-TREES, BRUSH,RUBBISH	1
RESPONSIBILITY FOR COMPLIANCE	1
RESPONSIBILITY OF PROPERTY OWN	1
RODENT HARBORAGE	1
SIDEWALKS AND DRIVEWAYS	4
SMOKE ALARMS	15
SWIMMING POOLS	1
UNAPPROVED CONDITIONS	2
UNSAFE EQUIPMENT	2
UNSAFE STRUCTURES	1
Violation Type To Be Determine	2
WASTE ACCUMULATION PROHIBITED	1
WEEDS	1
ZONING	1
DEPARTMENT TOTALS	136
REPORT TOTALS	136

** END OF REPORT - Generated by Stefanie Corrales **

COMPLAINTS/VIOLATIONS REPORT

DEPARTMENT: ENGINEERING DEPARTMENT

REPORTING PERIOD: 09/01/25 TO 11/30/25

REFERENCE	LOCATION	AREA	RESPONSIBLE PARTY	CREATED
COMPLAINT/VIOLATION	CASE	SOURCE	SEVERITY	COMPLIED
	COMMENT			
624	168 GRAND STREET		NIKIC GORAN J	09/30/2025
	VIOLATION	SEVERITY	LETTER	0
	FIRE SAFETY RESPONSIBILITY	0	AREA	COMPLY BY
	LIFE EXPECTANCY AND NON-OPERABLE SMOKE DETECTORS/CARBON MONOXIDE DETECTORS	0	BLDG INT	COMPLIED
	MULTIPLUG ADAPTERS	0	BLDG INT	
	USE OF MULTI PLUG ADAPTERS	0	BLDG INT	
	PORT EXTIN-WHERE REQUIRED	0	BLDG INT	
	PORTABLE FIRE EXTINGUISHERS NEEDED.			10/27/2025
COMPLAINT/VIOLATION TOTALS				.00
629	18 VAN WYCK STREET		CORTLANDT MUSICAL ENTERP	11/18/2025
	VIOLATION	SEVERITY	IN PERSON	0
	CARBON MONOXIDE ALARM REQUIRED	0	AREA	COMPLY BY
	Carbon monoxide detectors need to be installed main hallway and basement	0	BLDG INT	COMPLIED
	PORTABLE FIRE EXTINGUISHERS	0	BLDG INT	23 DAYS OPEN
	fire extinguishers missing and one discharged. Need new and mounted	0	BLDG INT	
	SMOKE ALARMS	0	BLDG INT	
	Smoke alarms out of life expectancy and not working in boiler area.			
COMPLAINT/VIOLATION TOTALS				.00
580	184 GRAND STREET		CHACHA RAUL	06/09/2025
	VIOLATION	SEVERITY	0	0
	UNAPPROVED CONDITIONS	0	AREA	COMPLY BY
				COMPLIED
				185 DAYS OPEN
COMPLAINT/VIOLATION TOTALS				.00
631	2-4 CROTON POINT AVENUE		CROTON POINT HOLDINGS LLC	12/08/2025
	VIOLATION	SEVERITY	IN PERSON	0
	CARBON MONOXIDE ALARM REQUIRED	0	AREA	COMPLY BY
	CO DETECTION NEEDED, FUEL BURNING APPLIANCES.	0	BLDG INT	COMPLIED
	PORT EXTIN-WHERE REQUIRED	0	BLDG INT	3 DAYS OPEN
	PORTABLE FIRE EXTINGUISHERS PURCHASED, NEED TO BE MOUNTED.	0	BLDG INT	
	SMOKE ALARMS	0	BLDG INT	
	SMOKE ALARMS NOT PRESENT, OWNER PURCHASED AT TIME OF INSPECTION			
COMPLAINT/VIOLATION TOTALS				.00
625	21-49 MOUNT AIRY ROAD		CROTON HOUSING NETWORK INC	09/30/2025
	VIOLATION	SEVERITY	0	0
	MEANS OF EGRESS STORAGE	0	AREA	COMPLY BY
				COMPLIED
				72 DAYS OPEN
COMPLAINT/VIOLATION TOTALS				.00

