

YAHOO! MAIL

Subject Re: *** TAX evasion LOCKED 6MM 2020.08.08 no Certificate of

From Bo Dincer <bo.dincer@yahoo.com>

To: bo.dincer@yahoo.com <bo.dincer@yahoo.com>, bscpgroupholdingsllc@gmail.com <bscpgroupholdingsllc@gmail.com>, RICKI.ROER@WILSONELSER.COM <RICKI.ROER@WILSONELSER.COM>, bk01@cb.nyc.gov <bk01@cb.nyc.gov>, LZUCKER@MSKYLINE.COM <LZUCKER@MSKYLINE.COM>, slaskowitz@ingramllp.com <slaskowitz@ingramllp.com>, slaskowitz@mskyline.com <slaskowitz@mskyline.com>, ashley.humphries@wilsonelser.com <ashley.humphries@wilsonelser.com>, RICKI.ROER@WILSONELSER.COM <RICKI.ROER@WILSONELSER.COM>, LEXUS DIAMOND <bondstrt@protonmail.com>, BDINCE66 <BDINCE66@ICLOUD.COM>, kidsprivacy@viacomcbs.com <kidsprivacy@viacomcbs.com>, andrea.shiffman@wilsonelser.com <andrea.shiffman@wilsonelser.com>, angel.vitiello@wilsonelser.com <angel.vitiello@wilsonelser.com>, angelique.sabia-candero@wilsonelser.com <angelique.sabia-candero@wilsonelser.com>, aviva.stein@wilsonelser.com <aviva.stein@wilsonelser.com>, carole.nimaroff@wilsonelser.com <carole.nimaroff@wilsonelser.com>, corrine.shea@wilsonelser.com <corrine.shea@wilsonelser.com>, daniel.flores@wilsonelser.com <daniel.flores@wilsonelser.com>, debra.tama@wilsonelser.com <debra.tama@wilsonelser.com>, elizabeth.scoditti@wilsonelser.com <elizabeth.scoditti@wilsonelser.com>, ellyn.wilder@wilsonelser.com <ellyn.wilder@wilsonelser.com>, erin.zecca@wilsonelser.com <erin.zecca@wilsonelser.com>, grace.song@wilsonelser.com <grace.song@wilsonelser.com>, jennifer.provost@wilsonelser.com <jennifer.provost@wilsonelser.com>, jennifer.sciales@wilsonelser.com <jennifer.sciales@wilsonelser.com>, judy.selmeci@wilsonelser.com <judy.selmeci@wilsonelser.com>, kathleen.mullins@wilsonelser.com <kathleen.mullins@wilsonelser.com>, lauren.zink@wilsonelser.com <lauren.zink@wilsonelser.com>, lois.ottobrino@wilsonelser.com <lois.ottobrino@wilsonelser.com>, lori.semlies@wilsonelser.com <lori.semlies@wilsonelser.com>, megan.rigney@wilsonelser.com <megan.rigney@wilsonelser.com>, patricia.wik@wilsonelser.com <patricia.wik@wilsonelser.com>, roger.gottilla@wilsonelser.com <roger.gottilla@wilsonelser.com>, stacey.seltzer@wilsonelser.com <stacey.seltzer@wilsonelser.com>, suzanne.swanson@wilsonelser.com <suzanne.swanson@wilsonelser.com>, urvashi.sinha@wilsonelser.com <urvashi.sinha@wilsonelser.com>, yana.siegel@wilsonelser.com <yana.siegel@wilsonelser.com>

