

JAN 10 1997

CHAMBERS STREET
NEW YORK CITY

ARSON STRIKE FORCE



FIRE!!!

AMERICAN-IAFRANCE
CHEMICAL On Standard Ford Chassis

Instant Response

THE safety of your own dear ones, your responsibility as a good citizen, demand that you get complete information about this wonderful motor fire-fighter at once. Be up-to-date and SAFE. "Chemical" has 40 times the fire-fighting efficiency of water. The outfit herewith is the product of the world's greatest manufacturer of fire apparatus.

The Saturday Evening Post, February 17, 1917

ANNUAL REPORT 1993

ARSON STRIKE FORCE

CITY of NEW YORK
RUDOLPH W. GIULIANI
MAYOR

KATHERINE N. LAPP
CRIMINAL JUSTICE COORDINATOR

ARSON STRIKE FORCE
BARBARA SHULMAN HARRIS
COORDINATOR

ARSON STRIKE FORCE
OFFICE of CRIMINAL JUSTICE COORDINATOR
250 Broadway
New York, N.Y. 10007
(212) 788-6823

WILLIAM BRATTON
COMMISSIONER
POLICE DEPARTMENT

HOWARD SAFIR
COMMISSIONER
FIRE DEPARTMENT

DEBORAH WRIGHT
COMMISSIONER
DEPARTMENT OF HOUSING PRESERVATION & DEVELOPMENT

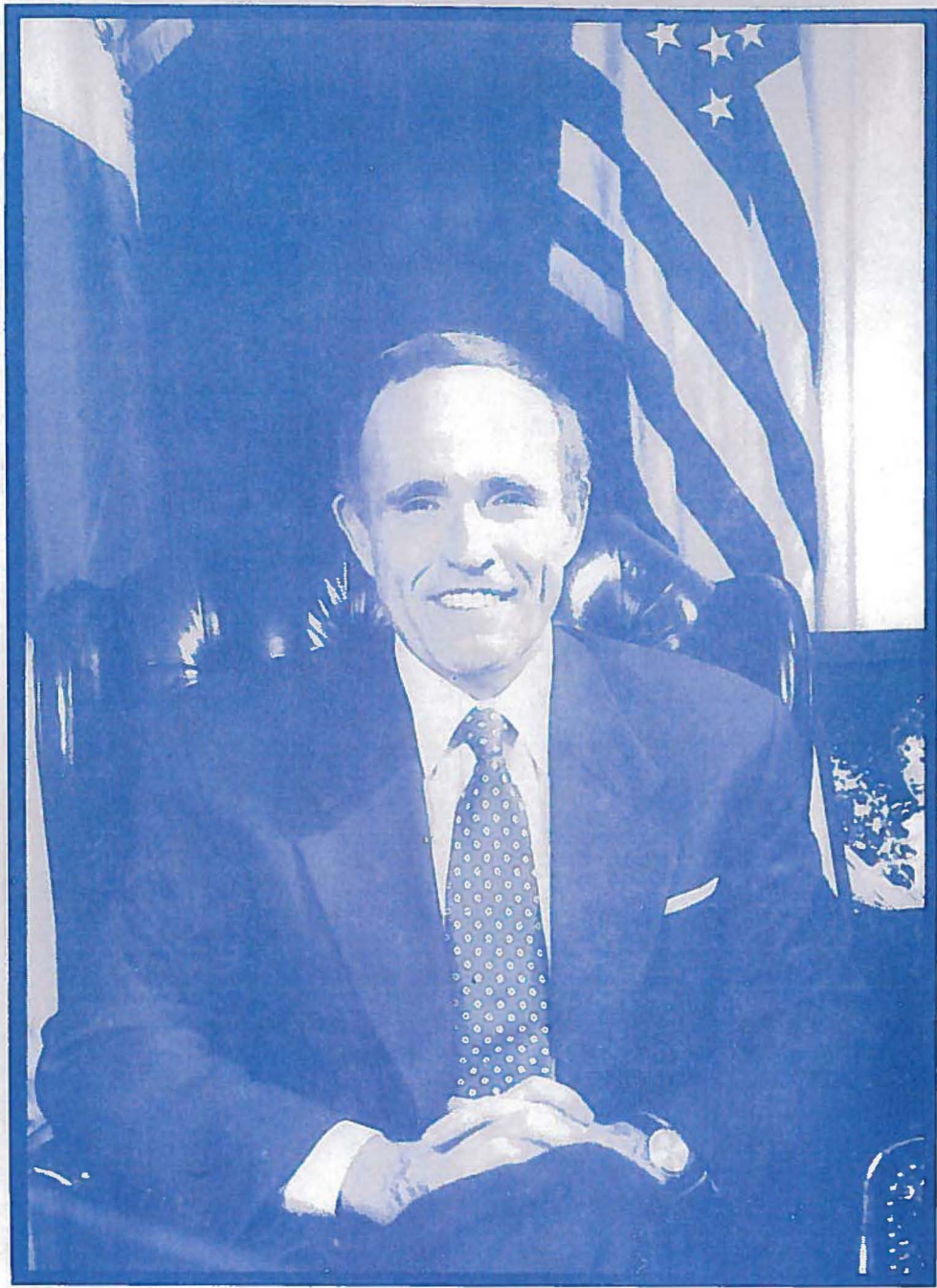
MARVA HAMMONS
ADMINISTRATOR/COMMISSIONER
HUMAN RESOURCES ADMINISTRATION

MARC V. SHAW
COMMISSIONER
DEPARTMENT OF FINANCE

PETER J. POWERS
DEPUTY MAYOR FOR OPERATIONS
CHIEF OF STAFF

TABLE OF CONTENTS

I. MISSION STATEMENT	3
II. ARSON DEFINITIONS	4
III. AGENCY REPORTS	5
FDNY Bureau of Fire Investigation	7
1. Community Arson Statistics	15
NYPD Arson and Explosion Unit	25
Arson Information Management System	29
Department of Finance	31
Housing Preservation and Development	33
1. Narcotics Control Unit	37
Human Resources Administration	41
V. ARREST STATISTICS	43
VI. BURN INJURIES AND FATALITIES	46
VII. NEIGHBORHOOD ANTI-ARSON STRATEGIES	59
1. RIDGEWOOD BUSHWICK SENIOR CITIZENS COUNCIL	60
2. LOS SURES	64
3. ST. NICHOLAS NEIGHBORHOOD PRESERVATION COUNCIL	68
4. PEOPLES FIREHOUSE	74
5. NORTHERN MANHATTAN IMPROVEMENT CORPORATION	80





THE CITY OF NEW YORK
OFFICE OF THE MAYOR
NEW YORK, N.Y. 10007


August 17, 1994

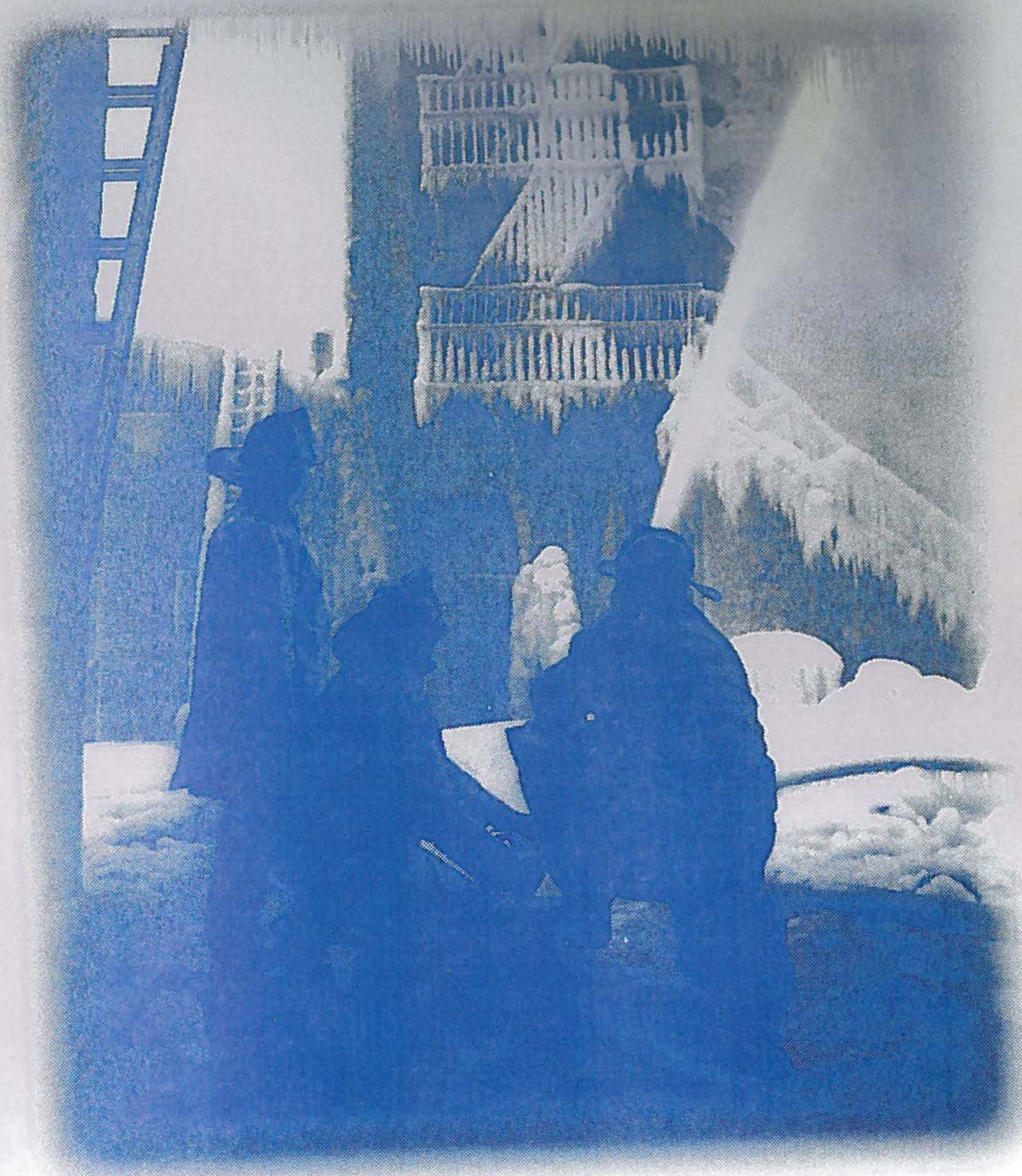
Dear Friends:

Arson is a crime that effects all New Yorkers. It is a crime that can instantly create homelessness, change a busy shopping district into one that provides few necessities, plunge hard working people into unemployment, and tragically kill or maim innocent victims.

As you review this report, keep in mind that arson fires are not isolated events, but rather, they have roots in illegal drug activity, family violence, landlord/tenant disputes, gang rivalry, and unsupervised children.

By looking for creative ways to change the factors that contribute to arson fires, we can build healthy neighborhoods that are free from the destruction of arson.

Sincerely,

Rudolph W. Giuliani
Mayor



MISSION STATEMENT

Established by Local Law No. 23 of 1978 to foster greater cooperation between various city agencies in the battle to control the incidence of arson, the Mayor appoints an Arson Strike Force which is chaired by the Criminal Justice Coordinator and consists of representatives of the Fire Department, Police Department, Human Resources Administration, Department of Housing Preservation and Development, Finance Department and such supportive staff as is necessary. The Office coordinates the anti-arson activities of city agencies; acts as a clearing house for arson related data and complaints; analyzes such data with a view toward policy recommendations and legislative initiatives to the Arson Strike Force Board and the Mayor; and interacts with community groups involved in anti-arson programs.

Arson Definitions

Arson in the First Degree (Class A-1 Felony). Section 150.20.

1. A person is guilty of arson in the first degree when he intentionally damages a building or motor vehicle by causing an explosion or a fire and when (a) such explosion or fire is caused by an incendiary device propelled, thrown or placed inside or near such building or motor vehicle; or when such explosion or fire is caused by an explosive; or when such explosion or fire either (i) causes serious physical injury to another person other than a participant, or (ii) the explosion or fire was caused with the expectation or receipt of financial advantage or pecuniary profit by the actor; and when (b) another person who is not a partici-

pant in the crime is present in such building or motor vehicle at the time; and (c) the defendant knows that fact or the circumstances are such as to render the presence of such person therein a reasonable possibility.

2. As used in this section, "incendiary device" means a breakable container designed to explode or produce uncontained combustion upon impact, containing flammable liquid and having a wick or a similar device capable of being ignited.

Arson in the Second Degree (Class B Felony). Section 150.15.

A person is guilty of arson in the second degree when he intentionally damages a building or motor vehicle by starting a fire, and when (a) another person who is not a partici-

pant in the crime is present in such building or motor vehicle at the time, and (b) the defendant knows that fact or the circumstances are such as to render the presence of such a person therein a reasonable possibility.

Arson in the Third Degree (Class C Felony). Section 150.10.

A person is guilty of arson in the third degree when he intentionally damages a building or motor vehicle by starting a fire or causing an explosion.

Arson in the Fourth Degree (Class E Felony). Section 150.05

A person is guilty of arson in the fourth degree when he recklessly damages a building or motor vehicle by intentionally starting a fire or causing an explosion.

ARSON STRIKE FORCE ANNUAL REPORT 1993 COORDINATOR'S MESSAGE

The Arson Strike Force Annual Report highlights the combined efforts of City agencies and community based organizations, in their struggle to reduce arson fires and to improve the communities that they serve.

As you read this report, it is only natural to concentrate on

the arson, arrest, burn injury and fatality statistics for your neighborhood. But I urge you to also look at how City programs have reduced arson fires and attacked the causes of many of these fires.

Community participation is as vitally important in combating arson as it is in all other public safety issues. Be come involved.....



AMERICAN-LAFRANCE

CHEMICAL *On Standard
Ford Chassis*

**Instant
Response**

THE safety of your own dear ones, your responsibility as a good citizen, demand that you get complete information about this wonderful motor fire-fighter at once. Be up-to-date and SAFE. "Chemical" has 40 times the fire-fighting efficiency of water. The outfit herewith is the product of the world's greatest manufacturer of fire apparatus.

The Saturday Evening Post, February 17, 1917

FDNY BUREAU OF FIRE INVESTIGATION

The New York Fire Department is the largest Fire Department in the United States. It is recognized worldwide as the leader in fire suppression, fire investigation and fire prevention. The Fire Department faces many challenges in continuing to deliver excellent services with little or no increases in resources. The NYFD is an advocate for laws and regulations that protect our citizens from harm, while eliminating waste, duplication and bureaucracy. We are working diligently to get the most effective and efficient performance out of the resources available. The department is presently making adjustments to streamline and enhance the distribution of fire resources.

The Bureau of Fire Investigation is charged with investigating, examining and inquiring into the origin, detail and management of fires and explosions. On October 4, 1993 the Queens base was reopened at Fort Totten in Queens after being closed for 18 months and a Special Services Command facility was established to conduct long term and inter-agency investigations. The Manhattan Base was also reopened at 522 w. 45th Street.

The Bureau was called to 10,151 investigations in 1993, and 7803 were investigated. Fire Marshals identified 3833 arson cases. There were 2871 structural arsons, 884 auto arsons and 78 other types of arson.

The Bureau of Fire Investigation arrested 174 arsonists and an additional 72 people were arrested for fire related charges such as reckless endangerment, criminal mischief, insurance fraud and return on arson warrants. Of the foregoing numbers the Bureau conducted an intensive investigation that resulted in the arrest and conviction of 12 persons responsible for the firebombing of Engine 93 on July 9, 1993 where three fire fighters were seriously injured. There were additional 114 arson arrests by other law enforcement personnel where Fire Marshals conducted the physical examination of the fire scene to determine the cause and origin.

story H-Type multiple dwelling. Even though a "code of silence" existed in the neighborhood FM Rivera managed to develop information that implicated the landlord Michael Cortes.

