



In response to the coronavirus pandemic, the Town's Building Department is closed to the public until April 20, 2020 but remains open for "Essential Business" and related matters pursuant Executive Order 202.6, and for the issuance of permits related to emergency repairs only. The Building Department will not be conducting business related to construction which does not meet the above criteria.

The department is not accepting appointments for rental registration and public assembly inspections at this time. Owners of rental properties should practice safety by ensuring the installation of working smoke and carbon monoxide detectors. As always, the department is responding to emergencies and hardship requests. Also, building inspectors are responding to complaints and monitoring construction sites to ensure compliance with the Executive Order.

Faced with these unprecedented circumstances, the Supervisor and the Town Board recognized that applicants and permit holders may be unable to commence, continue or complete work under a building permit. They also may be unable to respond to Building Department omission letters, file timely appeals with the Board of Zoning and Appeals, and submit renewal applications to the Building Department for expiring permits and/or licenses.

In an effort to address this issue, at its March 30, 2020 Special Meeting, the Town Board adopted a resolution to extend certain timeframes that are generally applicable to building permits, applications and variances, and also authorized the waiver of late fees associated with permits that have expired or will expire during the Town of North Hempstead's declared state of emergency. The Supervisor and the Town Board hope that these changes will remove a burden from Town residents and will ensure that no one faces a disadvantage due to following directives to stay at home. I have attached a copy of the resolution for your review.

If a member of your organization has a specific question, they can reach the building department directly through 311 [(516) 869-6311].

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**Supervisor Bosworth offered the following resolution and moved its adoption, which resolution was declared adopted after a poll of the members of this Board:**

**RESOLUTION NO. 122 - 2020**

**A RESOLUTION AUTHORIZING THE EXTENSION OF CERTAIN BUILDING DEPARTMENT PERMITS, MODIFYING EXISTING POLICIES, AND WAIVING CERTAIN FEES RELATED TO THE TOWN OF NORTH HEMPSTEAD'S LOCAL STATE OF EMERGENCY REGARDING THE CORONAVIRUS PANDEMIC.**

**WHEREAS**, the World Health Organization (WHO) has declared the coronavirus outbreak a pandemic; and

**WHEREAS**, the Governor of the State of New York has issued emergency orders requiring school and business closures, and directing individuals, including Town employees, to stay at home and practice social distancing; and

**WHEREAS**, in response to the pandemic, on March 13, 2020, Supervisor Bosworth proclaimed a local state of emergency for the Town of North Hempstead ("Emergency Declaration"); and

**WHEREAS**, under the Emergency Declaration and Governor's orders, non-essential Town operations, including certain Building Department functions, have ceased operating at regular capacity resulting in applicants and/or permittees being unable to commence, continue or complete work under a building permit, respond to Building Department omission letters, file timely application with the Board of Zoning and Appeals, and submit renewal applications for expiring permits and/or licenses to the Building Department; and

**WHEREAS**, in recognition of the administrative delays associated with the response to the coronavirus pandemic, the Town Board wishes to extend certain Building Department permits, modify existing policies and waive certain permit and/or license fees as set forth herein.

**NOW, THEREFORE, BE IT**

**RESOLVED** that the following policies shall be in effect retroactive to March 13, 2020:

1. All building and plumbing permits issued on or after December 13, 2019, through and including March 13, 2020, which authorized the commencement of work to begin within three months, and work was not commenced within such period of three months, shall, pursuant to Town Code Section 2-11(A), be granted a 45 day extension by the Building Commissioner following the termination of the Emergency Declaration. For good cause, the Building Commissioner may allow reasonable extensions thereafter at his discretion.

2. All building and plumbing permits issued on or after March 13, 2018, through and including March 13, 2020, which required a building project to be completed within two years from the date of issuance of the building permit shall, pursuant to Town Code Section 2-11(A), be granted a 90 day extension by the Building Commissioner following the termination of the Emergency Declaration. For good cause, the Building Commissioner may allow reasonable extensions thereafter at his discretion.

3. Any Omission letter issued within 120 days prior to March 13, 2020, which required a resubmission to the Building Department shall be granted a 90 day extension by the Building Commissioner following the termination of the Emergency Declaration. For good cause, the Building Commissioner may allow reasonable extensions thereafter at his discretion.

4. Notwithstanding any fee schedule or policy to the contrary, the Building Commissioner shall re-issue, at no charge, any Notice of Disapproval issued on or after January 13, 2020 through the conclusion of the Emergency Declaration. This policy shall terminate 30 days after the conclusion of the Emergency Declaration. For good cause, the Building Commissioner may allow reasonable extensions thereafter at his discretion.

5. Notwithstanding any fee schedule or policy to the contrary, no late fee shall be charged for the renewal of a Public Assembly License under Chapter 9 of the Town Code that expired or will expire from March 13, 2020 through 30 days following the conclusion of the Emergency Declaration. For good cause, the Building Commissioner may allow reasonable extensions thereafter at his discretion. Inspections within the license cycle will continue where necessary and will be required prior to the opening of business.

6. Notwithstanding Town Code Section 2-107, all rental registration permits issued pursuant to Town Code Section 2-103 that have expired or will expire from March 13, 2020 through the conclusion of the Emergency Declaration shall be granted a 30 day extension following the termination of the Emergency Declaration. For good cause, the Building Commissioner may allow reasonable extensions thereafter at his discretion.

7. Notwithstanding any fee schedule or policy to the contrary, the Building Commissioner shall waive any late fee for any building permit, plumbing permit, sign permit or other permit of any kind that has expired or will expire from March 13, 2020 through 30 days following the conclusion of the Emergency Declaration.

8. Notwithstanding the provisions of Town Code Section 70-219.1(B)(1), the time limitations for variances issued by the Board of Zoning and Appeals that have not obtained site plan approval, a special use permit or a building permit (whichever action occurs first) to develop the property that is the subject of the application for a variance in accordance with the plans for which such variance was granted, shall be tolled from March 13, 2020 through 90 days following the conclusion of the Emergency Declaration.

; and be it further

**RESOLVED** that the Building Commissioner is hereby authorized to take such action as may be necessary to effectuate the foregoing.

Dated: Manhasset, New York

March 30, 2020

The vote on the foregoing resolution was recorded as follows:

Ayes: Councilperson Dalimonte, Councilperson Ferrara, Councilperson Lurvey, Councilperson Russell, Councilperson Seeman, Councilperson Zuckerman, Supervisor Bosworth

Nays: None