

**Matter Panstar Realty LLC v New York Teachers Hous.
Corp.**

Motion No: 2025-05958

Slip Opinion No: 2025 NY Slip Op 82466(U)

Decided on December 16, 2025

Appellate Division, First Department, Motion Decision

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Judiciary Law § 431.

This motion is uncorrected and is not subject to publication in the
Official Reports.

Supreme Court of the State of New York
Appellate Division, First Judicial Department

Present – Hon. Saliann Scarpulla,
Llinét M. Rosado
Kelly O’Neill Levy
Marsha D. Michael,

Justice Presiding,

Justices.

In the Matter of the Application of

Panstar Realty LLC,
Petitioner-Respondent,

Motion No. 2025-05958
Index No. 816592/24E
Case No. 2025-04283

For an Order, Pursuant to RPAPL §881,
granting Panstar Realty LLC a temporary
license to perform repairs to a section of the
parking lot located immediately adjacent to
the Petitioner's property and install
temporary overhead protections over a
portion of the Respondent's property,

-against-

New York Teachers Housing Corp.,
Respondent-Appellant.

An appeal having been taken to this Court from an order of the Supreme Court, Bronx County, entered on or about July 03, 2025,

And respondent-appellant having moved (1) to hold petitioner-respondent in contempt, (2) to fine them a sum sufficient to indemnify respondent-appellant or the full amount of costs and expenses, (3) to hold petitioner in criminal contempt and imprison them until they performed all duties and paid such fines, and (4) to vacate the aforesaid order for petitioner’s failure to adhere to the stay order,

Now, upon reading and filing the papers with respect to the motion, and due deliberation having been had thereon,

It is ordered that the motion is denied.

ENTERED: December 16, 2025

A handwritten signature in black ink, appearing to read "Susanna M. Rojas". The signature is fluid and cursive, with a large initial "S" and "M".

Susanna Molina Rojas
Clerk of the Court