Due to the clandestine nature of this undercover investigation Rivera had to enter the target location unarmed on numerous occasions. The location was unusually hazardous because of an inherent high level of drug trafficking and other criminal activity. As a result of this undercover operation it was determined that Cortes was a front man in an ongoing arson for profit ring. Further information yielded that Cortes had conspired with several Albanian organized crime figures to

burn the subject premise in an attempt to fraudulently collect the insurance monies.

While undercover, Rivera developed confidential informants who provided background information on Cortes and his associates. Through the confidential informants, Rivera was able to obtain taped recorded conversations directly implicating Cortes and his cohorts in conspiring to commit arson and attempted insurance fraud.

As a result of this comprehensive two year investigation, Michael Cortes was convicted of A-1 felony Arson and Conspiracy first degree, which carries a sentence of 25 years to life. Additionally co-conspirators have been identified

and are currently awaiting trial on similar charges.

This investigation also uncovered a conspiracy by Albanian Organized Crime figures in the setting of several previous arson fires dating back to 1988, and also uncovered other criminal acts that are currently under investigation.

INVESTIGATIONS

1. On Friday, February 26, 1993, a terrorist bomb exploded at the World Trade Center in lower Manhattan. Fire Marshal Philip Meager and Fire Marshal Robert Putney were assigned the investigation. Arriving at the scene at 1300 hours (1:00pm) they expertly began their investigation amid the chaos. By 1430 hours (2:30pm) they had descended into the smoldering crater and heroically began a systematic search for the all important area of origin being always mindful of the everpresent danger of secondary collapse and the possibility of a secondary explosion. Despite this very real possibility FMs Meager and Putney with dogged determination and special faithfulness to duty,

along with their special forensic skills, were able to locate the definitive area of origin within a few hours. Meagher and Putney were the first forensic investigators into the crater and the first to identify the area of origin.. This early determination of the area of origin allowed the investigation into the cause to proceed very rapidly and with extremely good results. The cause having been determined, Meager and Putney remained part of the National Task Force for the remainder of the criminal investigation providing invaluable assistance. For the next several weeks they worked hand in hand with special investigators from the FBI, ATF and NYPD. Their highly professional participation in this historical investigation

was without doubt an act of intelligent and valuable fire marshal service which demonstrates special faithfulness to duty in the highest traditions of the FDNY.

2. On August 19, 1991 The City Wide Special Investigations Unit (CWSIU) was debriefed on an incendiary fire at 2380 Ryer Avenue in the Bronx. The CWSIU evaluated the initial investigative report and determined that an undercover operation would be required to bring this case to a conclusion.

As the lead investigator, Fire Marshal Luis Rivera responded to the incident location on Ryer Avenue. The building was a fully occupied (48 unit), 6



FIRE MARSHALS JoAnn Jacobs, Sal Gharhieri, Carl Havens, Daniel Higgins and Sam Lopez, shown at juvenile squad headquarters, try to avoid jailing young arsonists if they can be cured of their destructive and dangerous compulsion with counseling sessions.

JUVENILE FIRESETTERS INTERVENTION PROGRAM

In 1986 in the borough of the Bronx, 52 children under the age of twelve were arrested for arson. In 1993 that number was 13. This dramatic decline was due in large part to the work of the Juvenile Firesetters Intervention Program (JFIP) of the Bureau of Fire Investigation (BFI) of the New York City Fire Department.

The JFIP was established in 1986 in response to a recognized need in the community. Fire marshals had for years been identifying young children (some as young as 3 years old) as the persons responsible for an ever increasing number of fires. While some were deliberately set, the larger percentage of these fires were accidental, resulting either from

curiosity or carelessness.

Seeking a program that would help rather than punish these children, fire marshals from the Bureau of Fire Investigation set out to find one. After extensive research, contact with other fire departments and a grant from the New York State Office of Fire Prevention and Control, the Juvenile Firesetters

Intervention Program was created. Developed as an alternative to incarceration the program has fulfilled its mission and has become a model for other cities.

As with all city agencies over the past few years the Fire Department has felt the fiscal crunch. The JFIP originally manned by twelve fire marshals has seen its staffing

reduced to four fire marshals in 1993. Despite this reduction in manpower the fire marshals assigned have managed to maintain a relatively stable caseload. Having handled one hundred and twenty one cases in 1986, the team interviewed one hundred and twenty eight children in 1993.

Over the years the make-up of the unit has also changed in an attempt to better reflect the cultural diversity of the area it covers. From what was once an all male unit, the JFIP now includes one of the three female fire marshals in the Bureau of Fire Investigation. She is a great asset in dealing with female juvenile firesetters (a phenomenon virtually unknown in the early years of the program but showing a

marked increase of late). The unit also consists of one hispanic, one caucasian and one African-American fire marshal.

Maintaining its multi-agency approach, the JFIP works closely with the New York City Department of Mental Health, the Family Courts of the City of New York, the Corporation Counsel, the New York City Police Department, the New York City Department of Probation, the Arson Strike Force under the Mayor's Coordinator of Criminal Justice, and Bellevue Hospital Psychiatric Department.

While most of the referrals to the program come from the fire marshals in the field, the unit also accepts cases from schools, youth programs, hospitals and from parents them-

selves.

The unit has sustained an enviable record in its eight years of existence. While having counseled over 1600 children, the recidivism rate has been less than 1%.

Along with its role of identifying and counseling firesetters, the program has had many beneficial side effects. It has obtained counseling for alcohol and drug addicted parents, provided help for dysfunctional families and identified several cases of child sexual abuse (when the fire was a cry for help by the child involved). More recently fire marshals correctly identified a woman as a victim of spousal abuse when during their interview the child admitted to setting the fire to protect his mother

from her abusive boyfriend.

Subsequent interviews with the mother confirmed this abuse and the unit was able to obtain help for both the boy and his mother.

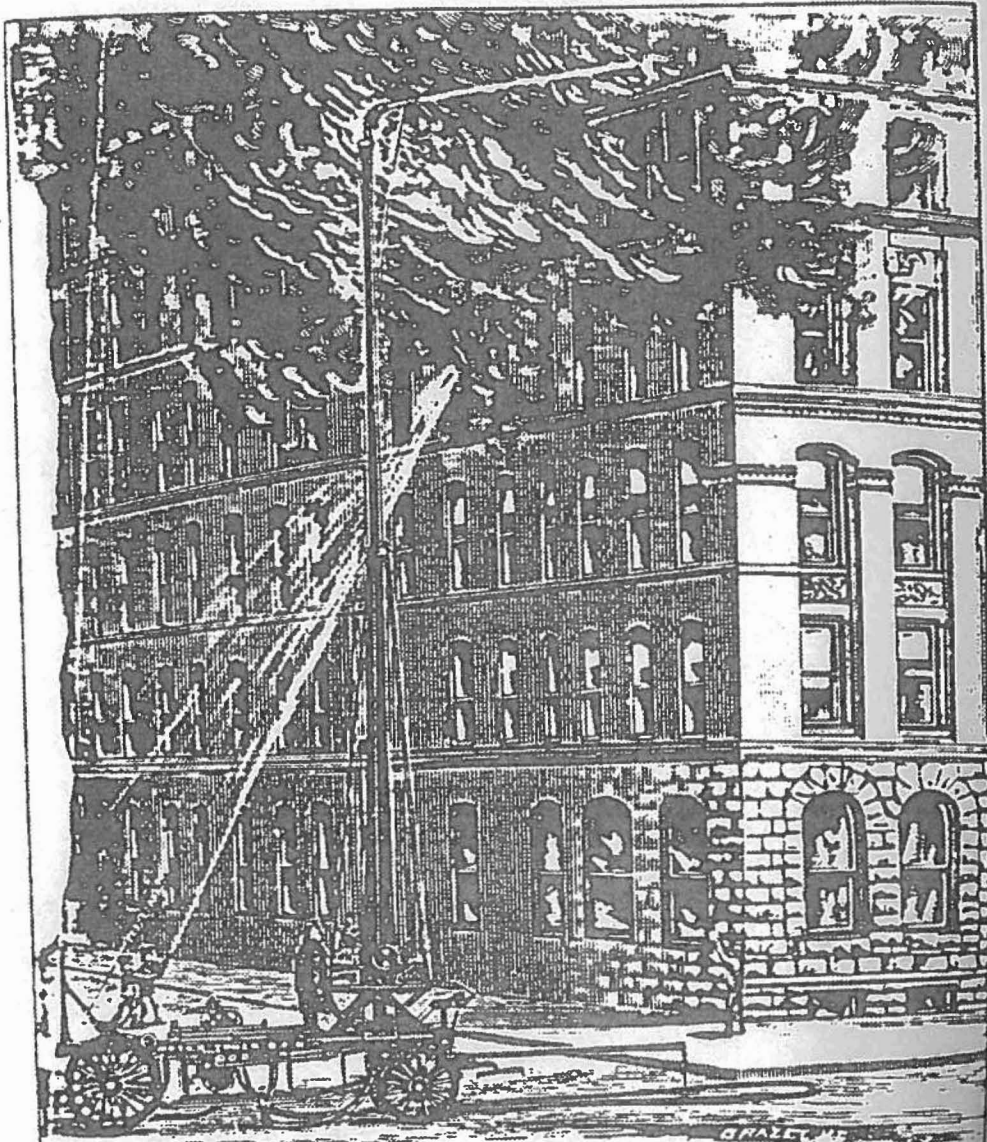
In 1993 the JFIP dealt with 68 cases in the Bronx and 42 in Queens. Of these cases 82 were able to be handled by the fire marshals themselves with educational intervention. The remaining twenty eight cases were referred to a Community Mental Health Center in the family's neighborhood. The unit also made eighteen special case visits to the boroughs of Brooklyn, Manhattan and Staten Island.

The "average" juvenile firesetter was found to be male between the ages of four and five, from a single parent family (a pattern consistent since the beginning of the program). While the long range effects of a program such as this are impossible to evaluate, (if the program succeeds the children will have no further contact with this or any other agency), we can speculate as to the financial and societal benefits. If only one out of five future fires are prevented, the savings in property and lives would be incalculable. This type of thinking is evidenced in the support being shown for the program by the new Fire Department Administration. Hopefully, in the near future there will be juvenile units serving all five boroughs and all the children of our city.

JUVENILE FIRESETTERS INTERVENTION PROGRAM CASES 1993

	Bronx	Queens	Brooklyn	Manhattan	S.I.
January	8-4	4-2	0	0	0
February	6-2	1-1	0	0	0
March	5-3	3-1	0	1	0
April	3-2	2-1	1-1	3-2	0
May	5-2	2	1	1-1	0
June	6	10-2	0	1	0
July	10-1	3	0	0	0
August	2	1	0	1	1
September	5-2	5-1	0	0	0
October	4-1	5-1	4	1	0
November	4	7-1	2-1	1	0
December	6	3-2	0	1	0

This chart shows the number of cases and the number of children referred by borough and month for 1993.



(Style 226.)

The Hale Tower is elevated by the means of chemicals that are stored in a cylinder, which cylinder is nearly filled with water. When it is desired to place a tower in operation at a fire, the chemicals are mixed, pressure produced, and by opening a valve the pressure is exerted on two pistons, which are meshed into cogs of a segment. By this pressure the piston rods are moved, thereby elevating the Water Tower.

This tower is now in use in the following cities :

New York City, N. Y.,	Milwaukee, Wis.,	Omaha, Neb.,
Boston, Mass.,	Syracuse, N. Y.,	Minneapolis, Minn.,
San Francisco, Cal.,	Louisville, Ky.,	Cincinnati, O.,
St. Joseph, Mo.,	Philadelphia, Pa.,	Baltimore, Md.,
Denver, Colo.,	New Orleans, La.,	St. Louis, Mo.,
Buffalo, N. Y.,	Kansas City, Mo.,	Lowell, Mass.

FIRE STATISTICS 1993

	1993	1992	% CHANGE
COMMERCIAL FIRES	3065	2891	+6.0
RESIDENTIAL FIRES	26221	25273	+3.8
PUBLIC BUILDING FIRES	1226	1339	-8.4
VACANT BUILDING FIRES	977	1113	-12.2
TOTAL STRUCTURAL FIRES	31489	30616	+2.9
AUTO FIRES	12372	14147	-12.5
TOTAL FIRES	94967	96491	-1.6

ARSON STATISTICS

OCCUPIED BUILDING ARSON	2636	2476	+6.5
VACANT BUILDING ARSON	235	280	-16.1
TOTAL STRUCTURAL ARSON	2871	2756	+4.2
AUTO ARSON	884	1274	-30.6
OTHER ARSON	78	114	-31.6
TOTAL ARSON IDENTIFIED	3833	4144	-7.5

In 1993, 10,151 cases were reported to the Bureau of Fire Investigation for appropriate action. Due to Manpower constraints 2348 cases were not investigated.

TOTAL STRUCTURAL ARSON BY COMMUNITY BOARD RANKING

CB# RANKING	MANHATTAN (1)	BRONX (2)	BROOKLYN (3)	QUEENS (4)	STATEN ISLAND (5)	1993 TOTAL ARSON	1993 INVESTI. CASES
	1993 OCCUPIED BUILDING ARSON	1993 VACANT BUILDING ARSON	1993 TOTAL STRUCTURAL ARSON	1993 AUTO & TRANSIT ARSON	1993 OTHER ARSON		
305	112	30	142	33	2	177	78
303	119	20	139	9	0	148	73
111	132	2	134	1	0	135	72
201	108	6	114	1	0	115	76
110	97	10	107	0	0	107	74
412	86	20	106	16	1	123	95
209	91	3	94	7	2	103	66
204	85	5	90	5	1	96	64
301	74	14	88	55	2	145	49
205	81	1	82	6	1	89	49
316	74	8	82	5	4	91	42
501	70	11	81	48	5	134	27
103	72	2	74	10	2	86	29
207	65	2	67	1	1	69	57
304	58	8	66	27	1	94	36
414	58	5	63	8	1	72	38
203	57	5	62	1	0	63	57
206	56	5	61	3	0	64	63
112	56	2	58	8	3	69	47
313	52	4	56	29	0	85	19
308	45	3	48	2	0	50	29
314	44	2	46	8	1	55	25
109	43	2	45	1	2	48	47
401	42	2	44	5	1	50	63
302	37	7	44	12	2	58	32
315	38	5	43	74	4	121	21
306	35	4	39	24	0	63	21
107	37	0	37	0	0	37	40
212	34	0	34	6	4	44	52
105	33	1	34	2	0	36	23

TOTAL STRUCTURAL ARSON BY COMMUNITY BOARD RANKING

	MANHATTAN (1)	BRONX (2)	BROOKLYN (3)	QUEENS (4)	STATEN ISLAND (5)			
1993 OT SES	CB# RANKING	1993 OCCUPIED BUILDING ARSON	1993 VACANT BUILDING ARSON	1993 TOTAL STRUCTURAL ARSON	1993 AUTO & TRANSIT ARSON	1993 OTHER ARSON	1993 TOTAL ARSON	1993 NOT INVESTI. CASES
78	409	32	1	33	17	1	51	53
73	317	31	2	33	5	3	41	32
72	104	31	1	32	4	0	36	17
76	202	28	2	30	8	2	40	38
74	318	28	1	29	38	7	74	35
95	211	28	0	28	2	0	30	32
66	403	28	0	28	4	0	32	29
64	307	25	1	26	32	3	61	12
49	404	24	2	26	7	0	33	46
49	106	26	0	26	1	0	27	13
42	407	25	1	26	16	1	43	54
27	502	19	6	25	58	0	83	19
29	309	25	0	25	4	0	29	26
57	503	19	6	25	85	4	114	18
36	413	22	2	24	7	3	34	68
38	210	23	1	24	5	1	30	31
57	208	23	1	24	2	0	26	0
63	410	20	3	23	13	1	37	0
47	311	212	2	23	55	1	79	0
19	108	23	0	23	0	0	23	0
29	405	21	1	22	22	1	45	0
25	310	19	1	20	30	1	51	0
47	406	17	1	18	3	2	23	0
63	101	17	1	18	2	0	20	0
32	102	15	3	18	0	1	19	0
21	408	17	0	17	4	1	22	0
21	411	15	1	16	11	1	28	0
40	402	12	3	15	8	0	23	0
52	312	11	3	14	34	4	52	0
23								

