



DEPARTMENT OF BUILDINGS

EXECUTIVE OFFICES
69 HUDSON STREET, NEW YORK, N.Y. 10013

RUDOLPH J. RINALDI, Commissioner

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Borough Operations
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Issuance # 401

OPERATIONS
POLICY AND PROCEDURE NOTICE # 10/93

To: Distribution
From: Barry G. Cox
Date: 3 June 1993
Subject: Unsafe Building Violations and Immediate Emergency
Declarations

Effective: Immediately

Purpose:

To establish a policy of not writing a U.B. notice of violation on any structure where an immediate emergency is declared which will be forwarded to the Department of Housing Preservation and Development for demolition, sealing, repair or other action to protect the public safety..

Specifics:

When the Borough Commissioner declares an immediate emergency the expectation is that the Department of Housing Preservation and Development will take the necessary steps to make that structure safe - either by demolishing, sealing, or repairing, for example - prior to the Buildings Department securing a court order (precept) authorizing the city to do the work and recapture from the owner any monies expended.

To write a U.B. notice of violation and process it through to precept is unnecessary since the required work will have been completed prior to securing the precept.

Therefore, unless requested by HPD on a site specific basis, no U.B. notice of violation should be written and no precept will be sought in those instances where the Borough Commissioner determines the condition is so egregious as to declare an immediate emergency.

BGC:mh