

2023 COMPLIANCE DEADLINES

JANUARY

15TH

- Last day to distribute annual lead paint/window guard notices to residential tenants [DOHMH/HPD](#)
- First deadline in 2023 to distribute Fire Safety Guides to residential tenants [FDNY](#)
- Deadline to submit annual water tank inspection for 2022 calendar year [DOHMH/HPD](#)

31ST

- Deadline to apply for the multiunit building collection program [DSNY](#)
- **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](#)

FEBRUARY

15TH

- Legal deadline for new, renewal, and change requests for the 2023-24 Co-op/Condo abatement (closes on the 16th) [DOF](#)

16TH

- 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](#)

21ST

- Façade (FISP) FIP Sub-Cycle 9B ends (Block numbers ending in 0, 7, 8). Reports must be filed for these blocks no later than this date. [DOB](#)

MARCH

1ST

- Notify DOHMH of all non-responsive tenants and attempts to acquire information as part of annual safety notice mailings process [DOHMH/HPD](#)
- Deadline to appeal Assessment to Tax Commission for Class 2, 3, and 4 properties [DOF](#)

15TH

- Deadline for property owner personal exemptions (STAR, DHE, DRIE, Veterans, Clergy, SCHE, SCRIE) [DOF](#)
- Deadline to appeal Assessment to Tax Commission for Class 1 properties [DOF](#)

APRIL

1ST

- First day updated trash take out and pickup times will be enforced. [DSNY](#)
- DHCR Registration begins in ARRO system (ends July 31st) [DHCR](#)

MAY

1ST

- Local Law 84 Benchmarking Report due for 2022 data (all covered buildings 25K square feet and up) [DOB](#)

31ST

- Last day of HPD Heat Season for 2022 - 23. [HPD](#)

SEPTEMBER

1ST

- Deadline for annual HPD registration. Required for multifamily residences (3+ units), designated residences, and hotels. [HPD](#)

OCTOBER

1ST

- 2023 - 2024 Heat Season begins
- New Building Energy Efficiency label available - replace existing label with latest score before Oct 31st [HPD](#)

NOVEMBER

1ST

- Deadline for annual cooling tower certification [DOB](#)

DECEMBER

31ST

- Final day to electronically file annual bedbug report for 11/1/22 - 10/31/23 [HPD](#)
- Last day to file annual elevator and boiler inspections for 2023 cycle via DOB NOW: Safety [DOB](#)
- Last day for annual lead paint inspections (LL1) and allergen hazard inspections (LL55) [HPD](#)
- Last day to submit Local Law 87 EER for buildings due in 2023 (covered buildings list – 50K sq. Ft – with a last digit of “3” as the building’s tax block number) [DOF](#)
- Last day to perform gas piping system inspections or submit certifications for Community Districts 11, 12, 14, 15, and 17 in all boroughs [DOB](#)





ANNUAL TO DO LIST



DOB TASKS

- Schedule annual boiler & elevator inspections with your vendors
- Schedule any required Category 5 (5 year) inspection tests
- Post Benchmarking grades and Facade certificates as required.
- Contact a contractor about getting ready for the new LL97 rules that come into effect for 2024.
- If Community District 11, 12, 14, 15, or 17, schedule your gas piping inspection or submit your certification for no piping system
- Prepare for Cycle 9 filings with your facade vendor
- Prepare and file LL84 annual benchmarking report.
- Prepare and file LL87 EER, if required for your building this year.
- Review permit expiration dates and renew if necessary.



DOF TASKS

- File tax estimates, declarations, returns, and extensions



FDNY TASKS

- Renew and inspect sprinkler/ standpipe units
- Review permit expiration dates and renew if necessary.
- Renew and inspect A/C system permits
- Renew Place of Assembly permits
- Renew Certificates of Fitness



HPD TASKS

- Perform annual LL55 inspections for residential units.
- Submit annual bedbug reporting for residential units



OTHER TASKS

- Perform regular daily, weekly, and monthly Cooling Tower maintenance tasks in advance of annual certification
- Lock down a vendor for the 2023 – 24 safety notice mailings, fire safety document, and stove knob cover processes
- Schedule the required XRF inspections as per LL31 no later than August 9, 2025.

WHAT'S NEW FOR 2023

New Signs Required

NEW Energy Efficient Standards

As per Local Law 97 established by the city in 2019 to reduce greenhouse gas emissions many buildings over 25,000 square feet must meet new energy efficiency standards and comply with greenhouse gas emission limits by 2024. This means buildings that are covered must start taking steps to ensure they are compliant in 2023.

New DSNY Trash Rules

In response to the rodent problem in NYC, the city recently passed new legislation that establishes rat mitigation zones and new rules that set times for residential and commercial buildings to place trash out, so trash sits on the curb for less time. These new rules will be enforced starting April 1st of this year.

Please note that all dates and compliance information is as per the various NYC agencies and is subject to change. In addition, every building may have their own specific requirements and deadlines that can differ across borough, building type, etc. As such all above data is provided for informational purposes only, on an "as is" and "as available" basis. Jack Jaffa & Associates, its licensors and other suppliers disclaim all warranties, whether express or implied, including, but not limited to, any promises of accuracy or correctness of information provided or omitted.

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