TOTALS:

COMMUNITY ARSON STATISTICS

MANHATTAN

CB#	1993 OCCUPIED BUILDING ARSON	1993 VACANT BUILDING ARSON	1993 TOTAL STRUCTURAL ARSON	1993 AUTO & TRANSIT ARSON	1993 NOT OTHER ARSON	1993 TOTAL ARSON	1993 INVESTIGATED CASES
1	17	1	18	2	0	20	13
2	15	3	18	0	1	19	16
3	72	2	74	10	2	86	29
4	31	1	32	4	0	36	17
5	33	1	34	2	0	36	23
6	26	0	26	1	0	27	13
7	37	0	37	0	0	37	40
8	23	0	23	0	0	23	27
9	43	2	45	1	2	48	47
10	97	10	107	0	0	107	74
11	132	2	134	1	0	135	72
12	56	2	58	8	3	69	47
TOTALS:	582	24	606	29	8	643	418

COMMUNITY ARSON STATISTICS

BRONX

CB#	1993 OCCUPIED BUILDING ARSON	1993 VACANT BUILDING ARSON	1993 TOTAL STRUCTURAL ARSON	1993 AUTO & TRANSIT ARSON	1993 NOT OTHER ARSON	1993 TOTAL ARSON	1993 INVESTIGATED CASES
1	108	6	114	1	0	115	76
2	28	2	30	8	2	40	38
3	57	5	62	1	0	63	57
4	85	5	90	5	1	96	64
5	81	1	82	6	1	89	49
6	56	5	61	3	0	64	63
7	65	2	67	1	1	69	57
8	23	1	24	2	0	26	32
9	91	3	94	7	2	103	66
10	23	1	24	5	1	30	31
11	28	0	28	2	0	30	32
12	34	0	34	6	4	44	52
TOTALS:	679	31	710	47	12	769	618

COMMUNITY ARSON STATISTICS

Staten Island:

CB#	1993 OCCUPIED BUILDING ARSON	1993 VACANT BUILDING ARSON	1993 TOTAL STRUCTURAL ARSON	1993 AUTO & TRANSIT ARSON	1993 OTHER ARSON	1993 TOTAL ARSON	1993 NOT INVEST. CASES
1	70	11	81	48	5	134	27
2	19	6	25	58	0	83	19
3	19	6	25	85	4	114	18
TOTALS:	108	23	131	191	9	331	64

COMMUNITY ARSON STATISTICS

BROOKLYN:

CB#	1993	1993	1993	1993	1993	1993	1993
	OCCUPIED BUILDING ARSON	VACANT BUILDING ARSON	TOTAL STRUCTURAL ARSON	AUTO & TRANSIT ARSON	NOT OTHER ARSON	TOTAL ARSON	INVEST. CASES
1	74	14	88	55	2	145	49
2	37	7	44	12	2	58	32
3	119	20	139	9	0	148	73
4	58	8	66	27	1	94	36
5	112	30	142	33	2	177	78
6	35	4	39	24	0	63	21
7	25	1	26	32	3	61	12
8	45	3	48	2	0	50	29
9	25	0	25	4	0	29	26
10	19	1	20	30	1	51	11
11	21	2	23	55	1	79	16
12	11	3	14	34	4	52	14
13	52	4	56	29	0	85	19
14	44	2	46	8	1	55	25
15	38	5	43	74	4	121	21
16	74	8	82	5	4	91	42
17	31	2	33	5	3	41	32
18	28	1	29	38	7	74	35
TOTALS:	848	115	963	476	35	1474	571

COMMUNITY ARSON STATISTICS

QUEENS:

GB#	1993	1993	1993	1993	1993	1993	1993
	OCCUPIED BUILDING ARSON	VACANT BUILDING ARSON	TOTAL STRUCTURAL ARSON	AUTO & TRANSIT ARSON	OTHER ARSON	TOTAL ARSON	NOT INVEST. CASES
1	42	2	44	5	1	50	63
2	12	3	15	8	0	23	46
3	28	0	28	4	0	32	29
4	24	2	26	7	0	33	46
5	21	1	22	22	1	45	47
6	17	1	18	3	2	23	25
7	25	1	26	16	1	43	54
8	17	0	17	4	1	22	23
9	32	1	33	17	1	51	53
10	20	3	23	13	1	37	62
11	15	1	16	11	1	28	20
12	86	20	106	16	1	123	95
13	22	2	24	7	3	34	68
14	58	5	63	8	1	72	38
TOTALS: 419	42	461	141	14	616	669	

AUTO & TRANSIT ARSON BY COMMUNITY BOARD RANKING

CB#	1993 OCCUPIED BUILDING ARSON	1993 VACANT BUILDING ARSON	1993 TOTAL STRUCTURAL ARSON	1993 AUTO & TRANSIT ARSON	1993 OTHER ARSON	1993 TOTAL ARSON	1993 NOT INVESTIGATED CASES
503	19	6	25	85	4	114	18
315	38	5	43	74	4	121	21
502	19	6	25	58	0	83	19
301	74	14	88	55	2	145	49
311	21	2	23	55	1	79	16
501	70	11	81	48	5	134	27
318	28	1	29	38	7	74	35
312	11	3	14	34	4	52	14
305	112	30	142	33	2	177	78
307	25	1	26	32	3	61	12
310	19	1	20	30	1	51	11
313	52	4	56	29	0	85	19
304	58	8	66	27	1	94	36
306	35	4	39	24	0	63	21
405	21	1	22	22	1	45	47
409	32	1	33	17	1	51	53
407	25	1	26	16	1	43	54
412	86	20	106	16	1	123	95
410	20	3	23	13	1	37	62
302	37	7	44	12	2	58	32
411	15	1	16	11	1	28	20
103	72	2	74	10	2	86	29
303	119	20	139	9	0	148	73
402	12	3	15	8	0	23	46
112	56	2	58	8	3	69	47
202	28	2	30	8	2	40	38
314	44	2	46	8	1	55	25
414	58	5	63	8	1	72	38
404	24	2	26	7	0	33	46
413	22	2	24	7	3	34	68
209	91	3	94	7	2	103	66
212	34	0	34	6	4	44	52
205	81	1	82	6	1	89	49
204	85	5	90	5	1	96	64
210	23	1	34	5	1	30	31
316	74	8	82	5	4	91	42
317	31	2	33	5	3	41	32
401	42	2	44	5	1	50	63
408	17	0	17	4	1	22	23
309	25	0	25	4	0	29	26
104	31	1	32	4	0	36	17
403	28	0	28	4	0	32	29
206	56	5	61	3	0	64	63
406	17	1	18	3	2	23	25

AUTO AND TRANSIT ARSON BY COMMUNITY BOARD RANKING

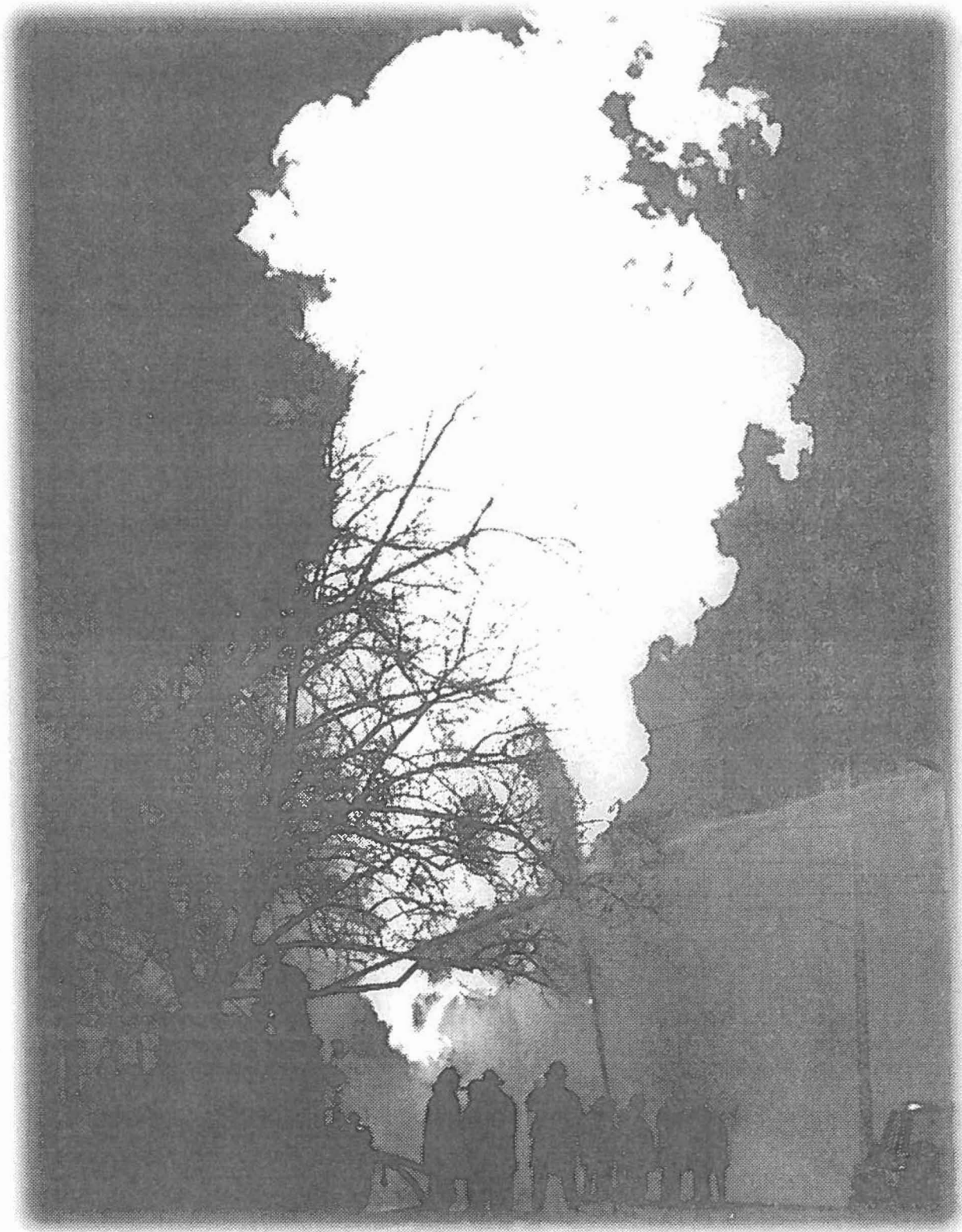
CB#	1993 OCCUPIED BUILDING ARSON	1993 VACANT BUILDING. ARSON	1993 TOTAL STRUCTURAL ARSON	1993 AUTO & TRANSIT ARSON	1993 OTHER ARSON	1993 TOTAL ARSON	1993 NOT INVEST. CASES
105	33	1	34	2	0	36	23
308	45	3	48	2	0	50	29
208	23	1	24	2	0	26	32
211	28	0	28	2	0	30	32
101	17	1	18	2	0	20	13
106	26	0	26	1	0	27	13
207	65	2	67	1	1	69	57
111	132	2	134	1	0	135	72
201	108	6	114	1	0	115	76
109	43	2	45	1	2	48	47
203	57	5	62	1	0	63	57
102	15	3	18	0	1	19	16
107	37	0	37	0	0	37	40
108	23	0	23	0	0	23	27
110	97	10	107	0	0	107	74

TOTAL STRUCTURAL ARSON BY COMMUNITY BOARD RANKING

CB#	1993 OCCUPIED BUILDING ARSON	1993 VACANT BUILDING ARSON	1993 TOTAL STRUCTURAL ARSON	1993 AUTO & TRANSIT ARSON	1993 OTHER ARSON	1993 TOTAL ARSON
305	112	30	142	33		
303	119	20	139	9	2	177
301	74	14	88	55	0	148
111	132	2	134	1	2	145
501	70	11	81	48	0	135
412	86	20	106	16	5	134
315	38	5	43	74	1	123
201	108	6	114	1	4	121
503	19	6	25	85	0	115
110	97	10	107	0	4	114
209	91	3	94	0	0	107
204	85	5	90	7	2	103
304	58	8	66	5	1	96
316	74	8	82	27	1	94
205	81	1	82	5	4	91
103	72	1	74	6	1	89
313	72	2	74	10	2	86
502	52	4	56	29	0	85
311	19	6	25	58	0	83
318	21	2	23	55	1	79
414	28	1	29	38	7	74
207	58	5	63	8	1	72
112	65	2	67	1	1	69
206	56	2	58	8	3	69
203	56	5	61	3	0	64
306	57	5	62	1	0	63
307	35	4	39	24	0	63
302	25	1	26	32	3	61
314	37	7	44	12	2	58
312	44	2	46	8	1	55
409	11	3	14	34	4	52
310	32	1	33	17	1	51
308	19	1	20	30	1	51
401	45	3	48	2	0	50
407	42	2	44	5	1	50
109	43	2	45	1	2	48
405	21	1	22	22	1	45
212	34	0	34	6	4	44
407	25	1	22	16	1	43
317	31	2	33	5	3	41
202	28	2	30	8	2	40
410	20	3	23	13	1	37
107	37	0	37	0	0	37
105	33	1	34	2	0	36
104	31	1	32	4	0	36
413	22	2	24	7	3	34
404	24	2	26	7	0	33
403	28	0	28	4	0	32

TOTAL STRUCTURAL ARSON BY COMMUNITY BOARD RANKING

1993 NOT ESTIMATED CASES	CB#	1993 OCCUPIED BUILDING ARSON	1993 VACANT BUILDING ARSON	1993 TOTAL STRUCTURAL ARSON	1993 AUTO & TRANSIT ARSON	1993 OTHER ARSON	1993 TOTAL ARSON	1993 NOT INVEST. CASES
78								
73								
49	210	23	1	24	5	1	30	31
72	211	28	0	28	2	0	30	32
27	309	25	0	25	4	0	29	26
95	411	15	1	16	11	1	28	20
21	106	26	0	26	1	0	27	13
76	208	23	1	24	2	0	26	32
18	406	17	1	18	3	2	23	25
74	108	23	0	23	0	0	23	27
66	402	12	3	15	8	0	23	46
64	408	17	0	17	4	1	22	23
36	101	17	1	18	2	0	20	13
42	102	15	3	18	0	1	19	16
49								
29								
19								
19								
16								
35								
38								
57								
47								
63								
57								
21								
12								
32								
25								
14								
53								
11								
29								
63								
47								
47								
52								
54								
32								
38								
52								
4								
23								
17								
38								
16								
19								



NEW YORK POLICE DEPARTMENT ARSON AND EXPLOSION SQUAD

The Arson and Explosion Squad is part of the Special Investigations Division and is located in Police Headquarters, One Police Plaza. The Squad consists of one (1) lieutenant, one (1) Sergeant, 11 Investigators and one (1) Police Administrative Aid.

