

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] 8/8/2024 Testimony on DSNY Containerization
Date: Thursday, August 8, 2024 11:19:19 AM
Attachments: [8.8.24 Testimony on DSNY Containerization Program.pdf](#)

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Dear Sir/Madam,

Please reply to this email confirming receipt.

Attached is a copy of my testimony.

Thanks,
Sally

From:

To:

Subject:

[EXTERNAL] 140 East 28th Street Community Concerns

Date:

Tuesday, August 6, 2024 10:10:44 PM

Attachments:

[140 East 28th Street block.pdf](#)

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Please see attached letter and images regarding safety issues on 28th Street. Thank you!

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] Bins
Date: Monday, July 29, 2024 9:09:16 AM

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Where are buildings that are attached and have residential apartments above a commercial store supposed to place the bins? On the sidewalk? This is ridiculous!

Elaine Mauceri
Sent from my iPad

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Cc: [REDACTED]
Subject: [EXTERNAL] comment - OBJECTIONS - on burdensome sanitations bins rules proposal - COMMENT FOR THE RECORD
Date: Thursday, August 8, 2024 10:30:37 AM

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Gentlemen -

As a spokesperson for the views of multiple people who have been part of the Hamilton Heights Historic District bins pilot, **we OBJECT and OPPOSE the new bins rules proposed to go into effect November 12.**

Reasons include:

1 - **THEFT RISK** It is widely known that these bins are constantly subjected to theft. They are costly for small owners. Sanitation's Deputy Commissioners comically asserted at Community Board 9 that theft was not a problem. And equally comically, that IF they were stolen we should call the cops who (see the Gothamist article on this subject) definitely are not able to do anything and don't want to waste their time.

THESE BINS SHOULD BE OWNED BY THE CITY - as is the case in other European capitals - and not charged as an effective tax to residents. This would make the theft issue less stressful for residents.

THESE BINS SHOULD HAVE RFID CHIPS IN THEM, as in European cities which Tisch so often refers to but apparently did not learn from, to make it possible to track them when stolen.

2 - THESE BINS ARE A BURDEN ON RESIDENTS IN MULTIPLE WAYS SANITATION HAS BEEN DECEITFUL and EVASIVE ABOUT THE REAL FACTS AND WE BELIEVE THEY SHOULD NOT BE REQUIRED AT ALL for reasons that follow here:

The claim that this will "beautify" the City from black plastic bags makes little sense. Bins everywhere all the time are much uglier than bags on the sidewalk for a few hours in the late evening.

The claim that the bins will materially improve rat stats is utterly suspect.

In the Harlem pilot, trash pickups were doubled from 3x to 6x a week. This was surely to make it possible for Tisch to claim pilot stat improvements.

But it was surely not the bins, it was the doubling of pickups that improved stats IF INDEED THOSE stats were improved.

What participants saw in some instances was a much higher prevalence of rats attracted by bins, which seems to have been omitted from the reported stats.

We believe the way the statistics were compiled and interpreted does not hold up on close inspection.

Since Tisch refused to attend/cancelled without excuse Community Board 9--while being all over our TV sets--we believe her message is clear. She has no interest in facts or feedback; just in forcing forward her plan.

The McKinsey report Tisch commissioned clearly stated that in multiple ways Tisch's bins plan was flawed and in multiple ways problematic for NYC. Yet all McKinsey'sl those negative warnings were, for the most part, swept under the rug and ignored in the interest of "getting stuff done" for positive PR, even if though it is costly (and Tisch has been secretive about those costs, which is anti-transparency) and will not lead to the claimed rat-improvement results.

Sincerely,

Marcus Edward



From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] comments on proposed small property container rule
Date: Thursday, August 8, 2024 11:06:26 AM
Attachments: [Written comments on container rules - Bronx - Hannah Leshaw.pdf](#)

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Good Morning,

Attached please find my comments on the proposed small property container rule. It is a 2-page PDF document.

Thank you,

Hannah Leshaw



From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] Containerized trash bins-new Law
Date: Friday, August 2, 2024 10:26:24 AM

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To whom it may concern,

While we greatly appreciate all activities to reduce the rat population, the roll out of your new containerized program needs to be rethought.

We have had at least half a dozen metal (we use old style metal trash cans with tight fitting lids) trash cans stolen in the last 2-3 years. These each cost about \$60 and have to be ordered from out of state because no one in NY sells them.

Our neighbors have had several of the new, required containers stolen.

Please figure out a way for owners to use these without them being stolen....requiring us to lock them to fences or other fixtures is not an answer.

Thank you

Jon Birge'
(very small landlord, Upper West Side)

PS, the rat problem on the Upper West Side was significantly exacerbated by the previous idiot DSNY commissioner Kathryn Garcia who removed street trash baskets from corners on the UWS, which led to EVERYONE just dropping their trash on the street....and an explosion of the rat population that has not yet been contained.

