

2020 KEY DATES

JAN	15 TH	• Last day to distribute annual lead paint/window guard notices to residential tenants	DOHMH/HPD
		• First deadline in 2020 to distribute Fire Safety Guides to residential tenants	FDNY
		• Deadline to submit annual water tank inspection for 2019 calendar year (NEW REQUIREMENTS)	DOHMH
	31 ST	• BEST PRACTICE - Provide annual stove knob cover notices. This is a suggested date based on the start of the law & the timing of annual safety notice mailings.	HPD
FEB	15 TH	• Legal deadline for new, renewal, and change requests for the 2020 - 21 Co-op/Condo abatement	DOF
	16 TH	• Landlords must begin to make reasonable attempts to acquire lead paint/window guard information for non-responsive tenants as part of the annual safety notice mailings process	DOHMH/HPD
	20 TH	• The official end date of FISP Cycle 8 - stay tuned for Cycle 9 information and due dates	DOB
MAR	1 ST	• Notify DOHMH of all non-responsive tenants and attempts to acquire information as part of annual safety notice mailings process	DOHMH/HPD
	2 ND	• Deadline to appeal Assessment to Tax Commission for Class 2, 3, and 4 properties	DOF
	15 TH	• Deadline for property owner personal exemptions (STAR, DHE, DRIE, Veterans, Clergy, SCHE, SCRIE)	DOF
	16 TH	• Deadline to appeal Assessment to Tax Commission for Class 1 properties	DOF
APR	1 ST	• DHCR Registration begins in ARRO system	DHCR
	30 TH	• If you haven't already, FDNY Checklist & Bulletin must be distributed, and Close the Door Notices must be posted for residential properties	FDNY
MAY	1 ST	• Local Law 84 Benchmarking Report due for 2019 data (all covered buildings 25K square feet and up)	DOB
	21 ST	• Annual HPD Registration for 2020 - 21 begins	HPD
	31 ST	• Last day of HPD Heat Season for 2019 - 20	HPD
JUL	31 ST	• Final day to submit DHCR registration	DHCR
SEP	1 ST	• Deadline for annual HPD registration. Required for multifamily residences (3+ units), designated residences, and hotels	HPD
OCT	1 ST	• HPD Heat Season begins for 2020 - 21	HPD
NOV	1 ST	• Deadline for annual cooling tower certification	DOB
DEC	31 ST	• Final day to electronically file annual bedbug report for 11/1/19 - 10/31/20	HPD
		• Last day to file annual elevator and boiler inspections for 2020 cycle via DOB NOW: Safety	DOB
		• Last day for annual lead paint inspections (LL 1) and allergen hazard inspections (LL 55)	HPD
		• Last day to submit Local Law 87 EER for buildings due in 2020 (covered buildings list - 50K sq. Ft - with a last digit of "0" as the building's tax block number)	DOF
		• Last day to perform gas piping system inspections or submit certifications for Community Districts 1, 3, and 10 in all boroughs	DOB

DID YOU...

- Schedule annual boiler & elevator inspections with your vendors? DOB

- Schedule any required Category 5 (5 year) inspection tests? DOB

- If Community District 1, 3, or 10, schedule your gas piping inspection or submit your certification for no piping system? DOB

- Discuss new façade filing requirements for Cycle 9 with your façade inspection vendor? DOB

- Submit annual bedbug reporting for residential units? HPD

- Prepare and file LL 84 annual Benchmarking report? DOB

- Prepare and file LL 87 EER, if required for your building this year? DOB

- Review TCOs every 90 days, if necessary? DOB

- Review permit expiration dates and renew if necessary to avoid Work Without a Permit violations? DOB

- Perform regular daily, weekly, and monthly Cooling Tower maintenance tasks in advance of annual certification? DOHMH

- Lock down a vendor for the 2020 - 21 safety notice mailings, fire safety document, and stove knob cover processes? DOHMH/HPD/ FDNY

- Renew and inspect sprinkler/standpipe units? FDNY

- Renew and inspect A/C system permits? FDNY

- Renew Place of Assembly permits? FDNY

- Renew Certificates of Fitness? FDNY

- Renew DEC petroleum bulk storage permits? DEPC

- Renew DEP boiler triennials (Certificates to Operate/Registrations)? DEP

- File J-51 residential tax exemptions? DOF

- File tax estimates, declarations, returns, and extensions? DOF

- Complete quarterly or semiannual property tax payments? DOF

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THREE THINGS YOU NEED TO KNOW IN 2020

1

New Gas Piping Laws Require Inspections By Community District

Local Law 152 mandated that buildings submit regular gas piping inspections (or certifications if they don't have gas piping systems). The final rules now outline inspections must be submitted by community district, starting with CD 1, 3, and 10 (in all boroughs) by the end of 2020.

LEARN MORE ON THE BLOG

<https://sitecompli.com/blog/new-gas-piping-inspections-update-for-2019/>

2

New DOB-ECB Violations Must Be Posted & Provided

Copies of any DOB-ECB (OATH) violation received after 12.5.19 must be posted in the lobby (if it's for a common area at the building) or provided to the tenant and adjacent tenants (if it's unit-specific). While this seems to apply to residential buildings and these types of violations only, we're still getting clarification from the DOB regarding specifics. Stay tuned for updates here.

LEARN MORE ON THE BLOG

<https://sitecompli.com/blog/update-local-law-110-required-violation-copy-posting/>

3

New FDNY Documentation

The FDNY has created a new Bulletin and Checklist for distribution to residential tenants. If you haven't already included these materials as part of your annual safety notice mailings, you must distribute them to tenants & staff by April 30th. You must also post new "Close the Door" notices as required.

LEARN MORE ON THE BLOG

<https://sitecompli.com/blog/fdny-update-new-signage-requirement-breakdown/>



Don't Forget

- Annual Local Law 55 allergen hazard inspections are now required for residential properties
- Local Law 97 requirements are coming sooner than you think - watch our webinar for the latest updates: <https://sitecompli.com/blog/watch-local-law-97-recap-know-the-requirements-penalties/>

NYC AGENCY CONTACTS

Benchmarking Help Center

212-566-LL84 (212-566-5584) questions@benchmarkinghelpcenter.org

DHCR Rent Info Line

(718) 739-6400 TPUinfo@nyshcr.org

DOB Boiler Division Customer Service

(212) 393-2661 BoilersInfo@buildings.nyc.gov

DOB Administrative Enforcement Unit

(212) 393-2405

DOB Elevator Division Customer Service

(212) 393-2144 elevatordivision@buildings.nyc.gov

DOF Tax Commission

(212) 669-4410

FDNY District Office Headquarters

(718) 999-2000

FDNY District Office 37

(Place of Assembly)
(718) 999-2404 / 2403 / 2410

FDNY District Offices 93 & 94: Sprinkler & Standpipe Inspection Scheduling

(718) 999-2512 / 2514 / 2478 / 2479

HPD Registration Hotline

(212) 863-7000 register@hpd.nyc.gov

HPD Bronx Code Enforcement

(212) 863-7050

HPD Brooklyn Code Enforcement

(212) 863-6620 / 8060

HPD Manhattan Code Enforcement

(212) 863-5030

HPD Queens Code Enforcement

(212) 863-5990

HPD Staten Island Code Enforcement

(212) 863-8100

Local Law 11 - Facades Unit

(212) 393-2551 Facades@buildings.nyc.gov

OATH ECB Customer Service

1-844-OATH-NYC (1-844-628-4692)

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☎ 800-564-1152

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