The successful investigation of arson and explosions requires specialized training, technical expertise and extensive investigative experience. In this respect, members of the Arson and Explosion Squad are acknowledged experts in the analysis and investigation of arson and explosion cases.

The types of cases investigated

by the Arson and Explosion Squad include:

A. All incidents involving explosive devices, including the sale of explosives, found explosives and persons in possession of an explosive device.

B. Arson resulting in serious physical injury to Police Officers or Fire Fighters.

C. Arson in religious or other sensitive locations or arson that receive substantial media attention.

D. Arson resulting in substantial damage to commercial property.

E. Arson resulting in damage to Police Department Property.

F. Suspected arson-for-profit cases.

G. Pattern cased in which the same individual or group is suspected of committing multiple arson.

H. Any arson designated as "Arson Major-Case" by the Chief of Detectives.

The Arson and Explosion Squad is also available to provide technical expertise, information and assistance to Precinct Detective Squads during the investigation of homicides involving an arson or explosion.

The Squad maintains a liaison with the New York City Fire Department Bureau of Fire Investigation's Fire Marshals and with other local, state and

federal law enforcement agencies.

The bombing of the World Trade Center was undoubtedly the most extraordinary case in the history of the New York Police Department. The Arson and Explosion Squad was intricately involved in both the physical search for evidence and the investigatory aspects of this mammoth undertaking. However, since this was a terrorist incident, the actual case responsibility was assigned to the Joint Terrorist Task Force, which is composed of New York City Detectives assigned to the Special Investigation Division and Federal Bureau of Investigation (FBI) agents. Due to the ongoing trails in federal court, another case will be used to illustrate the

work of the Arson and Explosion Squad.

In October of 1993, the Arson and Explosion Squad initiated a joint investigation with the Bureau of Alcohol, Tobacco and Firearms (ATF) into the illegal sale and possession of explosives and firearms. This classic example of a clandestine undercover operation was successful mainly due to the spirit of cooperation exemplified by the agencies involved.

Through the use of a confidential source, an undercover was introduced to our first subject. After gaining his confidence, the undercover negotiated the purchase and delivery of three pipe bombs. Covert surveillance techniques were utilized in conjunction with sophisti-

cated electronic monitoring devices to document every aspect of the investigation. These surveillance's became critically important as the er refused to introduce the undercover to the actual maker. The investigators tenacity was rewarded when they tailed the subject to the bomb maker's residence and subsequently identified him through police department records. The sale was completed when the subject, with one other co-conspirator, delivered three pipe bombs to the undercover in exchange for \$4,500.00.

A second transaction for the purchase of additional pipe bombs was negotiated and delivery scheduled for November 5, 1993. After

monitoring
t every
igation.
s became
t as the
duce the
actual bu
igalors
rded wh
ject to
vidence an
tified his
partment
e was con
subject.
e-conspir
pipe bomb
n exchange
ction for
tional pap
tiated and
led for
993. After

firming the new sale of explo-
sives, the first two subjects
were arrested. Shortly there-
after, members of the Arson
and Explosion Squad and
members of the Bureau of
Alcohol, Tobacco and Firearms
executed a search warrant at
the home of the bomb maker.
The search uncovered a virtual
weapons warehouse. The
seized cache included three
improvised explosive devices,
one hand grenade, assorted
material suitable for the con-
struction of bombs, twenty
three hand guns (some with
serial numbers removed) eight
shotguns/rifles, four silencers,
assorted ammunition, several
pounds of marijuana and over
\$4,000.00 in U.S. currency.
The investigation culminated
with the weapons seizure and
the arrest of the bomb maker

and his father, who also
resided at that location. They
and the first two subjects were
subsequently indicted on a
variety of weapons and drug
related charges.

The assigned case officers
from the Arson and Explosion
Squad were Detective Frank
Finley and Detective Victor
Maldonado with agents Jerry
Raffa and Bruce Laundis of
ATF.



ARSON INFORMATION MANAGEMENT SYSTEM

Arson Information Management System (A.I.M.S.)

is a computer based system of the Fire Department of New York City that collects, organizes and disseminates data need in the analysis, management, and reduction of arson related incidents. The A.I.M.S. network, fully operational since the spring of 1988, provides a city-wide arson database, serving eight user agencies located at twenty three (23) remote locations. Member agencies include the Fire and Police Departments, District Attorney, Department of Housing Preservation and Development, Finance, Human Resources Administration, the Criminal Justice Coordinator, and the New York State Office of Fire Prevention and Control.

Access to available data is determined based upon each agency's particular needs.

The system's extensive database is comprised of several data sources, provided by the following agencies:

FIRE DEPARTMENT - All Bureau of Fire Investigation (B.F.I.) Fire and Incident Reports since 1986 are recorded. These reports include incident information, cause and origin, ownership, occupancy and administrative data.

All Fire Department Structural Fire Reports from 1979 to present. These reports capture incident data, alarm information, casualties, ignition and extinguishment factors. All Fire Department Burn

Notification Reports as mandated by New York State. In this database extensive burn victim and incident information including contributory factors and comments are collected for analysis and inquiry.

In addition, A.I.M.S. produces detailed management reports for B.F.I. in an effort to efficiently collect, manage, and analyze arson data and respond to management indicator needs.

POLICE DEPARTMENT - Detailed information on all Arson and Arson Related arrests from the On Line Booking System (O.L.B.S.). Data concerning arrest information, complaint data, defendant information and other pertinent data is captured.

FINANCE - General data on addresses, ownership and assess valuation of all tax lots in the City. Information concerning sales, deeds, dates, purchase prices, mortgagees and grantor/grantee is also available.

H.P.D. (Housing Preservation and Development) - Detailed records on all multiple dwellings. This information includes managing agents, corporate officers, code violations, tenant complaints, emergency repairs, and financial reports.

D.G.S. (Department of General Services) - Extensive geographical information providing tax block and

lots, building classifications, and community districts.

N.Y.S. DIVISION OF PAROLE - A monthly updated list of all individuals currently on parole, information provided includes basic pedigree data, addresses, release dates, crimes of conviction and parole officer data.

N.Y.S. DEPARTMENT OF INSURANCE - The Property Insurance Loss Registry (P.I.L.R.) includes all fire insurance claims (excluding autos) in New York City for one thousand (\$1000) dollars or more. Data concerning policy and additional parties can also be accessed.

Under New York State

Insurance Law Section 3415, a computerized file has been created in which the insurer must contact B.F.I. regarding fire claims. If the incident has been classified as incendiary, the insurer shall require the insured to submit a supplementary claim form. This form lists individual names and addresses of parties with an interest of five (5%) percent or more in the claim.

DEPARTMENT OF FINANCE

The mission of the Department of Finance (DOF) is to administer the New York City tax laws in an equitable and efficient manner. The collection of revenues enables New York City to provide necessary services to the public.

In order to accomplish this mission, DOF:

Educates the public as to its rights and responsibilities, in order to achieve the highest level of voluntary compliance.

Enforces the law to the fullest extent possible in the areas of non-compliance.

Provides assistance and services in response to requests from the public for information, including maintaining

accurate public records.

Protects the confidentiality of tax returns and return information.

The Department executes its mission in a way that maintains public confidence in the integrity of the Department and in its employees.

The Fire Insurance Proceeds Law provides that when an owner, whose property has been structurally damaged by fire, owes real estate taxes or other property related charges outstanding for one year or more, DOF may file a claim against fire insurance proceeds for the property. The Department's claim takes precedence over all other claims except those filed by

mortgagees.

Insurance companies doing business in New York City notify DOF in writing when fire loss claims are filed for policies which insure the interest of the property owner, except where the claim is for a one or two family home, and demand written notice from DOF as to whether there are outstanding charges one year old or older levied against the damaged property. The Special Programs Unit is responsible for filing the claims, in the form of Certificates of Special Lien, on behalf of the Department. During Fiscal Year 1993, the Department responded to 1,754 demand letters.

When the insurer submits pay

ment to DOF in response to such a lien, the proceeds are held in an escrow account for 45 days before being applied to pay the tax arrears. This allows the owner an opportunity to apply to the Department to have the proceeds released for the purpose of repairing the fire damage.

If the owner requires the insurance proceeds in order to restore the fire damaged prop-

erty, an affidavit, together with evidence of the cost of the repairs must be submitted to the Special Programs Unit for review. If the evidence is satisfactory, the Department of Housing Preservation and Development (HPD) will inspect the premises and determine whether the damage has been repaired properly.

Upon notification from HPD that the property has been restored, DOF will release the

proceeds up the amount required for the repairs.

The following chart summaries DOF activities over the past 10 Fiscal years relating to the filing of Certificates of Special Lien.

Fiscal Year	No. Liens Issued	Dollar Value of Liens	No. Liens Paid	Dollar Value Paid
1984	691	\$50,000,000	354	\$ 1,600,000
1985	638	21,112,602	365	4,110,344
1986	629	16,737,000	673	10,939,000
1987	382	9,789,000	489	7,924,000
1988	340	14,458,263	331	10,267,226
1989	402	14,649,438	474	8,793,788
1990	323	23,724,277	156	2,699,729
1991	380	43,137,471	241	19,996,940
1992	342	19,150,262	259	3,773,917
1993	378	24,858,377	314	5,562,122
TOTALS	4,505	237,625,690	3,656	75,667,066

MISSION STATEMENT FOR HPD's DIVISION OF DEMOLITION AND SEALING

HPD's Division of Demolition and Sealing (DDS) is responsible for demolition and sealing of vacant buildings which have fallen into disrepair and thus threaten the health and safety of the public. These buildings may be privately or city owned and either residential or commercially utilized structures.

In addition to such responsibilities, DDS also provides land clearing services for development of new properties throughout the City.

MONTHLY SEALING ACTIVITY REPORT BY COMMUNITY BOARD

CB#	MANHATTAN		BRONX		BRKLYN		QUEENS		RICHMOND	
	MON.	YTD	MON.	YTD	MON.	YTD	MON.	YTD.	MON.	YTD
1 BLDGS	0	0	1	13	0	8	0	11	3	20
COST	\$0	\$0	\$ 700	\$23,082	\$0	\$9,808	\$0	\$5,151	\$1,100	\$12,349
2 BLDGS	0	0	2	13	0	13	0	3	0	2
COST	\$0	\$0	\$1,700	\$21,938	\$0	\$ 5,618	\$0	\$2,018	\$0	\$ 1,905
3 BLDGS	0	8	2	26	4	102	0	6	2	5
COST	\$0	\$13,211	\$8,536	\$55,754	\$2,759	\$69,697	0	\$9,302	\$1,570	\$ 2,270
4 BLDGS	0	4	3	16	3	28	0	2		
COST	\$0	\$12,895	\$2,758	\$27,870	\$1,070	\$35,508	0	\$5,020		
5 BLDGS	0	0	0	12	3	48	1	2		
COST	\$0	\$0	\$0	\$15,247	\$1,319	\$39,793	\$2,024	\$3,819		
6 BLDGS	0	0	1	6	1	11	0	1		
COST	\$0	\$0	\$900	\$ 6,396	\$2,835	\$ 6,779	\$0	\$2,097		
7 BLDGS	0	2	0	3	1	8	1	3		
COST	\$0	\$ 1,320	\$0	\$ 2,825	\$200	\$4,556	\$1,190	\$2,930		
8 BLDGS	0	0	0	0	3	49	0	3		
COST	\$0	\$0	\$0	\$ 0	\$1,457	\$42,924	\$0	\$5,717		
9 BLDGS	4	33	0	3	0	5	0	3		
COST	\$2,291	\$35,664	\$0	\$ 6,446	\$0	\$ 3,660	\$0	\$1,520		
10 BLDGS	6	124	0	0	0	3	0	4		
COST	\$7,831	\$173,691	\$0	\$0	\$0	\$ 1,878	\$0	\$3,924		
11 BLDGS	1	37	0	2	0	0	0	1		
COST	\$350	\$ 36,283	\$0	\$ 2,775	\$0	\$0	\$0	\$1,600		
12 BLDGS	1	4	1	8	0	4	2	33		
COST	\$400	\$3,120	\$1,210	\$ 8,226	\$0	\$2,379	\$440	\$30,341		
13 BLDGS					1	2	0	4		
COST					\$1,530	\$2,190	\$0	\$ 3,906		
14 BLDGS					0	3	0	13		
COST					\$0	\$1,135	\$0	\$11,393		
15 BLDGS						2	3			
COST						\$1,450	\$1,950			
16 BLDGS						3	33			
COST						\$961	\$26,166			
17 BLDGS						1	9			
COST						\$100	\$ 7,561			
18 BLDGS						0	1			
COST						\$0	\$130			
TTL BLDGS	12	212	10	102	22	330	4	89	5	27
COST	\$10,872	\$276,184	\$15,804	\$170,559	\$13,681	\$261,732	\$3,654	\$88,738	\$2,670	\$16,524

	MONTH	YTD
CITYWIDE	BLDGS	
	COST	
	53	760
	\$46,681	\$813,737

MONTHLY DEMOLITION ACTIVITY REPORT BY COMMUNITY BOARD

CB#	MANHATTAN		BRONX		BROOKLYN		QUEENS		RICHMOND	
	MON.	YTD	MON.	YTD	MON.	YTD	MON.	YTD	MON.	YTD
1 BLDGS	0	2	0	11	2	7	0	0	0	12
COST	\$0	\$44,900	\$0	\$1,303,311	\$28,300	\$137,423	\$0	\$0	\$0	\$269,621
2 BLDGS	0	1	0	3	1	12	0	1	0	29
COST	\$0	\$ 9,069	\$0	\$153,229	\$ 3,850	\$375,669	\$0	\$368,369	\$0	\$177,241
3 BLDGS	0	2	1	13	3	75	0	1	1	2
COST	\$0	\$135,394	\$22,000	\$749,477	\$34,380	\$1,403,704	\$0	\$4,000	\$9,111	\$ 25,611
4 BLDGS	0	2	0	2	1	13	0	2		
COST	\$0	\$182,222	\$0	\$377,200	\$ 9,700	\$192,938	\$0	\$32,000		
5 BLDGS	0	0	1	5	8	12	0	0		
COST	\$0	\$0	\$23,369	\$121,307	\$0	\$197,929	\$0	\$0		
6 BLDGS	0	0	0	3	0	3	0	0		
COST	\$0	\$0	\$0	\$61,569	\$0	\$134,333	\$0	\$0		
7 BLDGS	0	0	0	0	1	3	0	0		
COST	\$0	\$0	\$0	\$0	\$14,868	\$76,868	\$0	\$0		
8 BLDGS	0	0	0	1	0	6	0	5		
COST	\$0	\$0	\$0	\$39,000	\$0	\$ 196,131	\$0	\$48,830		
9 BLDGS	0	2	0	0	0	0	0	0		
COST	\$0	\$ 57,738	\$0	\$0	\$0	\$0	\$0	\$0		
10 BLDGS	2	22	0	0	0	0	0	1		
COST	\$141,845	\$771,218	\$0	\$0	\$0	\$0	\$0	\$15,011		
11 BLDGS	0	15	2	3	0	0	0	0		
COST	\$0	\$417,406	\$35,900	\$45,600	\$0	\$0	\$0	\$0		
12 BLDGS	0	4	0	3	0	10	17	0		
COST	\$0	\$199,019	\$0	\$53,169	\$0	\$16,907	\$0	\$275,172		
13 BLDGS					0	0	1	0	0	
COST					\$0	\$22,000	\$0	\$0	\$0	
14 BLDGS					0	0	0	7		
COST					\$0	\$0	\$0	\$0	\$ 79,234	
15 BLDGS					0	0				
COST					\$0	\$0				
16 BLDGS					0	10				
COST					\$0	\$156,710				
17 BLDGS					0	0				
COST					\$0	\$0				
18 BLDGS					0	1				
COST					\$0	\$ 12,000				
TTL BLDGS	2	50	4	44	8	144	0	34	1	43
	\$141,845	\$1,816,966	\$81,269	\$2,903,862	\$91,098	\$2,922,612	\$0	\$822,616	\$9,111	\$472,481
			CITYWIDE	BLDGS	MONTH	YTD				
				COST	15	315				
					\$323,323	\$8,938,537				