COMPLAINTS/VIOLATIONS REPORT

DEPARTMENT: ENGINEERING DEPARTMENT

REPORTING PERIOD: 09/01/25 TO 11/30/25

REFERENCE	LOCATION	AREA	RESPONSIBLE PARTY	CREATED
COMPLAINT/VIOLATION	CASE	SOURCE	SEVERITY	COMPLIED
542	215 CLEVELAND DRIVE		TOBEY LEONARD	05/13/2025
			0	
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
ACCUMULATION RUBBISH GARBAGE	0		06/02/2025	212 DAYS OPEN
Examples of garbage: exterior above ground oil tank, piles of uncovered lumber, car rims, dog houses, wet mattress, bathtub, etc				
REMOVAL OF DEAD OR DISEASED TR	0		06/02/2025	
Dead tree standingDead tree fallen				
REMOVAL-TREES, BRUSH,RUBBISH	0		06/02/2025	
Examples of organic rubbish: approximately 100' linear feet of rotten logs stacked approximately 4' high, tall piles of bush thrown down slope in backyard, and years of overgrown brush				
COMPLAINT/VIOLATION TOTALS				.00
614	31 DEVON AVENUE		COYNE KEVIN	09/04/2025
			0	
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
RODENT HARBORAGE	0			98 DAYS OPEN
Suspected. Confirm without consent to investigate.				
COMPLAINT/VIOLATION TOTALS				.00
516	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	11/15/2024
		TELEPHONE	0	
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
SIDEWALKS AND DRIVEWAYS	0			391 DAYS OPEN
Potholes				
COMPLAINT/VIOLATION TOTALS				.00
552	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	05/27/2025
		IN PERSON	0	10/09/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
EQUIP ROOM STORAGE	0	BLDG INT		
MULTIPLE PENETRATIONS IN CEILING OF UTILITIES ROOM. WILL NEED FIRE STOP DUE TO POTENTIAL FIRE SPREAD.				
INTERIOR GENERAL	0	BLDG INT		
OPEN WALLS FROM FIRE OPERATIONS FROM APRTMENT TO APARTMENT CREATING PENETRATION ANF POSSIBLE FIRE SPREAD/				
SMOKE ALARMS	0	BLDG INT		
NNEED TO RE INSTALL co/SMOKE DETECTORS AND REPLACE (1) OUT OF LIFE EXPECTNACY IN BEDROOM.				
COMPLAINT/VIOLATION TOTALS				.00
553	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	05/28/2025
		IN PERSON	0	10/09/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
EQUIPMENT ROOM STORAGE	0	BLDG INT		
storage in utility room next to ignition source and water heater/furnace.				
INTERIOR GENERAL	0	BLDG INT		
holes in utility room above furnace/water heater which could cause fire spread and fumes.				
SMOKE ALARMS	0	BLDG INT		
smoke alarms taken down and not in proper location for effectiveness.				

COMPLAINTS/VIOLATIONS REPORT

DEPARTMENT: ENGINEERING DEPARTMENT

REPORTING PERIOD: 09/01/25 TO 11/30/25

REFERENCE	LOCATION	AREA	RESPONSIBLE PARTY	CREATED
COMPLAINT/VIOLATION	CASE	SOURCE	SEVERITY	COMPLIED
COMPLAINT/VIOLATION TOTALS				.00
555	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	05/29/2025
		IN PERSON	0	10/02/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
CLEARANCE FROM IGNITION SOURCE	0	BLDG INT		
storage in utility room causing hazard due to close		to ignition source.		
INT STRUCTURAL MEMBERS	0	BLDG INT		
holes in ceiling causing fire spread concerns in utility room.				
INTERIOR GENERAL	0	BLDG INT		
extreme hoarding conditions causing egress concerns, increased fire load.				
COMPLAINT/VIOLATION TOTALS				.00
556	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	05/29/2025
		IN PERSON	0	09/25/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
GENERAL EXTERIOR	0	BLDG INT		
hoarding conditions causing egress issues, increased fire load and life hazard.				
INTERIOR GENERAL	0	BLDG INT		
penetrations in ceiling of utility room causing fire spread.				
MULTIPLUG ADAPTERS	0	BLDG INT		
multiple kitchen appliances plugged into multi adapter, need to be plugged into wall outlet.				
COMPLAINT/VIOLATION TOTALS				.00
557	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	05/29/2025
		IN PERSON	0	09/25/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
CLEARANCE FROM IGNITION SOURCE	0	BLDG INT		
storage in utility room creating fire hazard due to close proximity to ignition source.				
INTERIOR GENERAL	0	BLDG INT		
penetration in ceiling of utility room causing fire spread issues.				
COMPLAINT/VIOLATION TOTALS				.00
559	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	05/30/2025
		IN PERSON	0	10/02/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
CARBON MONOXIDE ALARM REQUIRED	0	BLDG INT		
CO detector not in proper location for effectiveness				
EQUIP ROOM STORAGE	0	BLDG INT		
observed storage in utility room causing fire hazard				
INTERIOR GENERAL	0	BLDG INT		
holes located in ceiling of utility room causing potential fire spread				
SMOKE ALARMS	0	BLDG INT		
Smoke not in proper locations for effectiveness				
COMPLAINT/VIOLATION TOTALS				.00

