

**RESCINDED BY BUILDINGS  
BULLETIN 2023-021**



THE CITY OF NEW YORK  
OFFICE OF THE MAYOR  
NEW YORK, N.Y. 10007

December 19, 1979

MEMORANDUM

TO: COMMUNITY BOARD CHAIRPERSONS  
DISTRICT MANAGERS

FROM: ANTHONY B. GLIEDMAN, COMMISSIONER *AG*  
DEPT. OF HOUSING PRESERVATION AND DEVELOPMENT  
IRWIN FRUCHTMAN, P.E., COMMISSIONER *IF*  
DEPT. OF BUILDINGS  
JEWELLE W. BICKFORD, DIRECTOR *JWB*  
COMMUNITY BOARD ASSISTANCE UNIT

RE: EMERGENCY DEMOLITION OF UNSAFE BUILDINGS AND  
PRIORITY "A" DESIGNATIONS

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This memorandum will outline a clear definition of demolitions for "Emergency" and Priority "A" designations. This procedure is intended to respond to the criticism some community boards have made about the process while insuring that the Department of Buildings and the Department of Housing Preservation and Development can accomplish their Charter mandated mission to protect the public from unsafe buildings.

The Buildings Department will make two classes of determinations on those buildings considered to be hazardous.

"Emergency Demolitions" will be declared on those buildings where inspections by the Department of Building reveal that there is serious structural danger and/or imminent danger of collapse. In the case of an "Emergency Declaration" CBAU will notify the community boards both by a phone call and by certified mail of the emergency declaration and impending demolition. If a board wishes to question the reason for the emergency declaration, it should call Cornelius Dennis, P.E., at 248-8775. A court order directing demolition is not required in these situations and demolition will begin as soon as possible.

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Notification to the community boards of Emergency Demolitions is for informational purposes only, and discretionary modification of the declaration is not appropriate.

Priority "A". Vacant buildings not in imminent danger of collapse but otherwise found by the Department of Buildings to be hazardous to the community. (e.g., a fire trap, hangout for addicts, in close proximity to schools or other reasons) will be designated Priority "A" demolitions and a court order directing demolition will be requested prior to commencement of demolition.

In the case of "Priority A" designation, HPD's Division of Demolition will notify the community board by certified mail that an inspection by the Buildings Department has resulted in it being declared a "Priority A". The boards will then have 30 days to respond to the Division of Demolition, Frank Juliano, 100 Gold Street, N.Y., N.Y. 10038, Room No. 8043, as to its recommendations for the building - whether it wishes demolition or whether it recommends seal-up. In those cases where the boards recommend demolition, HPD will move to demolish as swiftly as possible barring utility cut-off problems or "precept" delays. In other instances, the Division of Demolition will try to accommodate the recommendations of the boards unless extraordinary circumstances prevent them from doing so.

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