MONTHLY LAND CLEARING ACTIVITY REPORT BY COMMUNITY BOARD

CB#	MANHATTAN		BRONX		BROOKLYN		QUEENS		RICHMOND		MON.
	MON.	YTD	MON.	YTD	MON.	YTD	MON.	YTD	MON.	YTD	
1 BLDGS	0	0	0	2	3	7	0	0	0	0	0
COST	\$0	\$0	\$0	\$42,125	\$44,041	\$70,641	\$0	\$0	\$0	\$0	\$0
2 BLDGS	0	0	0	3	0	3	0	2	0	0	0
COST	\$0	\$0	\$0	\$142,111	\$0	\$253,200	\$0	\$6,500	\$0	\$0	\$0
3 BLDGS	0	0	2	3	0	3	0	0	0	0	0
COST	\$0	\$0	\$87,002	\$148,302	\$0	\$335,776	\$0	\$0	\$0	\$0	\$0
4 BLDGS	0	0	0	0	0	0	0	0	0	0	0
COST	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
5 BLDGS	0	0	0	0	0	0	0	0	0	0	0
COST	\$0	\$0	\$0	\$22,769	\$0	\$0	\$0	\$0	\$0	\$0	\$0
6 BLDGS	0	0	1	5	0	5	0	0	0	0	0
COST	\$0	\$0	\$31,000	\$144,100	\$0	\$36,044	\$0	\$0	\$0	\$0	\$0
7 BLDGS	0	0	0	0	0	0	0	0	0	0	0
COST	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
8 BLDGS	0	0	0	0	0	0	0	0	0	0	0
COST	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
9 BLDGS	0	0	0	0	0	0	0	0	0	0	0
COST	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
10 BLDGS	0	0	0	0	0	0	0	4	0	0	0
COST	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$21,520	\$0	\$0	\$0
11 BLDGS 1	2	0	0	0	0	0	0	0	0	0	0
COST	\$215,000	\$280,200	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
12 BLDGS	0	0	0	0	0	0	0	18	0	0	0
COST	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$105,351	\$0	\$0	\$0
13 BLDGS				0	0	0	0	0	0	0	0
COST				\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
14 BLDGS				0	0	0	0	0	0	0	0
COST				\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
15 BLDGS				0	0	0	0	0	0	0	0
COST				\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
16 BLDGS				4	8	0	0	0	0	0	0
COST				\$52,125	\$184,824	\$0	\$0	\$0	\$0	\$0	\$0
17 BLDGS				0	0	0	0	0	0	0	0
COST				\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
18 BLDGS				0	0	0	0	0	0	0	0
COST				\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
TTL BLDGS	1	2	3	15	7	26	0	24	0	0	0
COST	\$215,000	\$280,200	\$118,002	\$499,407	\$96,166	\$880,485	\$0	\$133,371	\$0	\$0	\$0
				BLDGS	MONTH	YTD					
				CITYWIDE COST	11	67					
					\$429,168	\$1,793,463					

DEPARTMENT OF HOUSING PRESERVATION AND DEVELOPMENT NARCOTICS CONTROL UNIT

As has been stated many times before, there are numerous causes of arson fires. In the last few years drug activity in apartment buildings is one of the factors that can be used to identify an "arson prone" building. Utilizing a multi-agency approach as part of a Weed and Seed designed project in the Mott Haven community, HPD's Narcotics Control Unit (NCU) played an important role in identifying drug infested buildings, treating them, and reducing the risk of arson.

The Narcotics Control Unit has extended its services to four private landlords in the Mott Haven community. These are major owners along the 138th Street, 139th Street and 141st

Street corridors, with holdings on adjoining streets as well. They were approached after buildings which they manage were identified as the most active narcotics trafficking spots within the target area.

NCU utilized a variety of sources to uncover narcotics activity in the subject buildings. This included frequent interaction with the building managers, numerous on-site inspections to become physically familiar with the properties, and occupancy surveys to determine who actually occupies each apartment. NCU

gathered intelligence regarding on-going narcotics trafficking through our own observations and by developing informants. It is not uncommon for our frequent presence at buildings to

provide openings for individual tenants to talk to us secretly about drug dealers. We forwarded all the information received to appropriate units within the New York Police Department. NCU reviewed all narcotics arrests within the area to identify any possible eviction cases. Cases were recommended to building management where appropriate, after matching occupancy information with arrests. We also shared specific recommendations with management regarding physical conditions in the buildings which foster narcotics trafficking.

In total, nineteen locations in eleven different buildings were referred in full detail to the NYPD. Sixteen apartments were referred for eviction

based on arrests which had been linked to apartment occupants. NCU also conducted trespass actions at four locations, regaining control of areas previously utilized by the drug traffickers. These included two apartments and the basements of two buildings. Following the trespass actions NCU deliberately interceded at the scene on behalf of the landlord in order to direct the drug dealers' anger away from the landlord.

Highlights of NCU's involvement include our response to a call by one of the landlords whose maintenance mechanics had been threatened when they attempted to seal four obsolete dumbwaiters. NCU went to the building on its own and confronted the drug deal-

ers. We explained directly that the work in the basement would definitely be done, and further explained that the drug dealers would not stop it. Several days later the work was performed. NCU interceded, utilizing its own staff in place of management, we arranged for a police presence, and accompanied outside contractors while the dumbwaiters were sealed. In the course of this activity the basement was thoroughly searched and then secured. Evidence in the form of drug packaging and paraphernalia, plus a mirror and pulley arrangement in one dumbwaiter revealed that the basement had been the site of significant drug activity. A brutal reminder of the extent of violence formerly at this location

was located in one of the basement's interior rooms—the door to the room had fifty bullet holes in it. There is no drug trafficking at this building any longer.

Another accomplishment was the abatement of a major, long-established open air drug market. For years the intersection of St. Anns Avenue and East 139th Street was notorious as a heroin sales spot. The sales took place in an old derelict park at the corner. The sales also occurred in some open lots on the block, lots which had been covered with makeshift structures in which drugs were stashed. These lots are also where the notorious Calderone cartel reputedly exacted its revenge on its competitors, and where

sellers escaped during raids. The solution to this problem seemed elusive, but perhaps it was not as complicated as had been presumed. In early April, NCU decided to coordinate six agencies: Housing Preservation and Development, Division on Real Property, Homeless Services, Sanitation, the Police Department and the ASPCA to demolish all structures on the lots, clean those lots and fence them. The operation lasted for an entire week, significantly changing activities on the block while making a permanent change in the block's landscape. The old derelict park is now securely fenced, and is scheduled to be developed as a neighborhood park later this year. The other lots were also fenced and will be developed by Nehemiah

Housing in the near future.

Perhaps NCU's most significant achievement has been the establishment of a viable relationship between the NYPD and one of the area's largest landlords. For years drug activity had flourished in a major Mott Haven housing development consisting of thirty eight buildings. During this time, management and the NYPD were not able to establish communication at an effective level. In reality, there was hardly any communication at all. Most importantly, information regarding narcotics trafficking was not being reported in any detail to those officers best able to address the problem—the Narcotics Division.

Commencing several months

ago, a series of meetings was held, including a meeting at the landlord's out of state corporate headquarters, to outline just what kind of information and response was needed to address the ongoing activity. Now, information is flowing, NCU has conducted numerous site visits at all hours and all days of the week and has become thoroughly familiar with the properties. Occupancy surveys have been conducted at key buildings and compared with tenant rosters. The police have made numerous arrests. Also, after consultation with NCU about various legal strategies to pursue, eviction cases have been commenced and a number of the targeted households have been vacated.

Narcotics Control Unit staff have worked in over fifty buildings and focused on approximately twenty-five locations in the Mott Haven community. The promise of the further use of NCU's techniques plus the lessons which we have been able to share with the land

lords and their building managers clearly suggest further improvement is on its way. Through the efforts of NCU and other city agencies we have been able to significantly alleviate drug activity and reduce the threat of arson.

**DEPARTMENT OF HOMELESS SERVICES
HUMAN RESOURCES ADMINISTRATION
DEPARTMENT OF HOUSING PRESERVATION AND DEVELOPMENT**

The Department of Homeless Services (DHS), the Human Resources Administration (HRA), the Department of Housing Preservation (HPD), and the American Red Cross in Greater New York work cooperatively to provide immediate shelter and social services to families made homeless as a result of fire.

DHS through its contract with the American Red Cross provides immediate shelter and emergency food and clothing to fire victims. DHS's Homeless Emergency Referral Operation (HERO) provides 24 hour vacancy resource should additional space be required. Also, the Homeless Hotline is equipped to respond to inquiries from callers made

homeless at night and on weekends due to fire.

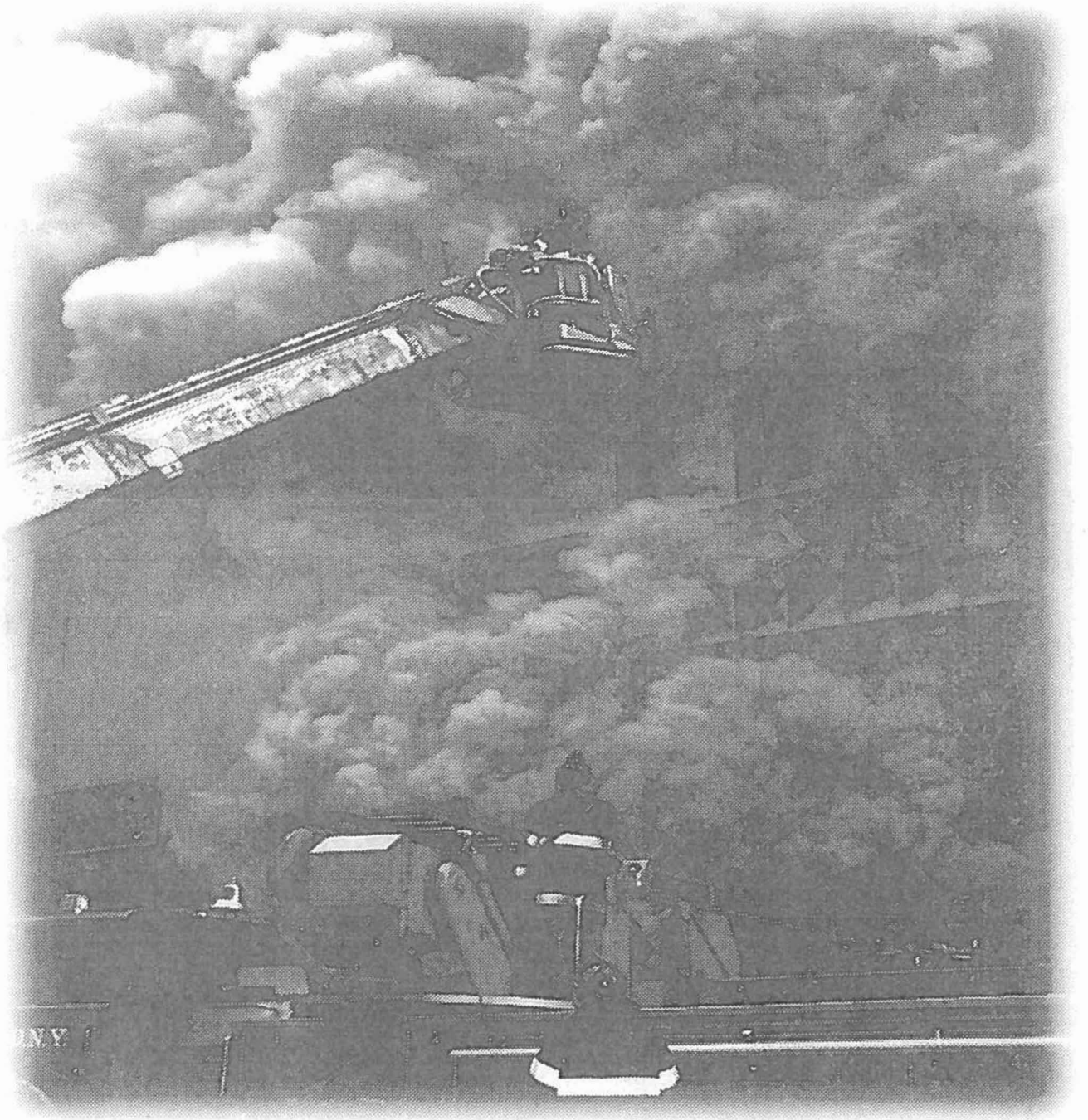
HPD contracts with not-for-profit shelters to provide transitional housing for fire victims and assists families and individuals in relocating to permanent housing.

Fire victims may request public assistance funds for the replacement of fire damaged clothing and furniture. HRA's Office of Information, Liaison, and Adjustment clears requests for such replacements through the Bureau of Fire Investigation. If the fire marshal's investigation reports an arson related fire, the applicant must meet with the fire marshal's office before replacement fund are allocated. In 1993, 1,043 fire cases were

cleared through HRA. A total of 27 were identified as the result of arson and replacement funds were denied. Additionally, 67 of the non-arson related fires were determined to have been set by children.

All agencies involved will maintain the same services to people displaced by fire. It is not anticipated that these services will be affected by budget cuts.