COMPLAINTS/VIOLATIONS REPORT

DEPARTMENT: ENGINEERING DEPARTMENT

REPORTING PERIOD: 09/01/25 TO 11/30/25

REFERENCE	LOCATION	AREA	RESPONSIBLE PARTY	CREATED
COMPLAINT/VIOLATION	CASE	SOURCE	SEVERITY	COMPLIED
561	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	05/30/2025
		IN PERSON	0	10/09/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
EQUIP ROOM STORAGE	0	BLDG INT		
observed storage in utility room causing fire hazard and combustible issues.				
INTERIOR GENERAL	0	BLDG INT		
holes located in ceiling of utility room				
OSTRUCTIONS-MEANS OF EGRESS	0	BLDG INT		
observed hoarding conditions, causing egress issues				
COMPLAINT/VIOLATION TOTALS				.00
562	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/03/2025
		IN PERSON	0	09/18/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
CARBON MONOXIDE ALARM REQUIRED	0	BLDG INT		
no operational CO detector which is required by code NYS Fire Code Section 915				
SMOKE ALARMS	0	BLDG INT		
apartment without operational smoke alarms				
COMPLAINT/VIOLATION TOTALS				.00
564	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/03/2025
		EMAIL	0	10/23/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
CARBON MONOXIDE ALARM REQUIRED	0	BLDG INT		
NO OPERATIONAL CO ALARM				
INTERIOR GENERAL	0	BLDG INT		
HOLES IN CEILING AND WALLS				
LOCKS AND LATCHES	0	BLDG INT		
DOORS NOT SECURED TO AREA				
PORTABLE FIRE EXTINGUISHERS	0	BLDG INT		
PORTABLE FIRE EXTINGUISHER OUT OF MAINTENANCE/TESTING , NOT IN PROPER LOCATION.				
SMOKE ALARMS	0	BLDG INT		
NO OPERATIONLA SMOKE ALARM				
UNAPPROVED CONDITIONS	0	BLDG INT		
ELECTRICAL ISSUES THROUGHOUT AREA, MISSING PLATES, BARE WIRES.				
COMPLAINT/VIOLATION TOTALS				.00
565	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/03/2025
		IN PERSON	0	10/09/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
ABATEMENT OF ELECTRICAL HAZARD	0	BLDG INT		
numerous electrical issues throughout, open electrical boxes, bare wires.				
CARBON MONOXIDE ALARM REQUIRED	0	BLDG INT		
no CO detector in area where required.				
EQUIPMENT ROOM STORAGE	0	BLDG INT		
improper storage in utility room.				
INTERIOR GENERAL	0	BLDG INT		
door not fire rated				