Cc: andrea.shiffman@wilsonelser.com <andrea.shiffman@wilsonelser.com>, angel.vitiello@wilsonelser.com <angel.vitiello@wilsonelser.com>, angelique.sabia-candero@wilsonelser.com <angelique.sabia-candero@wilsonelser.com>, ashley.humphries@wilsonelser.com <ashley.humphries@wilsonelser.com>, aviva.stein@wilsonelser.com <aviva.stein@wilsonelser.com>, carole.nimaroff@wilsonelser.com <carole.nimaroff@wilsonelser.com>, corrine.shea@wilsonelser.com <corrine.shea@wilsonelser.com>, daniel.flores@wilsonelser.com <daniel.flores@wilsonelser.com>, debra.tama@wilsonelser.com <debra.tama@wilsonelser.com>, elizabeth.scoditti@wilsonelser.com <elizabeth.scoditti@wilsonelser.com>, ellyn.wilder@wilsonelser.com <ellyn.wilder@wilsonelser.com>, erin.zecca@wilsonelser.com <erin.zecca@wilsonelser.com>, grace.song@wilsonelser.com <grace.song@wilsonelser.com>, jennifer.provost@wilsonelser.com <jennifer.provost@wilsonelser.com>, jennifer.sciales@wilsonelser.com <jennifer.sciales@wilsonelser.com>, judy.selmeci@wilsonelser.com <judy.selmeci@wilsonelser.com>, kathleen.mullins@wilsonelser.com <kathleen.mullins@wilsonelser.com>, lauren.zink@wilsonelser.com <lauren.zink@wilsonelser.com>, lois.ottobrino@wilsonelser.com <lois.ottobrino@wilsonelser.com>, lori.semlies@wilsonelser.com <lori.semlies@wilsonelser.com>, megan.rigney@wilsonelser.com <megan.rigney@wilsonelser.com>, patricia.wik@wilsonelser.com <patricia.wik@wilsonelser.com>, roger.gottilla@wilsonelser.com <roger.gottilla@wilsonelser.com>, stacey.seltzer@wilsonelser.com <stacey.seltzer@wilsonelser.com>, suzanne.swanson@wilsonelser.com <suzanne.swanson@wilsonelser.com>, urvashi.sinha@wilsonelser.com <urvashi.sinha@wilsonelser.com>, yana.siegel@wilsonelser.com <yana.siegel@wilsonelser.com>, TIPS@NYPOST.COM <TIPS@NYPOST.COM>, tips@latimes.com <tips@latimes.com>, TIPS@INSIDER.COM <TIPS@INSIDER.COM>, TIPS@GOTHAMIST.COM <TIPS@GOTHAMIST.COM>, Service@glock.us <Service@glock.us>, 'tennesse' <sbarchengertennessee.com>, press@vice.com <press@vice.com>, 'PETER MERILL' <PETER.MERILL@US.PWC.COM>, 'PAM OLSON' <PAM.OLSON@US.PWC.COM>, oped@nytimes.com <oped@nytimes.com>, 'LA TIMES ORANGE COUNTY' <OC@EMAIL.LATIMES.COM>, 'THE NEW YORK TIMES' <NYTNEWS@NYTIMES.COM>, 'LA TIMES NEWSLETTERS' <NEWSLETTERS@LATIMES.COM>, 'THE REAL DEAL MAGAZINE' <NEWS@THEREALDEAL.COM>, 'GUEST OF A GUEST' <NEWS@GUESTOFAGUEST.COM>, 'MIKE DANILACK' <MIKE.DANILACK@US.PWC.COM>, 'SOHO HOUSE' <MEMBERSHIP@SOHOHOUSE.COM>, letters@nytimes.com <letters@nytimes.com>, 'Resorts Mgm' <lasvegas@ee.mgmresorts.com>, 'Grand Las Mgm' <lasvegas@e.mgmgrand.com>, kidsprivacy@viacomcbs.com <kidsprivacy@viacomcbs.com>, 'UNITED ARTISTS MUSIC' <INVESTORRELATIONS@UMUSIC.COM>, 'UNIVERSAL EDITORIAL' <INVESTMENTNEWS@EDITORIAL.INVESTMENTNEWS.COM>, 'VOGUE PRESS MAGZ' <HELP@voguemagazine.com>, help@vogue.com <help@vogue.com>, GSAMOnlineRequest@gs.com <GSAMOnlineRequest@gs.com>, 'REBNY' <Education@rebnny.com>, careersfeedback@ny.email.gs.com <careersfeedback@ny.email.gs.com>, BBRIEF@BLOOMBERG.NET <BBRIEF@BLOOMBERG.NET>, 'TRD REAL DEAL' <ADVERTISING@THEREALDEAL.COM>, abanews@americanbar.org <abanews@americanbar.org>, abanews@americanbar.com <abanews@americanbar.com>, wraffoul@suncommunities.com <wraffoul@suncommunities.com>, VOGcustserv@cdsfulfillment.com <VOGcustserv@cdsfulfillment.com>, tenant.portal@dukerealty.com <tenant.portal@dukerealty.com>, sustainability@dukerealty.com <sustainability@dukerealty.com>, ron.hubbard@dukerealty.com <ron.hubbard@dukerealty.com>, procurement@simon.com <procurement@simon.com>, privacypolicy@related.com <privacypolicy@related.com>, marketing@related.com <marketing@related.com>, jeff.behm@dukerealty.com <jeff.behm@dukerealty.com>, ir@newresi.com <ir@newresi.com>, investor@annaly.com <investor@annaly.com>, info@solowresidential.com <info@solowresidential.com>, info@extellmanagement.com <info@extellmanagement.com>, 'DUKE REALTY' <Indyoffservice@dukerealty.com>, gene.miller@dukerealty.com <gene.miller@dukerealty.com>, esorensen@lasnny.org <esorensen@lasnny.org>, EricDavidson@RegencyCenters.com <EricDavidson@RegencyCenters.com>, CR@AGNC.com <CR@AGNC.com>, 'REALESTATE' <cmonsour@suncommunities.com>, cmonsour@suncommunities.com <cmonsour@suncommunities.com>, ashort@suncommunities.com <ashort@suncommunities.com>, 'NYC DEPT OF BUILDINGS' <ainfo@buildings.nyc.gov>, shareholderproposals@sec.gov <shareholderproposals@sec.gov>, oca@sec.gov <oca@sec.gov>, NEWYORK@SEC.GOV <NEWYORK@SEC.GOV>, 'EOAA' <eoaa@columbia.edu>, 'dan viola' <dviola@sadis.com>, dcr2132@columbia.edu <dcr2132@columbia.edu>, DCAOLetters@sec.gov <DCAOLetters@sec.gov>, CHICAGO@SEC.GOV <CHICAGO@SEC.GOV>, CHAIR@SEC.GOV <CHAIR@SEC.GOV>, asksipc@ipc.org <asksipc@ipc.org>, rebecca.coyle@statefarm.com <rebecca.coyle@statefarm.com>, 'MATT HARVEY' <MHARVEY13@BLOOMBERG.NET>, 'BRIAN HODGSON' <BRIAN.HODGSON.NY26@STATEFARM.COM>, susan.olsen@us.pwc.com <susan.olsen@us.pwc.com>, Slaskowitz@ingramllp.com <Slaskowitz@ingramllp.com>

