

Fiscal Impact Statement Prepared By New York City Mayor's Office of Management and Budget



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Disclaimer: This fiscal impact statement is a preliminary estimate and subject to change based upon further data analysis or changes in bill text. This legislation is summarized as understood by the administration as of the date this statement was prepared and does not include or consider subsequent text changes. This fiscal impact statement is not legally binding on the administration. "Total" columns represent the respective sum over a four-year period; note that fiscal impacts continue after year four. Unless otherwise stated, information used in the preparation of this Fiscal Impact Statement is sourced from the agencies impacted and the NYC Mayor's Office of Management and Budget.

Proposed Intro No. / Title: *Int. 750 / Timeframe to correct department of buildings violations, requiring additional documentation when an owner seeks to demolish a building, and expanding the certification of no harassment program*

Sponsors: Gutiérrez, Schulman, Marte, Krishnan, Restler, Cabán, Won, Hudson, Rivera, Nurse, Ayala, Ossé, Brooks-Powers, Abreu, De La Rosa, Williams, Avilés, Hanif and Louis (in conjunction with the Brooklyn Borough President)

Committee: Housing and Buildings

Summary of Legislation: Amends the Administrative Code to enhance enforcement of building regulations and strengthen tenant protections under the Certification of No Harassment (CONH) program. Establishes a 30-day deadline for correcting all major and lesser violations, and requires that hazardous violations be addressed immediately. Provides cures for first-time offenders. Mandates an annual public report by the Department of Buildings (DOB), detailing the time taken to correct violations in residential buildings classified as R-2 or R-3. Requires property owners seeking to demolish buildings under a vacate order to submit documentation proving their efforts to correct outstanding violations, including permits, financial records, and repair plans. Updates the CONH program by denying certifications to landlords with a history of harassment, unlawful evictions, arson, or outstanding housing maintenance violations. Authorizes tenant and community group testimony in CONH hearings to advance oversight.

Effective Date: 120 days after enactment.

First Fiscal Year Legislation Takes Effect: Fiscal Year 2026

First Fiscal Year with Full Impact: Fiscal Year 2026

Agencies Impacted: Department of Buildings

Fiscal Impact Analysis

A. Total Impact (Expense and Revenue)

	Fiscal Year 1	Fiscal Year 2	Fiscal Year 3	Fiscal Year 4	Total
Expense	(\$8,030,500)	(\$7,211,250)	(\$7,211,250)	(\$7,211,250)	(\$29,664,250)
Revenue	0	0	0	0	0
Total	(\$8,030,500)	(\$7,211,250)	(\$7,211,250)	(\$7,211,250)	(\$29,664,250)

B. Expense

	Fiscal Year 1	Fiscal Year 2	Fiscal Year 3	Fiscal Year 4	Total
Expenditures	(\$8,030,500)	(\$7,211,250)	(\$7,211,250)	(\$7,211,250)	(\$29,664,250)

Impact on Expenditures (Expense):

DOB anticipates annual Personnel Services (PS) costs of \$6,394,500 (including fringe benefits) for 40 staff to process applications and conduct inspections on a significantly shortened timeframe, as well as to more strictly enforce building requirements. The staff positions would include agency attorneys and other legal support personnel, Administrative Enforcement Unit associates, administrative staff, evidence clerks, and customer service representatives.

In year one, DOB anticipates \$1,636,000 in one-time Other Than Personnel Services (OTPS) costs, and \$816,750 annually thereafter, for leasing of additional office space, renovations, OTPS per capita costs, and printing.

C. Revenue

	Fiscal Year 1	Fiscal Year 2	Fiscal Year 3	Fiscal Year 4	Total
Revenue	0	0	0	0	0

Impact on Revenue:

There is no anticipated impact on revenue.

D. Capital

	Fiscal Year 1	Fiscal Year 2	Fiscal Year 3	Fiscal Year 4	Total
Expenditures	0	0	0	0	0

Impact on Expenditures (Capital):

There is no anticipated impact on capital expenditures.