COMPLAINTS/VIOLATIONS REPORT

DEPARTMENT: ENGINEERING DEPARTMENT

REPORTING PERIOD: 09/01/25 TO 11/30/25

REFERENCE	LOCATION	AREA	RESPONSIBLE PARTY	CREATED
CASE	SOURCE	SEVERITY	COMPLIED	
COMPLAINT/VIOLATION	COMMENT			
SMOKE ALARMS	0	BLDG INT		
no smoke alarm in area where required.				
COMPLAINT/VIOLATION TOTALS				.00
571	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/09/2025
		IN PERSON	0	10/23/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
EXTENSION CORDS	0	BLDG INT		
Improper use of extension cords, causing potential fire hazard.				
INTERIOR GENERAL	0	BLDG INT		
observed holes in utility room walls/ceilings.				
MEANS OF EGRESS STORAGE	0	BLDG INT		
Hoarding conditions throughout causing egress and fire load concerns.				
SMOKE ALARMS	0	BLDG INT		
No smoke/CO detectors in apartment				
COMPLAINT/VIOLATION TOTALS				.00
572	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/09/2025
		IN PERSON	0	10/09/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
INTERIOR GENERAL	0	BLDG INT		
holes in wall/ceilings of utility room				
SMOKE ALARMS	0	BLDG INT		
smoke/CO detectors life expectancy exceeded				
COMPLAINT/VIOLATION TOTALS				.00
573	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/09/2025
		LETTER	0	
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
ABATEMENT OF UNSAFE CONDITIONS	0	BLDG INT		
fire damage throughout.				
COMPLAINT/VIOLATION TOTALS				.00
574	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/09/2025
		IN PERSON	0	09/04/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
INTERIOR GENERAL	0	BLDG INT		
holes in ceiling/walls in utility room				
PORT EXTIN-WHERE REQUIRED	0	BLDG INT		
Portable fire extinguisher not present in hallway				
PREMISES IDENTIFICATION	0	BLDG INT		
Apartment not numbered per 911				
COMPLAINT/VIOLATION TOTALS				.00

COMPLAINTS/VIOLATIONS REPORT

DEPARTMENT: ENGINEERING DEPARTMENT

REPORTING PERIOD: 09/01/25 TO 11/30/25

REFERENCE	LOCATION	AREA	RESPONSIBLE PARTY	CREATED
COMPLAINT/VIOLATION	CASE	SOURCE	SEVERITY	COMPLIED
575	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/09/2025
		IN PERSON	0	09/04/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
EXTENSION CORDS	0	BLDG INT		
Extension cord being utilized for microwave rather than wall outlet.				
INTERIOR GENERAL	0	BLDG INT		
Holes in utility room ceiling/walls.				
PREMISES IDENTIFICATION	0	BLDG INT		
Apartment no number on door				
COMPLAINT/VIOLATION TOTALS				.00
576	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/09/2025
		IN PERSON	0	09/18/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
INTERIOR GENERAL	0	BLDG INT		
Large holes in ceiling/wall of utility room				
MAINTANENCE, INSPECTION, TEST	0	BLDG INT		
out of date CO/Smoke detectors				
COMPLAINT/VIOLATION TOTALS				.00
577	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/09/2025
		IN PERSON	0	10/09/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
INTERIOR GENERAL	0	BLDG INT		
Holes in utility room ceiling and walls.				
MAINTANENCE, INSPECTION, TEST	0	BLDG INT		
nonoperational detectors and out of life expectancy				
PREMISES IDENTIFICATION	0	BLDG INT		
Larger numbers needed for apartment				
COMPLAINT/VIOLATION TOTALS				.00
578	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/09/2025
		IN PERSON	0	10/02/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
INTERIOR GENERAL	0	BLDG INT		
Utility room holes around pipes.				
MAINTANENCE, INSPECTION, TEST	0	BLDG INT		
In need of replacement for detectors, life expectancy.				
COMPLAINT/VIOLATION TOTALS				.00
579	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/09/2025
		IN PERSON	0	10/09/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
CARBON MONOXIDE ALARM REQUIRED	0	BLDG INT		
No CO detector which is required				
INTERIOR GENERAL	0	BLDG INT		
Holes present in utility room				