ARREST DATA



MANHATTAN ARREST DATA BY COMMUNITY BOARD

CB	ARSON	WARRENT	MFA	NFR	FR	Z ASS.	P ASS.
1	0	5	0	3	0	1	0
2	7	9	0	1	0	1	0
3	3	4	0	3	0	2	0
4	5	2	0	0	1	0	0
5	1	7	0	4	1	0	0
6	1	3	2	0	0	0	1
7	4	0	2	0	2	2	0
8	2	3	3	0	0	0	0
9	5	1	0	1	1	0	2
10	16	0	0	3	0	8	1
11	11	0	0	1	0	3	1
12	4	9	0	6	2	3	1
Totals:	59	43	7	22	7	20	6

BRONX ARREST DATA BY COMMUNITY BOARD

CB	ARSON	WARRANT	MFA	NFR	FR	Z ASS.	P ASS.
1	5	4	1	1	1	2	2
2	4	2	0	2	0	8	0
3	4	1	0	1	2	2	1
4	3	3	3	2	3	4	0
5	12	3	0	0	3	1	2
6	6	4	2	1	3	1	1
7	5	1	2	1	2	1	3
8	1	0	0	0	1	2	0
9	14	3	1	1	2	2	1
10	3	0	0	0	1	1	1
11	2	0	1	0	2	1	3
12	11	1	0	0	0	4	2
Totals:	70	22	10	9	20	29	16

BROOKLYN ARREST DATA BY COMMUNITY BOARD

CB	ARSON	WARRENT	MFA	NFR	FR	Z ASS	P ASS
1	6	0	1	2	3	3	0
2	8	0	1	4	0	1	0
3	17	0	0	2	2	9	0
4	5	0	3	0	2	0	1
5	7	0	1	0	1	7	0
6	5	0	1	2	2	0	0
7	2	1	0	0	0	1	0
8	4	0	0	0	4	0	0
9	2	0	0	3	2	1	0
10	2	0	0	0	2	0	0
11	1	0	0	1	3	1	0
12	1	0	0	1	1	1	0
13	3	0	1	0	1	7	0
14	2	0	3	1	1	0	0
15	1	0	2	0	3	0	2
16	4	0	1	2	0	7	1
17	7	1	0	0	0	4	0
18	3	0	2	0	0	1	0
Totals:	80	2	16	18	27	43	4

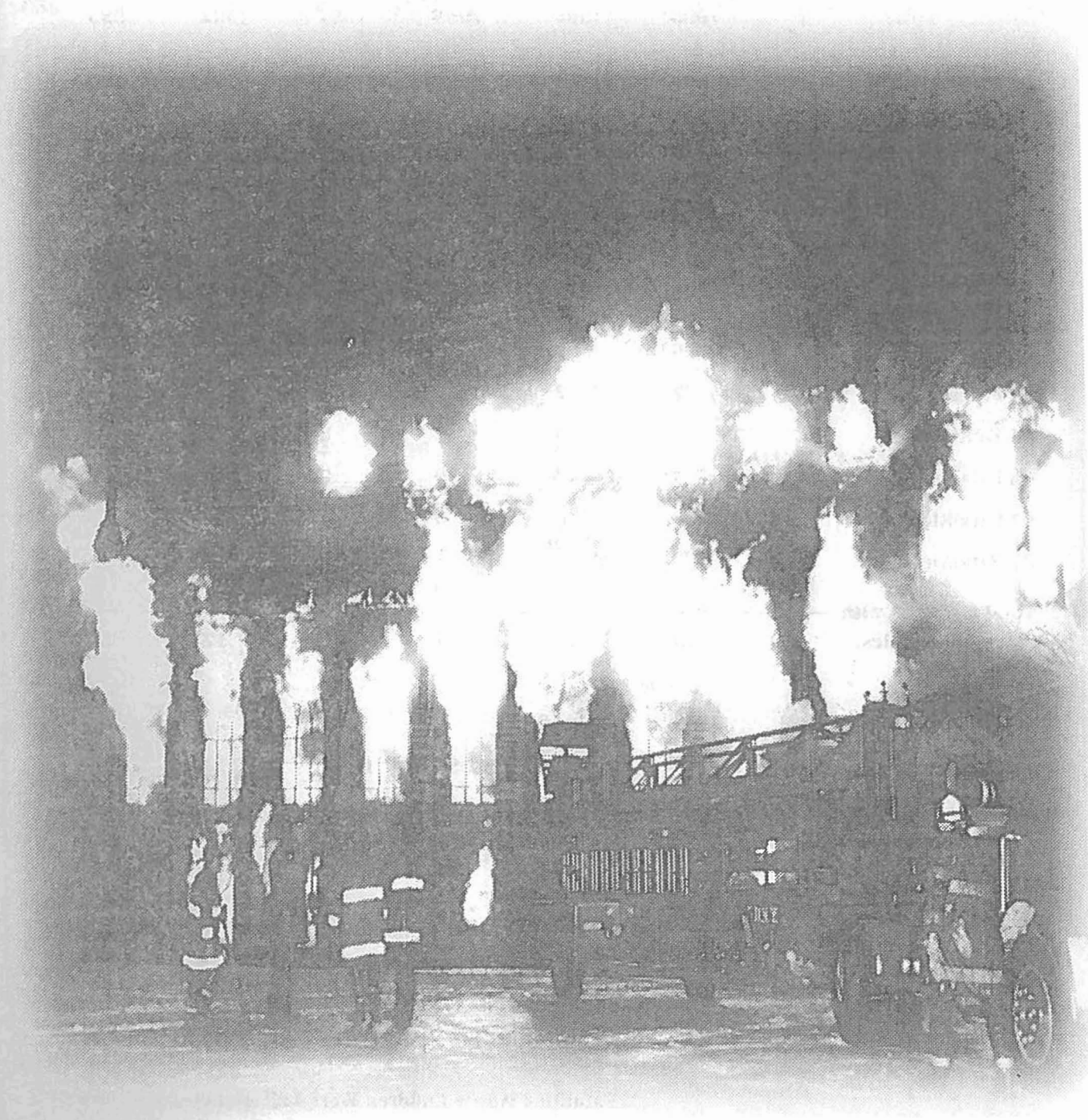
QUEENS ARREST DATA BY COMMUNITY BOARD

CB	ARSON	WARRENT	MFA	NFR	FR	Z ASS.	P ASS.
1	3	7	1	0	2	1	0
2	5	4	2	0	0	2	0
3	1	3	1	1	1	0	1
4	2	3	4	0	0	2	1
5	1	2	1	0	3	0	0
6	1	2	1	0	0	0	2
7	6	1	0	0	1	0	0
8	1	0	0	0	2	0	0
9	0	0	0	0	1	3	0
10	2	1	0	0	1	0	0
11	1	0	3	1	2	0	0
12	15	4	4	3	3	2	2
13	3	1	0	1	1	5	0
14	8	0	0	1	0	2	2
Totals:	49	28	17	7	17	17	8

STATEN ISLAND ARREST DATA BY COMMUNITY BOARD

CB	ARSON	WARRENT	MFA	NFR	FR	Z ASS.	P ASS.
1	6	0	0	2	1	6	0
2	4	0	0	0	0	1	1
3	3	0	0	0	3	0	1
Totals:	13	0	0	2	4	7	2

FATAL FIRE AND BURN INJURIES



FATAL FIRE INCIDENTS

TOTAL INCIDENTS INVOLVING FATAL FIRES

	1988	1989	1990	1991	1992	1993
TOTAL INCIDENTS:	196	203	154	136	144	134
NUMBER OF FATALITIES:	229	246	*276	187	164	161

* Note -87 deaths are from one incident, the Happy Land Social Club fire.

INCIDENTS WITH MULTIPLE FATALITIES

	1988	1989	1990	1991	1992	1993
02 Fatalities	10	23	17	14	8	7
03 Fatalities	6	7	3	6	2	4
04 Fatalities	2	2	1	1	1	0
05 Fatalities	0	0	2	3	0	0
06 Fatalities	1	0	0	2	1	1
07 Fatalities	0	0	0	0	0	0
87 Fatalities	0	0	1	0	0	0
Total incidents with multiple fatalities:	19	32	24	26	12	12

	1988	1989	1990	1991	1992	1993
Total incidents with single fatalities:	177	171	130	110	132	129

Fatalities Where Alcohol Was Contributory:

1986	1987	1988	1989	1990	1991	1992	1993
26	21	15	16	115	16	13	11

Fatalities Where Children Were Left Alone:

1986	1987	1988	1989	1990	1991	1992	1993
6	2	6	7	6	4	11	2

CIVILIAN FIRE DEATHS BY COMMUNITY BOARD

BROOKLYN				
CB#	1990	1991	1992	1993
1	1	4	3	4
2	10	7	3	2
3	3	8	10	3
4	6	7	2	5
5	7	2	3	5
6	3	5	2	1
7	2	1	3	2
8	10	2	2	1
9	2	1	5	1
10	2	10	1	5
11	0	1	2	2
12	2	0	2	5
13	5	0	2	0
14	2	5	1	1
15	1	0	0	1
16	3	2	6	3
17	4	0	5	2
18	1	4	2	5
TOTAL	64	59	54	50

BRONX				
CB#	1990	1991	1992	1993
1	3	2	3	1
2	0	7	1	0
3	0	0	4	4
4	3	2	1	3
5	3	1	3	2
6	91	2	1	1
7	7	7	2	3
8	0	2	1	0
9	0	5	3	2
10	8	7	1	1
11	1	3	3	2
12	3	2	4	2
TOTAL	121	40	26	21

QUEENS				
CB#	1990	1991	1992	1993
1	1	5	6	4
2	1	0	0	0
3	1	2	3	6
4	2	1	0	1
5	3	0	2	1
6	1	2	2	0
7	2	4	5	1
8	3	4	0	4
9	4	8	1	4
10	3	3	2	4
11	0	2	1	0
12	9	22	10	7
13	7	2	1	4
14	1	3	5	4
TOTAL	38	58	38	43

MANHATTAN				
CB#	1990	1991	1992	1993
1	0	1	1	6
2	4	0	1	1
3	4	1	4	2
4	4	2	1	1
5	2	1	2	1
6	1	4	3	2
7	7	2	3	3
8	5	1	3	2
9	0	3	5	3
10	9	5	1	8
11	5	5	6	7
12	8	2	9	9
TOTAL	49	27	39	45

STATEN ISLAND				
CB#	1990	1991	1992	1993
1	2	3	2	1
2	0	0	4	1
3	2	0	1	0
TOTAL	4	3	7	2

FIRE RELATED DEATHS MONTHLY

	1988	1989	1990	1991	1992	1993
JANUARY	33	31	22	13	11	23
FEBRUARY	22	41	15	33	18	24
MARCH	20	24	112	17	24	14
APRIL	28	21	11	24	14	9
MAY	14	23	5	11	19	17
JUNE	12	15	15	11	8	13
JULY	17	7	16	10	10	8
AUGUST	15	13	7	7	12	12
SEPTEMBER	12	8	8	16	3	5
OCTOBER	15	10	11	16	10	15
NOVEMBER	23	21	14	17	16	9
DECEMBER	18	32	40	12	19	12
TOTAL	229	246	276	187	164	161

BURNS BY AGE GROUP

MANHATTAN				
AGE GROUP	NUMBER OF INJURIES	PERCENT		
< 1 YEARS	5	1.9		
1 OR 2 YEARS	26	10.1		
2 OR 4 YEARS	8	3.1		
5 TO 9 YEARS	9	3.5		
19 TO 14 YEARS	11	4.3		
15 TO 19 YEARS	11	4.3		
20 TO 24 YEARS	19	7.4		
25 TO 29 YEARS	24	9.3		
30 TO 34 YEARS	30	11.6		
35 TO 39 YEARS	24	9.3		
40 TO 44 YEARS	17	6.6		
45 TO 54 YEARS	49	11.2		
55 TO 64 YEARS	10	3.9		
65 TO 79 YEARS	16	6.2		
OVER 79 YEARS	10	3.9		
NOT REPORTED	9	3.5		
<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 50%;">TOTAL INJURIES</td> <td style="width: 50%; text-align: center;">258</td> </tr> </table>			TOTAL INJURIES	258
TOTAL INJURIES	258			

BURNS BY AGE GROUP

BRONX				
AGE GROUP	NUMBER OF INJURIES	PERCENT		
< 1 YEARS	13	7.4		
1 OR 2 YEARS	37	21.1		
3 OR 4 YEARS	15	8.6		
5 TO 9 YEARS	18	10.3		
10 TO 14 YEARS	9	5.1		
15 TO 19 YEARS	3	1.7		
20 TO 24 YEARS	6	3.4		
25 TO 29 YEARS	15	8.6		
30 TO 34 YEARS	12	6.9		
35 TO 39 YEARS	8	4.6		
40 TO 44 YEARS	6	3.4		
45 TO 54 YEARS	10	5.7		
55 TO 64 YEARS	7	4.0		
65 TO 79 YEARS	7	4.0		
OVER 79 YEARS	6	3.4		
NOT REPORTED	3	1.7		
<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 40%;">TOTAL INJURIES</td> <td style="text-align: center;">175</td> </tr> </table>			TOTAL INJURIES	175
TOTAL INJURIES	175			

BURNS BY AGE GROUP

G. C. HALE
 PATENT BROOKLYN N.Y.
 No. 428,002. Patented May 20, 1899.

AGE GROUP	NUMBER OF INJURIES	PERCENT
< 1 YEARS	40	6.7
1 OR 2 YEARS	122	20.5
3 OR 4 YEARS	29	4.9
5 TO 9 YEARS	36	6.1
10 TO 14 YEARS	22	3.7
15 TO 19 YEARS	34	5.7
20 TO 24 YEARS	32	5.4
25 TO 29 YEARS	51	8.6
30 TO 34 YEARS	48	8.1
35 TO 39 YEARS	31	5.2
40 TO 44 YEARS	31	5.2
45 TO 54 YEARS	45	7.6
55 TO 64 YEARS	29	4.9
65 TO 79 YEARS	18	3.0
OVER 79 YEARS	16	2.7
NOT REPORTED	11	1.8
TOTAL INJURIES	595	

*Note the
 soda-acid
 chemical
 engine
 tank*

WITNESSES
Henry B. ...
John ...

INVENTOR
George C. Hale
 BY *William ...*
 Attorney

BURNS BY AGE GROUP

QUEENS				
AGE GROUP	NUMBER OF INJURIES	PERCENT		
< 1 YEARS	43	6.7		
1 OR 2 YEARS	131	20.4		
3 OR 4 YEARS	26	4.0		
5 TO 9 YEARS	28	4.4		
10 TO 14 YEARS	18	2.8		
15 TO 19 YEARS	35	5.4		
20 TO 24 YEARS	39	6.1		
25 TO 29 YEARS	49	7.6		
30 TO 34 YEARS	40	6.2		
35 TO 39 YEARS	50	7.8		
40 TO 44 YEARS	43	6.7		
45 TO 54 YEARS	54	8.4		
55 TO 64 YEARS	23	3.6		
65 TO 79 YEARS	29	4.5		
OVER 79 YEARS	19	3.0		
NOT REPORTED	16	2.5		
<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="text-align: left;">TOTAL INJURIES</td> <td style="text-align: center;">643</td> </tr> </table>			TOTAL INJURIES	643
TOTAL INJURIES	643			

BURNS BY AGE GROUP

STATEN ISLAND				
AGE GROUP	NUMBER OF PERCENT	INJURIES		
< 1 YEARS	4	3.3		
1 OR 2 YEARS	13	10.6		
3 OR 4 YEARS	5	4.1		
5 TO 9 YEARS	7	5.7		
10 TO 14 YEARS	6	4.9		
15 TO 19 YEARS	9	7.3		
20 TO 24 YEARS	15	12.2		
25 TO 29 YEARS	12	9.8		
30 TO 34 YEARS	17	13.8		
35 TO 39 YEARS	7	5.7		
40 TO 44 YEARS	5	4.1		
45 TO 54 YEARS	8	6.5		
55 TO 64 YEARS	4	3.3		
65 TO 79 YEARS	9	7.3		
OVER 79 YEARS	2	1.6		
NOT REPORTED	0	0		
<table style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 50%;">TOTAL INJURIES</td> <td style="text-align: center;">123</td> </tr> </table>			TOTAL INJURIES	123
TOTAL INJURIES	123			

BURN INJURY BY CAUSE

MANHATTAN		
CAUSE	NUMBER	PERCENT
CHEMICAL	10	3.9
CONTACT HOT OBJECT	25	9.7
COOKING	33	12.8
ELECTRICAL	16	6.2
EXPLOSIVE	5	1.9
FIREWORKS	4	1.6
FLAMMABLE LIQUIDS	8	3.1
GAS/VAPOR EXPLOSION	9	3.5
HOT LIQUIDS	82	31.9
OTHER OPEN FLAME	13	5.1
OUTSIDE FIRES	3	1.2
RADIATION	0	0
STEAM	16	6.2
STRUCTURE FIRE	28	10.9
SUNBURN	0	0
VEHICLE FIRE	2	.8
NOT REPORTED	3	1.2
TOTAL	257	

BURN INJURY BY CAUSE

BRONX COUNTY

CAUSE	NUMBER	PERCENT
CHEMICAL	3	1.7
CONTACT HOT OBJECT	22	12.6
COOKING	15	8.6
ELECTRICAL	4	2.3
EXPLOSIVE	1	.6
FIREWORKS	2	1.1
FLAMMABLE LIQUIDS	15	8.6
GAS/VAPOR EXPLOSION	4	2.3
HOT LIQUID	73	41.7
OTHER OPEN FLAME	5	2.9
OUTSIDE FIRES	1	.6
RADIATION	1	.6
STEAM	7	4.0
STRUCTURE FIRE	14	8.0
SUNBURN	2	1.1
VEHICLE FIRE	1	.6
NOT REPORTED	5	2.9
TOTAL	175	

