

**LOCAL LAWS
OF
THE CITY OF NEW YORK
FOR THE YEAR 2025**

No. 110

Introduced by Council Members Gutiérrez, Schulman, Marte, Krishnan, Restler, Cabán, Won, Hudson, Rivera, Nurse, Ayala, Ossé, Brooks-Powers, Abreu, De La Rosa, Williams, Avilés, Hanif, Louis, Sanchez, Feliz, Joseph and Brewer (in conjunction with the Brooklyn Borough President).

A LOCAL LAW

To amend the administrative code of the city of New York, in relation to requiring additional documentation when an owner seeks to demolish a building and reporting on the correction of violations

Be it enacted by the Council as follows:

Section 1. Article 104 of chapter 1 of title 28 of the administrative code of the city of New York is amended by adding a new section 28-104.8.4 to read as follows:

§ 28-104.8.4 Application to demolish a building after vacate order. *When an applicant seeks to demolish a residential building after the issuance of an order pursuant to section 28-207.4 but before such order has been rescinded, the applicant shall submit documentation in support of the application to demolish such building showing any steps taken to correct any violations issued by the department in connection with such order that are unresolved as of the date of such application for demolition. Such documentation may include, but is not limited to, construction documents submitted to the department, permit applications, repair estimates, and invoices. Failure to submit such documentation shall result in denial of the application.*

§ 2. Article 201 of chapter 2 of title 28 of the administrative code of the city of New York is amended by adding a new section 28-201.5 to read as follows:

§ 28-201.5 Correction of violations report. *No later than July 15 of each year, the department shall submit to the mayor and the speaker of the council, and shall post conspicuously on the department's website, a report on the time elapsed to correct violations in certain residential buildings. For each building classified as occupancy group R-2 or R-3 for which a notice of violation issued in the prior calendar year contained an order to certify correction, such report shall include, but not be limited to, for each such violation:*

- 1. The address of the property;*
- 2. The class of violation issued;*
- 3. The date the notice of violation was issued;*
- 4. The date a certificate of correction was submitted;*
- 5. Whether the most recent certificate of correction was accepted by the department;*
- 6. The number of days from the service of the notice of violation to when the correction was accepted by the department; and*
- 7. Whether the violation remained uncorrected for more than 6 months.*

§ 3. This local law takes effect 270 days after becoming law, except that section two of this local law takes effect 180 days after becoming law.

THE CITY OF NEW YORK, OFFICE OF THE CITY CLERK, s.s.:

I hereby certify that the foregoing is a true copy of a local law of The City of New York, passed by the Council on July 14, 2025 and returned unsigned by the Mayor on August 12, 2025.

MICHAEL M. McSWEENEY, City Clerk, Clerk of the Council.

CERTIFICATION OF CORPORATION COUNSEL

I hereby certify that the form of the enclosed local law (Local Law No. 110 of 2025, Council Int. No. 750-A of 2024) to be filed with the Secretary of State contains the correct text of the local law passed by the New York City Council, presented to the Mayor, and neither approved nor disapproved within thirty days thereafter.

SPENCER FISHER, Acting Corporation Counsel.