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# Property Tax Attorneys

Ditchik & Ditchik is a full-service real estate tax certiorari law firm in Manhattan that serves both commercial and residential property owners in the greater NYC metropolitan area. With over 50 years of experience, the firm helps its clients challenge unwarranted and excessive property tax assessments.

## Our Core Values

### Trust

Our clients trust our knowledge and many years of expertise, and our ability to handle their property tax issues on a timely and confidential basis.

### Professionalism

We treat our clients' tax issues as though they were our own. Confidentiality and responsiveness are the pillars upon which our practice is based.

### Expertise

Our firm practices exclusively in this area of the law, and our attorneys have many years of experience, including years spent at the New York City Tax Commission and NYC Law Department.



## Who we are

# Ditchik & Ditchik focuses all of its energies in service of one goal

Making sure our clients and their properties get our intense focus that comes with having among the lowest case per attorney ratios in the field. Because of this, we maintain the ability to provide clients with the service they need, regardless of the amount of time required to do so.

We represent all types of real property, including major NYC hotels, office buildings, residential rental buildings, cooperatives and condominiums, warehouses and others.

Our experience with the unique valuation issues that affect hospitality assets is unmatched. Regardless of the type of property, our focus is on ensuring that our clients receive superior service and results.

## Our story

# Generations of tax certiorari practice expertise

Our firm was founded by Alan Ditchik, who began his tax certiorari practice in the 1960s, and who practiced in the field for more than 50 years. His son, Joel Ditchik, joined his practice in 1995, and the two founded the current firm in 2000. In late 2019, Steve Tishco joined the firm as a partner, following his 10 years serving as Assistant Corporation Counsel and Senior Counsel for the NYC Law Department and an additional 5 years in a law firm representing taxpayers.

Our firm has consciously controlled its growth, both in the number of cases we handle and the number of attorneys we have, always keeping in mind that service to existing clients is more important than attracting new ones. We pride ourselves on decades-long relationships with clients, which we maintain by relentlessly serving the needs of each client one by one.

Our attorneys have represented taxpayers in every phase of the tax challenge process, from appeals at the administrative agencies to pre-trial negotiations with municipal attorneys, to trials and appeals.

## Our Services

We guide our clients every step of the way, from initial filings of challenges to property tax assessments, to negotiation and settlement discussions with agencies and officials, through and including trial and appeal when necessary.

## We handle all of your property tax needs

aggressively pursuing tax reductions using strategies borne by decades of experience, spending whatever time is required in order to do so.

### Property Tax Assessment Challenges

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### Real Estate Tax Incentive Program Assistance

Considering applying for a real estate tax incentive program, such as ICAP? We can assist in all phases. We provide advice for maximizing the benefits of such programs and minimizing the risks.

### Real Estate Tax Projections & RPIE

We assist with real estate tax projections, for use in selling an existing property or purchasing a new one. We also provide guidance for annual tax budgets. We advise and assist with compliance-related tasks, including the Real Property Income and Expense filing ("RPIE") due each June.

**Contact Us**

# Meet Joel & Steve

We stay in constant communication with our clients

Our size and low case per attorney ratios allow us to constantly communicate with our clients. There are many reasons why an appeal succeeds, but none are more important than effective two-way communications with the property owner/manager.

We ensure that our clients are fully briefed on the status of each of their matters. We engage in frequent discussions about the various tax-reducing strategies that we employ, on a case-by-case basis.

Attorney-Client confidentiality is the bedrock that supports everything we do. Because we are attorneys, information provided to us by our clients is privileged and confidential, and we treat such information with the care and confidentiality it deserves.



## Joel Ditchik

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Joel Ditchik founded Ditchik & Ditchik with his father Alan Ditchik in 2000. Prior to that, the two practiced as Counsel to a real estate law firm.



## Steve Tishco

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Steve Tishco began his career defending the City of New York in its real estate tax litigation matters as an Assistant Corporation Counsel (and Senior Counsel) with the NYC Law Department's Tax and Bankruptcy Litigation Division.