BURN INJURY BY CAUSE

CHEMICAL	27	4.5
CONTACT HOT OBJECT	38	6.4
COOKING	77	12.9
ELECTRICAL	18	3.0
EXPLOSIVE	1	.2
FIREWORKS	18	3.0
FLAMMABLE LIQUIDS	37	6.2
GAS/VAPOR EXPLOSION	13	2.2
HOT LIQUIDS	234	39.3
OTHER OPEN FLAME	18	3.0
OUTSIDE FIRES	0	0.0
RADIATION	2	.3
STEAM	19	3.2
STRUCTURE FIRE	66	11.1
SUNBURN	4	.7
VEHICLE FIRE	4	.7
NOT REPORTED	19	3.2
TOTAL	595	

BURN INJURY BY CAUSE

QUEENS		
CAUSE	NUMBER	PERCENT
CHEMICAL	39	6.1%
CONTACT HOT OBJECT	58	9.0
COOKING	83	12.9
ELECTRICAL	28	4.4
EXPLOSIVE	2	.3
FIREWORKS	18	2.8
FLAMMABLE LIQUIDS	20	3.1
GAS/VAPOR EXPLOSION	10	1.6
HOT LIQUID	259	40.3
OTHER OPEN FLAME	23	3.6
OUTSIDE FIRES	0	0
RADIATION	0	0
STEAM	16	2.5
STRUCTURE FIRE	58	9.0
SUNBURN	9	1.4
VEHICLE FIRE	7	1.1
NOT REPORTED	13	2.0
TOTAL	643	

BURN INJURY BY CAUSE

STATEN ISLAND

CAUSE	NUMBER	PERCENT
CHEMICAL	3	2.4%
CONTACT HOT OBJECT	19	15.4
COOKING	21	17.1
ELECTRICAL	6	4.9
EXPLOSIVE	1	.8
FIREWORKS	4	3.3
FLAMMABLE LIQUIDS	4	3.3
GAS/VAPOR EXPLOSION	3	2.4
HOT LIQUID	41	33.3
OTHER OPEN FLAME	4	3.3
OUTSIDE FIRES	0	0
RADIATION	0	0
STEAM	4	3.3
STRUCTURE FIRE	5	4.1
SURNBURN	4	3.3
VEHICLE FIRE	0	0
NOT REPORTED	4	3.3
TOTAL	123	

COMMUNITY ACTIVITIES



RIDGEWOOD BUSHWICK SENIOR CITIZENS COUNCIL, INC

During the past few years we have seen an alarming increase in the number of buildings which are being abandoned in our neighborhood. This trend in abandonment is not unlike that of the late 1970's and early 1980's when arson took its highest toll throughout the city. As we continue to address the housing problems which cultivate a climate in which arson can be prevalent, we are finding it necessary for tenants and community organizations to take control of buildings which are being abandoned by landlords. We have found that organizing tenants associations and coordinating resources from various agencies has enabled us to save many buildings in our neigh-

borhood. And from the point of view of fire and arson prevention, our ability to intervene and access funds for maintenance of essential services such as heat and hot water, and for rehabilitation is critical to fire safety.

Our housing stock is comprised of primarily small woodframed row houses of 8 units and under. However, there are some larger 1940's buildings that both time and neglect have left vulnerable to the destructive force of fire. Old wiring, faulty plumbing, rusted fire escapes, rotted beams and broken down boilers are all factors which contribute directly to the risk of fire in a building. Our organizing work is therefore directed to discourage the temptation

to commit arson and to those violations which potentially cause an fire. With the rise in fire insurance rates and the cost of rent we have had to deal with buildings for long periods of time, but due to the extensive involvement of the Council we have also been able to accomplish more.

For example: In November 1990, the owner of a two unit building on 125th Street was hit by a car and went into a coma. He never recovered. The owner had to order oil or gas bills, services determined. Since the cold weather was approaching several matters in hand were called the City for assistance in maintaining heat and water services. The

il arson and
lations which
ly cause as
h the rise in
e have had to
ldings for lease
me, but due to
ve involvement
n able to acco

mple: In Nov
he owner of a
t building on
was hit by a car
to a coma from
er recovered
order oil or pay
services deterior
he cold weather
ching several
atters in hand
the City for ass
taining heat and
services. The off

Housing Preservation and
Development (HPD) arranged
for oil to be delivered through
their Emergency Repair
Program. The local HPD
Neighborhood Preservation
Program (NPP) office contact-
ed Fire/Arson staff to assist
the tenants to organize. F/A
staff assisted the tenants to
form a tenants association and
to open a bank account to
deposit rents. They used their
rent account to maintain the
heat/hot water, and electric
service in the building.
Additionally there had been a
fire in one of apartments sev-
eral years ago and the landlord
never repaired the damage,
and it remained empty.
Several other apartments had
been left vacant and the
remaining occupied apart-
ments had been neglected for

years and were showing signs
of wear.
The tenants managed the
building for months and in the
Spring of 1991 the owner's
brother was appointed by the
court to be the conservator of
the property. The Conservator
showed very little interest in
the building or the tenants,
and indicated that he wanted
to sell the building. As they
had been managing the build-
ing for almost one year the
tenants association indicated
an interest in buying the prop-
erty.
Fire/Arson staff approached
workers from the Community
Service Society's (CSS)
Ownership Transfer Project
about the possibility of enter-
ing this building into their pro-
gram. After an initial assess-

ment, several meetings with
the tenants, and a review of
the work needed, the building
was included in the project.
CSS staff entered into negotia-
tions with the Conservator on
behalf of the tenants.
Simultaneously the tenants
association worked with an
attorney from Brooklyn Legal
Services to initiate a Housing
Court Action for the appoint-
ment of a 7A Administrator. In
December 1991 the 7A case
was heard in Brooklyn Housing
Court. On that same day the
Conservator and the tenants
entered into a Contract of
Sale. The Court then appointed
a 7A Administrator to manage
the building until the sale was
final.
In the months that followed
work was done to secure a

Participation Loan from the City and Chase Bank for over a million dollars for the purchase and rehabilitation of the building. After a long struggle to incorporate the tenant's association into a Housing Development Fund Corporation, secure the loan, develop the scope of work that was needed, chose a contractor, the closing took place in July of 1993.

During that time the tenants continued to work closely with the 7A Administrator to manage the building and provide some repair work. The building Superintendent was an important part of the team by maintaining the boiler to provide heat and hot water and very importantly keeping the vacant apartments secured.

The building is now undergoing rehab and the scope of work addresses many fire related issues: apartments are being brought up to all current New York City building codes requirements of fire proofing and fire stopping, ie. the addition of mineral wall along the perimeters and between apartments in kitchen and bathroom areas, which stops the spread of smoke and fire for one hour. All apartments are getting a Fire Department approved fire safety gate which will be installed at the fire escape window. The tenants also insisted on extensive wiring work with the inclusion of extra outlets to accommodate the electrical usage throughout the building, and special outlets have been installed in each apartment to accommo-

date the use of air conditioners. In addition hard line smoke detectors are connected directly to the electrical system, all apartments have individual circuit breakers and new electrical boxes have been installed in the basement. New pipes and plumbing fixtures are also being installed. Through the State Weatherization Program a boiler has been installed and tenants will not need to use space heaters) along with double pane windows. All apartments are also receiving new metal fire proof doors. While the time that Fire Department staff spent with this building was extensive, the building is now comfortable and safe and is a model for other tenant associations and landlords.

the use of air conditioning
In addition hard hat
ce detectors are
tly to the electrical
all apartments
l circuit breakers
electrical boxes
led in the basement
pipes and plumbing
are also being
gh the State
erization Program
has been installed
ill not need to
s) along with
indows. All
o receiving new
of doors.
he time that
ent with this
ensive, the
nfortable and
el for other
ions and land



LOS SURES

Southside United Housing Development Fund

As in past years Los Sures' work of organizing tenants while providing awareness education, information and advocacy has increased neighborhood stability in the Southside of Williamsburg. This year, we believe our efforts have been especially effective in preventing fires, both accidental and intentional. We have helped tenants identify potential arson/fire conditions so that they can take preventative steps to avoid them. These strategies include documenting complaints by obtaining inspections; negotiating with landlords when appropriate; using the Housing Court system to enforce the Housing Code (through HP and 7A cases); and holding rent strikes when necessary. Some

specific examples of our activities are as follows:

At 273 South 2nd Street (10 units), tenants were complaining of conditions such as leaks, lack of security and general neglect. We helped them form a list of complaints which was presented at a meeting with the landlord. He promised to begin repairs immediately and so the tenants agreed to give him two months to show good faith before taking any action. After this time, however, the tenants were not satisfied with the progress of the repairs, and voted to go on a rent strike. Meanwhile, prospective buyers began to visit the building and the tenants decided to warn speculators by putting a sign made out of a sheet on the front fire escape

of the building stating, "RENT STRIKE, BUYER BEWARE". This angered the owner who removed the sign and turned off the boiler. We helped the tenants contact Community Patrol Officers from the 90th Precinct who visited the building while the sign was replaced and made sure the boiler was turned on. After this incident, the owner did begin some substantial repair work, but a small electrical fire occurred where unlicensed workers had been replacing some worn wiring. Fortunately, there was little damage, but we encouraged the owner to use licensed electricians in the future and he has promised to do so. It seems that this minor fire alerted him to the possibility of losing his property. He now

has begun repairs in earnest and the tenants are beginning to see improvements. We will continue to help monitor the situation. The unity and perseverance of the tenants has shown results.

The tenants of 355 South 4th Street (20 units) were in fear of the landlord, who when they complained about conditions, would threaten them, and harass them with statements such as, "If you don't like it, move." The tenants agreed that the best way to deal with the problems in the building, was to organize a united tenant association and begin a rent strike. We helped obtain a lawyer from Brooklyn Legal Services to begin an HP case in Housing Court. In addition, we contacted the Community

Patrol Officer, and explained the landlord's threatening remarks. The Officer spoke to the owner by phone, who denied making the statements/threats, but since then has made no more. Repairs are now going forward according to the court agreement.

376 Keap Street (42 units) came to us with many complaints. Though the building entrance was secure, the apartments were in terrible condition. We sent a list of complaints to the mortgagee bank, who sent a representative to visit the building and shortly thereafter foreclosure proceedings were initiated, and completed within a few weeks. The bank was very concerned about its investment. Since the mortgage pay-

ments were being made regularly they had previously failed to check on the building's condition and long-term neglect had been the rule. The benefit for the tenants is that the building is now getting attention. A receiver has been appointed to take charge of management. The strong association is continuing its HP action in Housing Court and the rent strike, to insure that repairs are forthcoming.

Residents of 100 Broadway & 381 Berry Street (60 units), two large corner buildings which have the same owner, came to us regarding Department of Housing and Community Renewal (DHCR) rent increase notices they had received. After visiting the building, meeting with the ten

ants, and explaining their rights, we realized that there were many general conditions as well as apartment complaints which had to be considered before rent increases should be granted. There was a complete lack of security—front door locks broken, no lighting in the vestibule. In addition to the elevator always broken, yards full of garbage, trash compactors always full and open, causing rat infestation throughout the buildings. Tenants listed all of these complaints as well as those in their individual apartments on the DHCR answer forms and within one week repairs began. Security has improved dramatically and tenants are working hard to maintain it.

Another important activity was

making periodic Fire/Arson follow-up presentations at tenant association and tenant cooperative meetings. We use Fire Department literature to instruct tenants about the importance of fire safety practices in the home, as well as the need for working smoke alarms.

We surveyed the community to document the many location of garbage dumping. Vacant lots throughout the Southside were filled with debris, causing fire and health hazards. Several lots were so full, that debris was spilling out onto the sidewalks and the streets. A list of the sites was presented to elected officials, representatives of the Fire, Police and Sanitation Departments, as well as the Community Board,

This resulted in some lots being cleaned, but none of the lots were fenced, unfortunately garbage is quickly accumulating again. This is an ongoing issue.

Los Sures' quarterly bi-lingual newsletter was published throughout the year with pertinent housing and neighborhood topics. Each issue also contained information on fire/arson prevention.

We continued with our youth program, Southside Smokebusters. Bi-weekly training sessions were held in fire and arson prevention, often using current events regarding these issues. The groups consists of 12 young people aged 6-14.

Fund-raising raffles and cake sales have made trips and parties possible throughout the year.

Our weekly meeting with Community Patrol officers from the 90th Precinct have been particularly productive this year. The current Sergeant is enthusiastic and interested in our activities and in working to rid the community of continuing serious crime problems (drugs and burglaries).

Tenants from a building experiencing overwhelming drug traffic problems have attended these meetings regularly to give information which has led to several arrests. Also, the officers attend tenant meetings and provide safety tips, explain various Police Department initiatives such as Block Watcher and Drug Buster programs, listen to residents concerns and work with them to resolve problems.

ST. NICHOLAS NEIGHBORHOOD PRESERVATION CORPORATION

In the 1970's the St. Nicholas target area was hit with a wave of devastating arson fires. The economic recession, a downturn in the real estate market, and cuts in city services led to disinvestment and abandonment, all of which contributed to the rash of fires. We have been seeing these conditions again. Add to the economics, deteriorated housing, vacant buildings and lots, lack of awareness of the causes of arson, isolation, fear among tenants, in addition to drug use and trafficking, and you once again have the conditions which provide a fertile environment for arson.

Adding urgency to the work is the devastating impact of arson in occupied buildings on families who, because of the

continuing shortage of housing are almost automatically homeless or living in substandard conditions after a fire. This situation is particularly critical in North Brooklyn which is one of the poorest communities in the state and also has some of the oldest housing stock in the city, including many "old-law" tenements and multi-family frame buildings. Additionally there is a very high demand for apartments, which is fueled by large numbers of recent immigrants.

An example of this impact is the case of Diana M., and her family. They were, along with several dozen other families burned out, when a fire of unknown origin, ripped through eight frame buildings

on Huron Street, just after Easter. The apartment where Diana, her husband and two children lived for more than ten years, was gutted by the fire and they were forced to move into a tiny studio apartment at twice the rent they had been paying. Her landlord is attempting to keep her from returning to her old apartment (to which she has a legal right). With the help of anti-arson project organizers, she is currently in court, to force her landlord to repair her apartment and restore the family to occupancy.

The program continues to use a variety of successful strategies including organizing, research, advocacy, education, and vigilance, in our anti-arson efforts. St. Nicholas

together with its partners in the North Brooklyn Anti-Arson Project have used these strategies over the last eight years, as well as developing several new initiatives in response to changing conditions in the neighborhood.

ORGANIZING

A major focus of our work continues to be organizing tenants and providing technical support to tenants associations in more than thirty buildings. These buildings all share common traits, they have been deprived of essential services, have a large number of serious violations or tenants have experienced harassment by the landlord. Our organizing efforts have proven to be one of the most successful strategies for reducing arson risk.

By upgrading and stabilizing a building we attempt to arrest the cycle of deterioration and abandonment in which arson or the threat of arson flourishes. An important element in the strategy's effectiveness has been St. Nicholas Anti-Arson Project's ability to provide long-term follow-up and support to tenants in at risk buildings.

We have continued to work with two clusters of abandoned/at risk buildings (St. Nicholas Parish, Stagg/Scholes St.) each of which includes four to six buildings, as well as individual buildings elsewhere and have targeted an additional cluster of buildings on Morgan Ave. for work in the coming quarter. If mediation between the landlord and ten-

ants does not succeed in negotiating a solution and achieving better conditions, we assist the tenants to take further steps to assure their legal rights and correct the conditions which create a potential for arson.