Bcc: bscpgroupholdingsllc@gmail.com <bscpgroupholdingsllc@gmail.com>, MILTON MCKENZIE <ms60710444266@yahoo.com>

Date Tue, Feb 22, 2022 at 7:44 AM

3. DOB Complaints

Date entered	Complaint	Complaint category	Disposition	Inspection
6/20/2020	1545694	Permit - none (building/PA/demo etc.)	No violation warranted for complaint at time of inspection	6/22/2020
6/20/2020	1545695	After hours work - illegal	Inspector unable to gain access - final attempt	6/22/2020
3/5/2020	1538123	Certificate of occupancy - none/illegal/contrary to CO	Inspector unable to gain access - final attempt	5/1/2020
3/5/2020	1538126	Illegal conversion		

Subject: Fwd: 111 Sullivan # 2BR

To: Laskowitz, Shari <slaskowitz@ingramllp.com>

Good evening Ms. Laskowitz,

Apparently, there is a pipe issue that stems from below my floorboards (allegedly, per the plumbers). The fire department came to my apartment (because there was a leak/flood throughout the entire building) and I permitted them to inspect the premise (2BR) - I can assure you, there is no leak or flood which emanates from my unit.

In furtherance, Adman (the building manager?) has informed me they will need to rupture my floors to access the pipes below, and I am more than happy to provide them access to repair whatever needs to be done first thing in the morning tomorrow morning (5/25) - provided that this is essential and completely unavoidable. My only question here is why would they not conduct their construction from downstairs? The tenant apparently moved out, as I did get a chance to speak with her earlier this week... she had mentioned she will be moving to Connecticut.