COMPLAINTS/VIOLATIONS REPORT

DEPARTMENT: ENGINEERING DEPARTMENT

REPORTING PERIOD: 09/01/25 TO 11/30/25

REFERENCE	LOCATION	AREA	RESPONSIBLE PARTY	CREATED
CASE	CASE	SOURCE	SEVERITY	COMPLIED
COMPLAINT/VIOLATION	COMMENT			
	SMOKE ALARMS No smoke detectors which is required.	BLDG INT		
COMPLAINT/VIOLATION TOTALS				.00
583	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/11/2025
		IN PERSON	0	10/09/2025
	VIOLATION	AREA	COMPLY BY	COMPLIED
	ABATEMENT OF ELECTRICAL HAZARD Bare electrical wires located in utility room.	BLDG INT		
	CARBON MONOXIDE ALARM REQUIRED NO CO detector which is required	BLDG INT		
	INTERIOR GENERAL Holes in utility room causing potential fire spread.	BLDG INT		
COMPLAINT/VIOLATION TOTALS				.00
585	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/11/2025
		IN PERSON	0	09/18/2025
	VIOLATION	AREA	COMPLY BY	COMPLIED
	INTERIOR GENERAL Holes in utility room ceiling	BLDG INT		
	SMOKE ALARMS smoke/CO detectors not present and required	BLDG INT		
COMPLAINT/VIOLATION TOTALS				.00
587	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/11/2025
		IN PERSON	0	10/02/2025
	VIOLATION	AREA	COMPLY BY	COMPLIED
	INTERIOR GENERAL Holes in ceiling of utility closet.	BLDG INT		
	MAINTANENCE, INSPECTION, TEST Smoke detector out of life expectancy 2003.	BLDG INT		
	UNSAFE EQUIPMENT Split pipe in utility room potential CO issue	BLDG INT		
COMPLAINT/VIOLATION TOTALS				.00
588	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/11/2025
		IN PERSON	0	09/18/2025
	VIOLATION	AREA	COMPLY BY	COMPLIED
	CARBON MONOXIDE ALARM REQUIRED No Co detector and required	BLDG INT		
	INTERIOR GENERAL Holes in utility room ceiling	BLDG INT		
	MAINTANENCE, INSPECTION, TEST No batteries in smoke detectors.	BLDG INT		
COMPLAINT/VIOLATION TOTALS				.00

COMPLAINTS/VIOLATIONS REPORT

DEPARTMENT: ENGINEERING DEPARTMENT

REPORTING PERIOD: 09/01/25 TO 11/30/25

REFERENCE	LOCATION	AREA	RESPONSIBLE PARTY	CREATED
CASE	SOURCE	SEVERITY	COMPLIED	
589	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/11/2025
		IN PERSON	0	09/18/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
CARBON MONOXIDE ALARM REQUIRED	0	BLDG INT		
No co detector in apartment which is required				
INTERIOR GENERAL	0	BLDG INT		
Holes in utility room ceiling				
MAINTANENCE, INSPECTION, TEST	0	BLDG INT		
out of date smoke detectors				
COMPLAINT/VIOLATION TOTALS				.00
590	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/11/2025
		EMAIL	0	09/18/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
EXTENSION CORDS	0	BLDG INT		
Multiple extension cords and overloaded in living room with freezer plugged into cord not outlet.				
OSTRUCTIONS-MEANS OF EGRESS	0	BLDG INT		
Rear egress blocked by bed in living room				
UNSAFE EQUIPMENT	0	BLDG INT		
Furnace malfunctioning, odor of natural gas and evident CO. Con ED shut down and red tagged				
COMPLAINT/VIOLATION TOTALS				.00
592	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/11/2025
		IN PERSON	0	09/18/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
CARBON MONOXIDE ALARM REQUIRED	0	BLDG INT		
No CO detector which is required				
EXTENSION CORDS	0	BLDG INT		
Misuse of power strips and extension cords to tv in rear room by rear egress.				
INTERIOR GENERAL	0	BLDG INT		
Holes in ceiling of utility room				
COMPLAINT/VIOLATION TOTALS				.00
593	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/11/2025
		IN PERSON	0	09/18/2025
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED
CARBON MONOXIDE ALARM REQUIRED	0	BLDG INT		
No CO detector				
INTERIOR GENERAL	0	BLDG INT		
Holes in ceiling of utility room				
COMPLAINT/VIOLATION TOTALS				.00
594	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/11/2025
			0	09/25/2025

