

5 FREE CASES · MANHATTAN · DOB DATA AS OF OCT 19, 2026

372 Manhattan buildings have a SWARMP or UNSAFE facade report and no repair filed yet

Open cases re-checked weekly

Each case below has a Cycle 10 FISP report on file with DOB, and our weekly check of public DOB data shows no repair filing or repair permit since that report (a sidewalk shed alone does not count as work). These are the 5 highest-priority cases in Manhattan, anonymized: the full list names the building.

372open cases in
Manhattan**246**open, no activity
since the report**126**open, a firm worked
here before the
report**51**with a sidewalk
shed up**75**

UNSAFE reports

Sample cases

Case 1 · ZIP 100xx · UNSAFE

Open, firm known from earlier work

REPORT FILED

Oct 2026

HISTORY

cycle 9: SAFE → now UNSAFE

PRIORITY

A

SIDEWALK SHED

since Sep 2026 (under a month)

LL48 PENALTY RISK

no LL48 penalty yet - starts after
the second permit renewal (0 of 2
since Jan 12, 2026; estimated Mar
2027)

SIZE

10-14 floors, built 1910s

TYPICAL REPAIR FILINGS (P25-
P75)

\$85k-\$472k

ADDRESS, INSPECTION FIRM,
AGENT*in the full list***Case 2 · ZIP 100xx · UNSAFE**

Open, firm known from earlier work

REPORT FILED

Oct 2026

HISTORY

cycle 9: UNSAFE → now UNSAFE

PRIORITY

A

SIDEWALK SHED

since Sep 2020 (73 mo)

LL48 PENALTY RISK

no LL48 penalty yet - starts after
the second permit renewal (1 of 2
since Jan 12, 2026; estimated Nov
2026)

SIZE

7-9 floors, built 1920s

TYPICAL REPAIR FILINGS (P25-
P75)

\$48k-\$268k

ADDRESS, INSPECTION FIRM,
AGENT*in the full list*

Case 3 · ZIP 100xx · UNSAFE**Open, firm known from earlier work**

REPORT FILED

Oct 2026

HISTORY

cycle 9: SWARMP → now UNSAFE

PRIORITY

A

SIDEWALK SHED

since Oct 2026 (under a month)

LL48 PENALTY RISK

no LL48 penalty yet - starts after the second permit renewal (0 of 2 since Jan 12, 2026; estimated Apr 2027)

SIZE

7-9 floors, built 1900s

TYPICAL REPAIR FILINGS (P25-P75)

\$48k-\$268k

ADDRESS, INSPECTION FIRM, AGENT

*in the full list***Case 4 · ZIP 100xx · UNSAFE****Open, firm known from earlier work**

REPORT FILED

Oct 2026

HISTORY

cycle 9: SWARMP → now UNSAFE

PRIORITY

A

SIDEWALK SHED

since Oct 2026 (under a month)

LL48 PENALTY RISK

no LL48 penalty yet - starts after the second permit renewal (0 of 2 since Jan 12, 2026; estimated Apr 2027)

SIZE

7-9 floors, built 1910s

TYPICAL REPAIR FILINGS (P25-P75)

\$48k-\$268k

ADDRESS, INSPECTION FIRM, AGENT

*in the full list***Case 5 · ZIP 100xx · UNSAFE****Open, no activity**

REPORT FILED

Sep 2026

HISTORY

no cycle 9 report on file

PRIORITY

A

SIDEWALK SHED

since Jul 2019 (87 mo)

LL48 PENALTY RISK

no LL48 penalty yet - starts after the second permit renewal (0 of 2 since Jan 12, 2026; estimated Jan 2028)

SIZE

15-24 floors, built 1960s

TYPICAL REPAIR FILINGS (P25-P75)

\$107k-\$593k

ADDRESS, INSPECTION FIRM, AGENT

*in the full list***The full list adds, for every case:**

- street address, BIN and links to the DOB records
- the inspection firm that filed the report - usually the engineer who writes the repair scope and invites bidders, so you know whom to ask
- managing agent and owner entity (companies only), the agent's other open cases
- shed contractor and first shed permit, LL51 milestones where they apply

- a weekly re-check: cases with new repair permits drop out, new reports come in

Full list from \$990 a year - founding price for the first 10 firms, until Mar 31, 2027: facaderepairradar.com

Our promise: only buildings without visible repair work in public DOB data, re-checked weekly. Work done without a permit, and contracts signed but not yet filed, cannot be seen in public data. Penalties under Local Law 48 of 2025 (Admin Code § 28-220.1) apply only to months without work in progress and depend on the shed length, which DOB does not publish - figures are estimates from the lot frontage, not amounts owed. Repair volumes are the middle half of estimated job costs declared on DOB facade filings since 2021 - not bids or contract values.

Source: NYC Department of Buildings - DOB NOW: Safety Facades Compliance Filings, DOB NOW: Build and BIS job filings and permits, ECB violations (NYC Open Data); DCP PLUTO; modified. Company-level information only; no personal data. Not affiliated with the NYC Department of Buildings. No commissions, no referrals: we do not broker contracts or place firms on bidder lists. Full list from \$990 a year at facaderepairradar.com. Facade Repair Radar · Christoph (Chris) Ploner, near Vienna, Austria · [imprint](#)

Your building or firm is listed here and you want it removed? Use our [contact form](https://facaderepairradar.com/contact.php) (facaderepairradar.com/contact.php).