This scenario instilled from the repair of my window by an unbeknownst stranger (wearing no mask) who had insisted on conducting a previously scheduled repair without any advance notice. Ordinarily, I would have been more than happy to accommodate something to this effect and I do apologize, however, I am sure you understand that my classes, research, and deadlines supersede these nonsensical disruptions from your service providers.

With that said, I was under the impression that Paul Regan stood as counsel for the Landlord...

I respectfully appreciate your letter and request (in advance) to enter; moreso while considering the brash nature of an unbeknownst bang on my door from a stranger insisting on completing this inessential repair in my 200 square foot studio. This more likely than not prompted your letter dated May 22nd, which stems from damages caused by the object thrown through my window. This remains boarded-up as the repair originally scheduled roughly two weeks ago has yet to be completed.

They did not show up for the initial date/time, and also did not call or attempt to re-schedule a repair.

In furtherance, the only number available to me from the manager is 212-835-9270 and I left a message to reflect both my acknowledgment and approval for early access to the premises tomorrow morning at 7AM - and dually accept this as acceptance with respect to your letter on May 26th at 10 AM; I would appreciate your understanding that my physical presence here is mandatory in light of the aforementioned inspection conducted by the New York City Fire Department today.

Please keep in mind, I will not permit or tolerate any exaggeration of what may be construed as an "inevasible" intrusion to my privacy in light of what you are being told by the plumbers. This can loosely translate to abuse directed at the Landlord as real-estate firms have significantly reduced their overhead - and perhaps your "subservient(s)" are in fear of losing their jobs as well.

I am not here to encumber your business or cause any disruption, by any means, and apologize for not responding to you sooner. The deadlines for my upcoming assignments and responsibilities to Columbia begin first on May 26th and are of great importance to me - perhaps a phone call can save us both some time.

Very sorry for your having to deal with this nonsense, you can reach out to me directly at 917-378-3467.

Respectfully,

Bo Dincer.



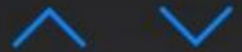
IMG_6161.jpg



8:48



< Inbox



Your fax to IRS CRIMINAL INVESTIGATIONS has succeeded

Dear RICKI ROER - ZUCKER,

Your fax to IRS CRIMINAL INVESTIGATIONS at [2674661115](tel:2674661115) has been sent successfully!

Successful delivery of your fax was confirmed at 11:44 PM Eastern Standard Time on February 20th, 2022

Your fax included 1 page of coversheet with your text and 3 pages of attached documents.

Be sure to follow up with the recipient to make sure that

Be sure to follow up with the recipient to make sure that the fax is legible and is delivered to the right person in the office.

[To view or print the status of your fax, click here.](#) You can also [send FaxZero a "tip"](#) to support this handy service.

Bo Dincer

9h

Fax CONFIRM.

Attached. 2022.02.20 obo JERMAINE JIMMY.

ED: NEW YORK COUNTY CLERK 08/04/2020 10:09 AM

INDEX NO. 1

F DOC. NO. 235

(1) Suffered by Property

RECEIVED NYSCEF:

The first step is for the City Assessor to determine the market value of the property. While the term market value would seemingly refer to how much the property would sell for on the open market, in reality the market value established by the City Assessor is almost always substantially lower.

Land market value	\$600,000
Building market value	+ \$3,173,000
Market value	= \$3,773,000

Assessed Value

Next, the market value is used to compute the assessed value, which is a percentage of the market value. The exact percentage is determined by the tax class of the property. Tax class 1 is assessed at 6% of the market value, and tax classes 2,3 and 4 are assessed at 45%.

Market value	\$3,773,000
Assessment ratio	x 45%
Maximum assessed value	= \$1,697,850

Transitional Value

To protect property owners from sudden large increases in property tax, the state limits how quickly the city can increase the assessed value. The transitional value is calculated by taking the assessed value of the property in the previous year and adding the percentage increase allowed by the state.

typically these limits are applied when the City Assessor makes a big increase to the market value. Without the limits the assessed value would increase by a similar percentage. Instead, the change to the assessed value is phased in over a number of years.