COMPLAINTS/VIOLATIONS REPORT

DEPARTMENT: ENGINEERING DEPARTMENT

REPORTING PERIOD: 09/01/25 TO 11/30/25

REFERENCE	LOCATION	AREA	RESPONSIBLE PARTY	CREATED
CASE	CASE	SOURCE	SEVERITY	COMPLIED
COMPLAINT/VIOLATION		COMMENT		
VIOLATION		SEVERITY	AREA	COMPLY BY COMPLIED
CARBON MONOXIDE ALARM REQUIRED	0	BLDG INT		
No Co detector				
EXTENSION CORDS	0	BLDG INT		
Use of power strips to power strips and extension cords in bedroom				
INTERIOR GENERAL	0	BLDG INT		
Holes in ceiling of utility room				
MAINTANENCE, INSPECTION, TEST	0	BLDG INT		
Smoke detectors out of life expectancy.				
COMPLAINT/VIOLATION TOTALS				.00
595	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/12/2025
		IN PERSON	0	10/09/2025
VIOLATION		SEVERITY	AREA	COMPLY BY COMPLIED
INTERIOR GENERAL	0	BLDG INT		
Holes in ceiling of utility room				
MAINTANENCE, INSPECTION, TEST	0	BLDG INT		
2 smoke detectors out of life expectancy				
COMPLAINT/VIOLATION TOTALS				.00
597	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/12/2025
			0	
VIOLATION		SEVERITY	AREA	COMPLY BY COMPLIED
INTERIOR GENERAL	0	BLDG INT		182 DAYS OPEN
Holes in utility room.				
UNSAFE STRUCTURES	0	BLDG INT		
Apartment damaged by fire, heavy damage throughout foyer/living room area.				
COMPLAINT/VIOLATION TOTALS				.00
602	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/24/2025
		IN PERSON	0	10/02/2025
VIOLATION		SEVERITY	AREA	COMPLY BY COMPLIED
ABATEMENT OF ELECTRICAL HAZARD	0	BLDG INT		
faulty wiring in service room				
EQUIP ROOM STORAGE	0	BLDG INT		
storage in service room next to heat sources.				
INTERIOR GENERAL	0	BLDG INT		
holes in service room ceiling/walls				
SMOKE ALARMS	0	BLDG INT		
unknown date on smoke detector				
COMPLAINT/VIOLATION TOTALS				.00
603	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	06/24/2025
		IN PERSON	0	10/02/2025

COMPLAINTS/VIOLATIONS REPORT

DEPARTMENT: ENGINEERING DEPARTMENT

REPORTING PERIOD: 09/01/25 TO 11/30/25

REFERENCE	LOCATION CASE	AREA SOURCE	RESPONSIBLE PARTY SEVERITY	COMPLIED
	COMPLAINT/VIOLATION	COMMENT	COMPLY BY	COMPLIED
	VIOLATION	SEVERITY	AREA	
	CARBON MONOXIDE ALARM REQUIRED	0	BLDG INT	
	No operational CO detector.			
	INTERIOR GENERAL	0	BLDG INT	
	Holes in ceiling and wall of service room			
	SMOKE ALARMS	0	BLDG INT	
	smoke detectors oos and out of life expectancy.			
COMPLAINT/VIOLATION TOTALS				.00
626	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	10/10/2025
	VIOLATION	SEVERITY	IN PERSON	
	MEANS OF EGRESS STORAGE	0	0	10/10/2025
	storage causing egress problems in hallway and bedroom			
COMPLAINT/VIOLATION TOTALS				.00
627	31A OLD POST ROAD SOUTH		BARI APARTMENTS LLC	10/16/2025
	VIOLATION	SEVERITY	IN PERSON	
	EQUIP ROOM STORAGE	0	0	
	COMBUSTIBLES BEING STORED IN CLOSE PROXIMITY OF BOILER			
	EXTENSION CORDS	0	BLDG INT	56 DAYS OPEN
	USE OF MULTIPLE OVERLOADED EXTENSION CORDS			
	MULTIPLUG ADAPTERS	0	BLDG INT	
	USE OF MULTI PLUG ADAPTERS			
COMPLAINT/VIOLATION TOTALS				.00
451	32 FARRINGTON ROAD		ZOLLER MARK	07/12/2022
	VIOLATION	SEVERITY	AREA	
	BUILDING PERMITS	0	0	1248 DAYS OPEN
	ADDITION TO ACCESSORY STRUCTURE WITHOUT BENEFIT OF A PERMIT			
	CERTIFICATE OF OCCUPANCY	0	BLDG EXT	
	ADDITIONS TO ACCESSORY STRUCTURE HAVE NO CERTIFICATE OF OCCUPANCY			
	EXCESS GARBAGE AND RUBBISH	0	YARD	
	CHAPTER 308.1 EXTERIOR PROPERTY AND PREMISES, AND THE INTERIOR OF EVERY STRUCTURE, SHALL BE FREE OF RUBBISH OR GARBAGE. LARGE AMOUNTS OF RUBBISH ACCUMULATED IN THIS YARD. DEFINITION RUBBISH:COMBUSTIBLE AND NONCOMBUSTIBLE WASTE MATERIALS.			
	ZONING	0	YARD	
	OPERATION OF BOAT YARD IN RESIDENTIAL DISTRICT. BOAT REPAIRS AND STORAGE OF EQUIPMENT IN YARD.			
COMPLAINT/VIOLATION TOTALS				.00
541	43 HIGH STREET		VLACHOS ALEXIOS	05/13/2025
	VIOLATION	SEVERITY	AREA	
	EXTERIOR WALLS	0	0	10/08/2025
	The retaining wall is in violation of section PM302.7 of the 2015 International Property Maintenance Code (the "2015 IMPC"). walls shall be maintained, structurally sound, and in good repair.			

