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CHARLES HENRY PROPERTIES LLC
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NYC Local Law 152 Compliance Reminder for

If you have received this letter, one or more of your properties may be due for Local Law 152 this year. Some of the properties we have on file are listed below.

336 EAST 56 STREET

Local Law 152 requires most NYC buildings to have their gas piping inspected every 4 years by a Licensed Master Plumber and filed with Dept of Buildings (DOB). Filing is not just “get pipes inspected, file report.” If there are defects, you have to complete and show proof of repair work. Even if your building has no gas piping, that still must be certified and filed. If there is gas piping but no active gas service and no connected appliances, there are still filing requirements for that too.

After many years of threats, the DOB is now enforcing this law. We are seeing owners come to us for help clearing Notices of Deficiency, violations, and fines tied to missed filings from prior years. **For most buildings, the penalty for noncompliance is \$5,000. For 3-family dwellings, it's \$1,500.**

DOB is also expected to begin charging filing fees of up to \$480, so this is likely to get more expensive soon.

JTG Master Plumbing can complete your inspection AND your filing from start to finish for a small fee, which includes up to 2 visits. We ONLY do inspections, not repairs. We have no benefit or interest in finding costly problems to fix during your inspection. **In fact, we WANT you to pass your inspection.**

We are committed to providing a transparent service, without upselling repairs or presenting unexpected projects.

Contact us today and we'll confirm the right Local Law 152 requirements for your building(s):

- Call (718) 550-8623
- Text (646) 665-7224
- Email Sales@JTGMP.com

Mark Balsam
Vice President, JTG Master Plumbing Corp



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