The market value of this property was increased in previous years and the assessed value is currently being phased in. Because this property is in **tax class 2**, the assessment cannot be raised more than 8% from the year before or 30% over five years. Assessed value cannot be more than 45% from market value.

Assessed value	\$1,697,850
Net assessed value	= \$1,309,095

www.propertyshark.com/mason/Property-Report/components/print/print_report.html?propkey=6170&cats=Property-Report§ions=ny/nyc/generic_overview/Reports2/property_phot

[« Return to search form](#)

Violation Tracker Individual Record

Company: State Farm Lloyds

Current Parent Company: [State Farm Insurance](#)

Penalty: \$352,500,000

Year: 2015

Date: March 10, 2015

Offense Group: consumer-protection-related offenses

Primary Offense: insurance violation

Violation Description:

A Texas subsidiary of State Farm was ordered to refund \$352.5 million to residential property insurance premiums after the company's rates were found to be unreasonable in relation to the risks they covered.

Level of Government: state

Action Type: agency action

Agency: Texas Department of Insurance

Civil or Criminal Case: civil

Facility State: Texas

Facility City: Dallas

HQ Country of Parent: USA

HQ State of Parent: Illinois

Ownership Structure of Parent: mutual



LED: NEW YORK COUNTY CLERK 08/04/2020 10:09 AM

CEF DOC. NO. 235

INDEX NO. 153

RECEIVED NYSCEF: 08.

5. Exemptions and Tax Abatements

Both the City and State of New York offer property tax reductions through exemptions and abatements for residential property, commercial constructions, and properties used by governmental, industrial, and nonprofit organizations. Exemptions provide tax relief by reducing a property's assessed value, and abatements reduce taxes by applying credits to the amount of tax due. The information in this section presents a summary of the granted amounts and other related values of the benefit programs. Some of this data comes from NYC Department of Housing Preservation and Development (HPD) and the Department of Finance, departments which administer the J-51 Program, 421 Program and the Cooperative and Condominium program.

Exemption Values 20/21

Total exemption value **\$388,755**

Transitional Exemptions 20/21

Transitional exemption value **\$388,755**

6. Assessment History

Year	Building class	Market value	Assessed value	Taxable	Tax rate%	Base tax	Property tax
2019/20	C5	\$3,672,000	\$1,652,400	\$1,055,745	12.473%	\$180,172	\$131,683
2018/19	C5	\$3,550,000	\$1,597,500	\$955,935	12.612%	\$169,592	\$120,563
2017/18	C5	\$3,397,000	\$1,528,650	\$860,089	12.719%	\$158,840	\$109,395
2016/17	C5	\$2,686,000	\$1,208,700	\$778,017	12.892%	\$150,420	\$100,302

ec://www.propertyshark.com/mason/Property-Report/components/print/print_report.html?propkey=6170&cats=Property-Report§ions=ny/nyc/generic_overview/Reports2/property_photos/Ph



So they also owe me all the rent paid in 2020, with or without interest?

[Sent from Yahoo Mail on Android](#)

On Tue, Feb 22, 2022 at 6:33 AM, Bo Dincer
<bo.dincer@yahoo.com> wrote:

Also locked them on aiding and abetting to tax evasion. Faxed it myself. ...

5:58   

    87% 



IMG_6161.jpg



8:48



< Inbox



Your fax to IRS CRIMINAL INVESTIGATIONS has succeeded

Dear RICKI ROER - ZUCKER,

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the office.

[To view or print the status of your fax, click here.](#) You can also [send FaxZero a "tip"](#) to support this handy service.

Bo Dincer

9h

Fax CONFIRM.

Attached. 2022.02.20 obo JERMAINE JIMMY.

5:59



87%



Sent



Well my studio was 150 SQFT, at 400 a foot. Y'all can do math right? I guess with closing costs... mortgage taxes, upfront and all that.. ballpark \$80,000.00.

At least that's what they pay on the assessed value for taxes, so to insure would be ... another failure to report the underlying risks of the value insured. Or something like that, whatever it says in the document it's the same thing. Trust me.

On Feb 20, 2022, at 6:03 AM, BO FREEMAN
<bscpgroup Holdingsllc@gmail.com> wrote:

See also: 153974_2020_Sullivan_Properties_L_P_v_Baris_Dincer_EXHIBIT_S__220 - wmckenzie@nycourts.gov – NOTICE à PROCEDURE à process?