COMPLAINTS/VIOLATIONS REPORT

DEPARTMENT: ENGINEERING DEPARTMENT

REPORTING PERIOD: 09/01/25 TO 11/30/25

REFERENCE	LOCATION	AREA	RESPONSIBLE PARTY	CREATED		
COMPLAINT/VIOLATION	CASE	SOURCE	SEVERITY	COMPLIED		
INSPECTION	INSPECTOR	REQUESTED	SCHEDULED	RESULTS	FEE AMOUNT	
PMC NYS	RONALD WEGNER, P.E., CEO			10/08/25	.00	
COMPLAINT/VIOLATION TOTALS					.00	
514	58 BENEDICT BOULEVARD		ODABAS HALIL		10/25/2024	
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED		
Violation Type To Be Determine	0				412 DAYS OPEN	
COMPLAINT OF UNKEPT PROPERTY, UN-PERMITTED WORK AND POSSIBILITY OF SOMEONE LIVING IN BASEMENT						
STEPS	ACTION TYPE	STATUS	NOTICE	SCHEDULED	STARTED	COMPLETED
INVESTIGATE	INSPECTION	NEW		10/27/24		
INSPECTION	INSPECTOR	REQUESTED	SCHEDULED	RESULTS	FEE AMOUNT	
INTIAL INS	RONALD WEGNER, P.E., CEO	10/27/24	10/27/24		.00	
COMPLAINT/VIOLATION TOTALS					.00	
628	6 ELM STREET		YUMI JORGE C		11/05/2025	
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED		
NO BUILDING PERMIT	0				36 DAYS OPEN	
REPORTED SUSPECTED WORK WITHOUT A PERMIT						
COMPLAINT/VIOLATION TOTALS					.00	
582	7 FARRINGTON ROAD		ROOSA A JR		06/10/2025	
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED		
GARBAGE, RUBBISH AND LITTERING	0				184 DAYS OPEN	
COMPLAINT/VIOLATION TOTALS					.00	
610	7 FARRINGTON ROAD		ROOSA A JR		09/04/2025	
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED		
WEEDS	0				98 DAYS OPEN	
COMPLAINT/VIOLATION TOTALS					.00	
622	7 FARRINGTON ROAD		ROOSA A JR		09/12/2025	
VIOLATION	SEVERITY	AREA	COMPLY BY	COMPLIED		
ELECTRICAL SYSTEM HAZARDS	0	BLGD EXT			90 DAYS OPEN	
CONCERNED ABOUT WIRES HANGING ON EXTERIOR OF HOME						
GARBAGE, RUBBISH AND LITTERING	0	BLGD EXT				
REPORTED TOILET ON THE FRONT LAWN						
SWIMMING POOLS	0	BLGD EXT				
REPORTED STAGNANT WATER IN POOL-MOSQUITO INFESTATION						