The two clusters of buildings offer examples of the success of differing strategies in stemming the cycle of disinvestment and abandonment which can lead to arson. In the St. Nicholas Parish area, we were working with four multi-family buildings which had been foreclosed and abandoned, and without services from either the owner or mortgagee. In each case, the tenants formed an association and used their rent money to provide emergency services and repairs

which kept the buildings from deteriorating further until new landlords purchased the buildings at auction. In three of the four cases (the fourth is still in progress) the tenants were able to work with anti-arson project organizers to negotiate agreements with the new landlords to provide repairs and new leases. Four buildings which might otherwise have been abandoned shells or empty lots were maintained as a both affordable housing for tenants and viable tax-paying structures.

The Stagg/Scholes Street area, a six block area south of Grand Street was devastated by arson fires in the 1970's and early 80's. The eight buildings targeted by the project in this area, are old law tenements

which were at risk not only from poor maintenance by their landlords but from drug use and traffic in the buildings and adjacent vacant lots. Most of the buildings continued to be so seriously at risk (due to lack of repairs, security and/or services) that tenants have had to assume management of the buildings, with the help of St. Nicholas, and have requested the appointment of a 7A administrator.

One building has been rehabilitated through the City's Alternative Management Program and is being sold to the tenants as a low income cooperative, and four others are in the Alternative Management Program pipeline. Two others are being managed and rehabilitated

through the 7A program. Several of the buildings have been foreclosed and in two of these, the tenants are now negotiating to buy the buildings directly from the mortgagees through the Ownership Transfer Program. Tenants in these building are joining with St. Nicholas not only to preserve their own homes but to stabilize and improve a blighted area.

RESEARCH AND ADVOCACY

The 7A program and other strategies to deal with tenant managed building have become increasingly important due to the increased numbers of abandoned and foreclosed buildings and decreased city resources. In the past year, St. Nicholas has been working

the 7A program with other community groups
of the buildings make these strategies more
closed and useful and effective. We con-
tenants are tinue to work with the com-
g to buy the mittee of the City-Wide Task
ly from the force on Housing Court, which
ough the we have co-convened to identi-
rogram. They and suggest solutions to
ing are joint problems with the 7A
not only Administration Program and
own homes work with the Department of
I improve Housing Preservation and
Development (HPD) to imple-
ment them. We also continued
AND to work with the newly formed
Ad-Hoc Task Force on
Foreclosures, convened by the
Community Services Society,
to work with other community
groups, legal services
providers and representatives
of the banking community to
develop alternative strategies
for the large numbers of fore-
closures.

We continued to develop our
strategy of working with HPD
and Brooklyn Legal Services
and other groups to make legal
strategies for dealing with at-
risk buildings more effective in
the face of the continuing risk
of abandonment and neglect of
buildings, combined with
diminished private and govern-
ment resources. We worked
with Los Sures on proposals to
be included in the Enterprise
Community Proposal to HUD,
targeting code enforcement
and arson prevention in-at-risk
buildings. We also continued
to work with the Task-Force on
City-owned Properties to
develop a survey and organiz-
ing techniques for city-owned
buildings in Brooklyn.
St. Nicholas' computerized
databases, initially designed to

help identify and target arson-
prone buildings or areas, con-
tinues to be an important tool.
These data bases are used to
document problems and
trends, as well as violations
and fire data and help in the
development of new anti-arson
strategies.

EDUCATION AND VIGILANCE

St. Nicholas' monthly commu-
nity newspaper Greenline,
remains a major educational
vehicle for the Project. It car-
rys information on anti-arson
strategies, community meet-
ings, and organizing efforts to
its 11,000 readers throughout
North Brooklyn in both English
and Spanish. Articles range
from informational graphics on
fire prevention to articles on
successful arson prevention
strategies such as sealing an

abandoned building, working with Community Policing officers or solving utility problems.

Our Crimewatch program continues to be an important element in our anti-arson effort. As the Community Policing effort in our area has expanded the Crimewatch program has focused its limited resources on improving the effectiveness of blockwatch coordination with CPOP and other police programs and targeting problem areas.

A particular focus continues to be the six block area South of Grand Street. We have focused on the related risks of drug dealing, dumping in vacant lots, vandalism and shooting incidents involving youth

gangs, in addition to several fires caused by youths.

Education and organizing activities continued to paired together. Youth from the Stagg and Scholes Street buildings and their parents were encouraged to participate in after-school programs, a mother's group was formed and sports activities for young people offers alternatives to "hanging out" and causing trouble. Both groups are also offered education on fire and arson prevention and the use of smoke detectors.



PEOPLE'S FIREHOUSE

The People's Firehouse has an eighteen year history of service to the north Brooklyn community. During this time, programs have been developed in fire/arson prevention and education, tenant advocacy, landlord outreach, housing renovation/management homeless assistance, youth training/employment, weatherization, water front/industrial development and commercial revitalization. Five new tenant associations were organized during 1993 at Astral Gardens, 69 Green Street, 14 Clifford Place, 150 Galyer Street and 411 Manhattan Avenue. Outreach staff held twenty-seven meetings with existing associations. Anti-arson and fire prevention training was provided as part of these out-

reach efforts. Our assistance enabled tenants to successfully negotiate with their landlords to solve maintenance, repair and heating problems and obtain building improvements and prevent displacement.

A walk-in service provides immediate assistance to address housing problems.

During 1993 over three hundred north Brooklyn residents were aided. Through word of mouth, forums, workshops, neighborhood referrals, advertisements, announcements and articles in the People's Firehouse Bulletin, tenants and landlords were informed of the People's Firehouse Housing Assistance Programs.

Direct counseling and support assistance encompasses:

- Tenant organizing, eviction prevention and homeless assistance.

- Referral of low-income residents to legal and social services.

- Registering code violation and heat complaints.

- Advocating on behalf of tenants in housing court.

- Providing information on HPD programs and tenants rights and responsibilities under the Housing Code and Fair Housing Laws.

Property owners receive information about their rights and responsibilities under the Housing Code and Fair

izing, evic-
d homeless

w-income
nd social

code viola-
laints.

n behalf of
court.

ormation
nd tenants
ilities
ode and

ceive infor-
ights and
er the
air

Housing Laws. They are also provided with assistance on; loan availability for building-wide improvements, zoning variances, building code violations, proper management procedures and voluntary repair agreements. We work closely with HPD, DHCR, Metropolitan Council on Housing, Community Training and Resource Center, Partnership for the Homeless, Office on Aging and Brooklyn Legal Services. During 1993 the People's Firehouse sponsored five technical assistance workshops for tenants and property owners. These activities are important not only to stabilize the housing stock but also have a direct effect on reducing the numbers of accidental and arson fires.

With many neighborhood residents speaking only Spanish or Polish, the Firehouse staff provides multi-lingual translations and explanations. Whenever possible, printed literature is written in English, Polish, and Spanish. Over 1,200 Eastern European and Latino immigrants have relocated to Northside Williamsburg and Greenpoint over the past year. This has substantially increased the numbers of non-English speaking, low-income residents who are particularly vulnerable to homelessness, arson and fire.

New housing construction and rehabilitation of existing buildings is an important component of our community development and fire prevention services. The People's

Firehouse is the sponsor and manager for the Monsignor Alexius A Jaska Hall development, a HUD Section 202 elderly housing project, containing six-four new units. In addition, we provide administrative and support services for Northside Terraces, which consists of fifty-seven units of moderate income housing for first-time homeowners.

A ten-unit battered women's shelter has been developed by the People's Firehouse and the Victim Services Agency (VSA). We are providing management assistance while the VSA delivers social services to shelter residents. The Firehouse is also giving technical assistance to an eleven-unit homesteading project that was started in 1989. This "sweat

equity" project at 64 Havemeyer Street is scheduled for completion by the occupants this year.

The People's Firehouse offers a Weatherization Assistance Program which funds window and heating plant replacement, smoke detector installation and other energy efficiency and fire safety building improvements. Assistance is provided to tenants, landlords and cooperative owners. A total of twelve buildings containing 156 units were improved in 1993.

A variety of arson and fire prevention literature is distributed to tenants, landlords, workers and businesses directly and through the North Brooklyn Anti-Arson Coalition.

This includes our Arson and Fire Prevention Programs, as well as the United States Fire Administration's Safe at Home: Do's and Don'ts, Lady Blaze and a variety of New York State Department of State, Office of Fire Prevention and Control brochures. Lady Blaze was developed by the Mayor's Arson Strike Force and provides vital information on the safe use of space heaters, stoves and other appliances. We also use the Arson Prevention and Reporting Index, developed by the Arson Strike Force. The Index describes a variety of conditions which alert's building owners and community organizers of the potential of arson in multi-unit residential buildings.

The People's Firehouse target area includes significant numbers of industrial, commercial and retail businesses, as well as a large number of underutilized and partially abandoned industrial waterfront sites. We are developing strategies to improve commercial property security and sanitation by working closely with Northside Williamsburg and Greenpoint business and community organizations such as Williamsburg Organized for an Open Process (WOOP) and the Greenpoint Community Action Committee (CAC).

At the heart of research and outreach efforts to residents and property owners is our neighborhood computer database. The Arson Data Information System (ADIS)

includes data on all types of residential, commercial/industrial, waterfront, auto, juvenile and public place fires. Early warning signs such as broken sprinklers, defective alarms, smoke/fume conditions, fuel oil and gas leaks are also recorded. Other information, collection and monitoring includes residential and commercial property ownership history, building classifications and property size, zoning, number of dwelling units, Standard Industrial Classifications (SIC) of business activity, assessed property value changes, In-Rem buildings, code violations, mortgage and insurance information. By statistically analyzing these factors, as well as using observations from community organization, businesses, workers and residents, we

are able to target sites prone to arson and fire.

This data is used in our early warning intervention outreach efforts to businesses and commercial/industrial property owners. Based on our ADIS research, every three months we target commercial /industrial sites which are considered arson or fire-prone.

Information packets are sent to these owners and businesses. Follow-up phone calls are made and meetings are held when necessary. A variety of public, non-profit and community organizations are informed of the problems at these sites.

North Brooklyn business and community organizations are not the only groups to receive

technical assistance and support services from the People's Firehouse. Assistance is given to organizations which are attempting to cope with the loss of, or the reduction of city fire protection services. In 1993 the Firehouse worked with the Jamaica Family Resource Center.

In late 1992, the People's Firehouse and the Brooklyn Borough President launched a campaign to build the city's first memorial to honor firefighters killed in the line of duty. The Firefighters Memorial Square, will be located on Metropolitan Avenue at the corner of Bedford Avenue in Northside Williamsburg. Designed by Happy Tree Conservancy, it will feature a six-foot two-

inch bronze statue of a firefighter carrying a child out of a burning building. In addition, a wall will be constructed with the names of all firefighters who have died in the line of duty. The \$800,000 project is endorsed by the Uniformed Firefighters Association, the Uniformed Fire Officers Association and the United Women's Firefighters Association. Various fund raising activities will be planned.

During 1993 over 4,300 New York City residents were left homeless by fire and arson. At least 1,800 spent more than six months in homeless shelters, with as many as 1,000 remaining on the street. One quarter of those displaced are located in Brooklyn. Most of these survivors are young chil-

dren and senior citizens with low incomes, the majority from non-English speaking backgrounds. To address this growing tragedy, the People's Firehouse is developing the Victims of Fire Re-housing Assistance Program (VFRAP). VFRAP is a unique referral and placement program which will provide homeless fire victims with comprehensive, long-term assistance to prevent warehousing in shelters.

Transitional and permanent re-housing assistance, provision of social services and fire prevention training are the major program components. Referrals will be sought from the Red Cross and the New York City Department of Homeless Services, with social service and housing support provided by the Bushwick

Office of the Human Resources Administration, the Partnership for the Homeless, Housing Preservation and Development and the New York City Housing Authority.

Despite the downward spiral of local property values and in north Brooklyn, a more than ten percent crime rate increase, our arson and fire prevention outreach programs continue to help stabilize the Northside Williamsburg and Greenpoint communities. Between 1992 and 1993 the target area experienced an increase of only fifteen fires (2%). Since 1991, target area fires have declined by over seventeen percent, with a steady reduction on three of the most significant categories: incendiary/suspicious,

waterfront and residential.
Aided by the strong participation of tenant and business groups, property owners and area coalitions, community

non-profit organizations and city agencies, the efforts of the People's Firehouse to reduce arson and accidental fires will continue to be successful.

NORTHERN MANHATTAN IMPROVEMENT CORPORATION

Characterized by old, deteriorated privately-owned buildings,

Manhattan's Washington Heights is at special risk of arson. This neighborhood was subjected to rampant real estate speculation in the 1980's and now suffers the consequences of over-inflation of prices: landlord disinvestment, causing increasingly dangerous housing conditions. It is no surprise that Manhattan's CD 12 has among the most housing code violations in New York City.

The Northern Manhattan Improvement Corporation (NMIC) seeks to combat these problems through its community-based Arson Prevention Program. NMIC employs a comprehensive strategy to

reduce the incidence of arson and the risk that fires will spread quickly. The focus of arson prevention consists of tenant education and organizing, which is complemented by legal and weatherization services, in addition to housing development.

610 West 178th Street is a good example of NMIC's Arson Prevention Program at work. A five story walk-up near the George Washington Bridge Bus Terminal, 610 West 178th Street was sold four times in the 1980's. When the last owner defaulted on mortgage payments, the building fell into the hands of the Federal Home Loan Mortgage Corporation (Freddie Mac). By this time, building conditions had deteriorated severely, causing rat

infestation, numerous leaks, and a major fire hazard: exposed wiring throughout the building. Two firefighters were injured in a blaze of suspicious origin in 1991; luckily, damage to the building was only moderate.

In response to these events, the NMIC Arson Prevention Program organized a tenants association at 610 West 178th St. NMIC assisted the association to obtain a building-wide rent reduction order from DHCR as an incentive for the managing agent to make repairs. A rent strike was then launched to increase the pressure, and NMIC attorneys represented tenants in Housing Court.

These struggles convinced

tenants that the only way to stabilize their building in the long term, was for them to own it. To this end, NMIC development staff has helped tenants negotiate the building purchase from Freddie Mac.

When purchased, the building will be fully renovated, including rewiring and installation of new smoke detectors.

Financing will be arranged by NMIC, and may include a grant from NMIC's Weatherization Assistance Program. Once it is purchased and renovated by tenants, 610 West 178th St. will become a resource for safe, affordable housing in Washington Heights for many years to come.

NMIC's Arson Prevention Program affects many buildings in Washington Heights like 610 West 178th St. In 1993, tenants association were organized in over forty buildings, legal assistance was provided to hundreds of tenants, and housing development/weatherization assistance was provided to numerous additional buildings. The combination of these particular activities helps to prevent arson not only in these buildings, but in neighboring buildings and — ultimately — in all of Washington Heights.

FIRE PREVENTION WORLDWIDE

JAPAN

A person can be imprisoned for life for causing a severe fire by "grave negligence". At work, the Japanese learn to use fire extinguishers, and in some cities, wardens walk the streets to remind people to douse fires.

NETHERLANDS

The building codes and insurance laws say that every room must have two exits.

HONG KONG

Apartment buildings appoint fire marshals.

SWEDEN

The fire academies train chimney sweeps to inspect fireplaces and furnaces, preventing dangerous fire starters.

ENGLAND

The London Fire Brigade spends about a million dollars each year on fire safety commercials.

KOREA

Seoul's equivalent of Times Square has 30-foot signs touting fire safety. Neighborhood fire drills are also conducted.

FRANCE

Insurance companies cover only partial costs of damage caused by fires in an effort to deter landlord arson.

SWITZERLAND

Insurance companies pay only if an identical replacement structure is built.