Take care.

ANOTHER LEG OF BRIDGESTONE

<https://www.justice.gov/atr/sherman-act-violations-yielding-corporate-fine-10-million-or-more>

<https://www.justice.gov/atr/page/file/991706/download>

SEE ALSO:

PANASONIC+++++

From: BO FREEMAN [mailto:bscpgroup Holdings LLC@gmail.com]

Sent: Sunday, February 20, 2022 2:47 AM

To: 'bk01@cb.nyc.gov'; slaskowitz@ingramllp.com; slaskowitz@m skyline.com



Cc: ANDRES REYNOSO (AREYNOSO@m skyline.com)

Subject: ANDRES REYNOSO... antonio? :ZUCKER ENTERPRISES L.L.C. | ZUCKER ENTERPRISES L.L.C. | HOW MANY BROTHERS DO YOU HAVE EXACTLY

[Sent from Yahoo Mail on Android](#)

On Sun, Feb 20, 2022 at 4:06 AM, BO FREEMAN
<bscpgroup Holdingsllc@gmail.com> wrote:

SEE ALSO: NON-CONSENT DISTRIBUTION AND TAMPERING.

FILED: NEW YORK COUNTY CLERK 08/11/2020 12:35 PM		INDEX NO. 153974/2020
NYSCEP DINCER BARIS 0		RECEIVED NYSCEP: 08/11/2020
	MR 5463415 DOB 05/26/1984	M 36Y
DOS 07/05/2020		BARIS DINCER 111 SULLIVAN STREET, APT 2BR NEW YORK, NEW YORK 10012
VIA EMAIL (AS REQUESTED) slaskowitz@ingramllp.com		
RE: 111 SULLIVAN STREET, APT 2BR NEW YORK, NEW YORK 10012 (the "Residence")		
Dear Ms. Laskowitz,		
I am in receipt of your letter dated August 10 th and with respect to your request, I submit this statement and with all due respect, I respond via email.		
I have not submitted any false information at any time or filed fallacious claims with any enforcement agency. I was informed The Better Business Bureau does not enforce certain matters, and were deemed and represented in a laundry list actions, for instance:		
"COMPLAINTS ALLEGING DISCRIMINATION OR VIOLATION OF SIMILAR STATUTORY/CONSTITUTIONAL RIGHTS."		
The aforementioned complaint can be amended, and any evidence entered will also be subject to the enforcement by the Better Business Bureau, as deemed appropriate and in their purview in these matters.		
Matters previously enforced by the Federal Trade Commission are applicable in this case, and to serve in the interest of proper controls, procedures, and a means of guidance and considerations of Reasonable Conduct by Corporations who conduct business in The United States. In light thereof, I will not cease and desist from providing the material facts, information, communications, and Objectionable Conduct which I have been subject to which need be adjudicated.		

36Y = NOT 40 YEARS OLD RIGHT?

Definitely not in color... DEFINITELY.

CAN IT BE IN HD COLOR?

Am I inside, or outside of my apartment?

ANOTHER LEG OF BRIDGESTONE

<https://www.justice.gov/atr/sherman-act-violations-yielding-corporate->
for 10 million or more

time-10-million-or-more

<https://www.justice.gov/atr/page/file/991706/download>

SEE ALSO: _____

PANASONIC+++++

**WHO NOTARIZED THAT? YOU CHECK the license of Mr. Reynoso
HIS DRIVERS LICENSE?**

- Anything else you need to clean up shari? Like my bathroom.

ZUCKER ENTERPRISES L.L.C.

DOS ID: 2635378

ZUCKER ENTERPRISES, L.P.

DOS ID: 2190395

^^^ NO CAMERA – NO AFFILIATION -

https://www1.nyc.gov/assets/brooklyncb1/downloads/pdf/meeting-minutes/combined_public_hearing_and_board_meeting_minutes_1-11-2022.pdf

THE ZUCKER ENTERPRISES, LLC

WHO THE HECK IS THIS? ANOTHER NO FACED GMAIL ADDRESS???