COMPLAINTS/VIOLATIONS REPORT

DEPARTMENT: ENGINEERING DEPARTMENT

REPORTING PERIOD: 09/01/25 TO 11/30/25

REFERENCE	LOCATION	AREA	RESPONSIBLE PARTY	CREATED
COMPLAINT/VIOLATION	CASE	SOURCE	SEVERITY	COMPLIED
COMPLAINT/VIOLATION TOTALS				.00
473	7 OBSERVATORY DRIVE		GLENN E SIMPSON 0	04/11/2023
VIOLATION	RESPONSIBILITY OF PROPERTY OWN	SEVERITY	AREA	COMPLY BY
	Village of Croton Code Chapter 197-24: Responsibility of every owner, lessee, occupant or person in possession of any lot or parcel of land in the Village of Croton on Hudson to maintain at his own expense any public sidewalk.	0		COMPLIED
				975 DAYS OPEN
COMPLAINT/VIOLATION TOTALS				.00
521	7 OLD POST ROAD SOUTH		FRANZOSO MARK A 0	12/06/2024
VIOLATION	INSPECTION, TESTING & MAINT	SEVERITY	IN PERSON	COMPLY BY
	PORTABLE FIRE EXTINGUISHERS	0	AREA	COMPLIED
	SMOKE ALARMS	0		
				370 DAYS OPEN
COMPLAINT/VIOLATION TOTALS				.00
609	87 NORTH RIVERSIDE AVENUE		907 REALTY LLC 0	09/04/2025
VIOLATION	SIDEWALKS AND DRIVEWAYS	SEVERITY	AREA	COMPLY BY
	will need to permit with DOT	0		COMPLIED
	SIDEWALKS AND DRIVEWAYS	0		
	SIDEWALKS AND DRIVEWAYS	0		
				98 DAYS OPEN
COMPLAINT/VIOLATION TOTALS				.00
630	94 GRAND STREET		CIPES STEPHEN R 0	11/19/2025
VIOLATION	Violation Type To Be Determine	SEVERITY	AREA	COMPLY BY
	COMPLAINT ABOUT MOLD AND CONCERN ABOUT PROPER REMEDIATION	0		COMPLIED
				22 DAYS OPEN
STEPS	ACTION TYPE	STATUS	NOTICE	SCHEDULED
INVESTIGATE	INSPECTION	NEW		11/21/25
INSPECTION	INSPECTOR	REQUESTED	SCHEDULED	RESULTS
INITIAL INS	PETER ANFITEATRO, CEO	11/21/25	11/21/25	FEE AMOUNT
				.00
COMPLAINT/VIOLATION TOTALS				.00
623	95 OLD POST ROAD SOUTH		GILLESPIE NIAL P 0	09/23/2025
VIOLATION	RESPONSIBILITY FOR COMPLIANCE	SEVERITY	AREA	COMPLY BY
		0		COMPLIED
				79 DAYS OPEN
COMPLAINT/VIOLATION TOTALS				.00

COMPLAINTS/VIOLATIONS REPORT

DEPARTMENT: ENGINEERING DEPARTMENT

REPORTING PERIOD: 09/01/25 TO 11/30/25

REFERENCE	LOCATION	AREA	RESPONSIBLE PARTY	CREATED
COMPLAINT/VIOLATION	CASE	SOURCE	SEVERITY	COMPLIED
608	98 GRAND STREET		ROPER JOHN T JR	09/04/2025
	VIOLATION		0	
	WASTE ACCUMULATION PROHIBITED	SEVERITY	COMPLY BY	COMPLIED
		0		98 DAYS OPEN
COMPLAINT/VIOLATION TOTALS				.00
DEPARTMENT TOTALS			55 COMPLAINTS/VIOLATIONS	.00
COMPLAINT/VIOLATION ACTIVITY 09/01/25-11/30/25:			13 CREATED 33 COMPLIED	
REPORT TOTALS			55 COMPLAINTS/VIOLATIONS	.00
COMPLAINT/VIOLATION ACTIVITY 09/01/25-11/30/25:			13 CREATED 33 COMPLIED	

** END OF REPORT - Generated by Stefanie Correale **