Don't believe me? Here is the interview which that imbecile gave to the NY Times in which she explained that she expected tourists and others from outside the area to take their trash home:

<https://www.nytimes.com/2018/08/19/nyregion/harlem-litter-baskets-sanitation-department-nyc.html>

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] Containerized Trash
Date: Thursday, August 8, 2024 11:51:03 AM

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Proposed new rules that will require rigid bins with tight-fitting lids, for all residential buildings of 1 - 9 units is NOT the best way for NYC to reach its Zero Waste goals. I strongly urge you to put this proposal on hold and seriously consider the alternatives that are set out by the Center for Zero Waste Design. {CfZWD} Shared trash containers for organic waste, for recyclables, and small containers for trash, makes a lot more sense than individual building containers.

Please look closely at the report from CfZWD and work towards implementation of the proposals in that report.

Thank you, Mark Hellermann

[REDACTED]

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] Curbside trash rule
Date: Wednesday, August 7, 2024 11:45:22 AM

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I'm writing to comment on the proposed rules to require food-related businesses to set their curbside trash, including refuse and food waste, in rigid containers with tight-fitting lids. I fully support this new policy. Garbage attracts rats and other pests, and putting it in bins is the way to go. Other cities do this, and there's no reason NYC can't. We are not so special.

But the bins should not be on the sidewalk. They should go in the street. This City already gives drivers so much, allowing them to store their huge metal death machines all over the City for free. Pedestrians, not garbage bins, should get the sidewalk. There's already all sorts of stuff blocking the sidewalk, including all the ASP signs, parking meters, the internet kiosks, etc. The bins will obstruct the flow of pedestrian traffic. This is especially problematic for mobility restricted New Yorkers.

Putting bins in the street will also make garbage collection easier for DSNY employees, who already have one of the hardest and most dangerous jobs in the City. If the bins are on the sidewalk, the workers have to haul the bins to the street for collection. If the bins are in the street, side loading trucks can more easily mechanically dump the bin. I really appreciate the work they do, and we should do what we reasonably can to make the job safer and easier.

Thank you,

MacKenzie Fillow

Brooklyn

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] DSNY CONTAINERIZATION LAW
Date: Thursday, August 1, 2024 1:51:35 PM

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Living in North Flushing since 1986 we used garbage containers for a time. Much of the sanitation pick-up was done overnight; we would find covers missing/broken or the empty garbage cans would blow around or disappear altogether. Putting out bags seemed to make more sense and for our private homes if they pick up the garbage in a timely manner (they usually do) we never have seen bags tampered with by rats/animals.

We are hearing of these new container rules coming in the Fall 2024? Is this a done deal? For example can our neighborhood "opt out"? First you changed the "rules" where we had to put the garbage out after 8 pm. Think about it, residents (and especially elderly residents) have to go out after dark, in all weather, to put out the garbage. Now we are hearing we will be "mandated" to buy certain costly containers and must put our garbage out in those containers.....we can easily envision these containers being stolen or as we said previously, since our garbage is picked up over night the containers can blow all over the street because they have no weight to them when empty.

This is a bad new policy and we are in opposition to it.

Linda & Charles Banuchi

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] DSNY CONTAINERIZATION LAW
Date: Tuesday, August 6, 2024 8:14:50 PM

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**I am writing about the proposed DSNY CONTAINERIZATION LAW
New Yorkers should not fear retribution if they do not purchase a specific brand of trash bin when there has never been an issue with the bins used formerly. The existing trash containers used by residents are of adequate use. It is also an additional financial burden to home owners especially at such a time when finances are already stretched very thin. Even the requirement of buying any new trash containers will be a financial burden for too many people.**

Keith J Mazzarello

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] DSNY Containerization Law
Date: Wednesday, July 31, 2024 7:44:57 PM

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To DSNY,

I am unable to attend the August 8 hearing regarding the above, and therefore submit my comments below.

I am strongly opposed to every aspect of the proposed law for the following reasons:

1. Most households utilize plastic bags for their garbage. Given that most citizens in residential areas of one to nine unit buildings use plastic bags for their garbage, Mayor Adams is steamrolling over any concerns they may have with this edict. The statement by a DSNY representative to a local Queens newspaper that black plastic bags will no longer be visible on sidewalks is counteracted by the fact that at least three even larger bins (trash plus two types of recycling, 35 gallon minimum size) will be present instead.
2. Those of us old enough to remember the days before plastic garbage bags can attest to the filth and odor of the cans, as well as the clutter of cans thrown back to the sidewalk by busy sanitation workers after collection. Also, if no one was home to put the cans away, we also remember our concerns that the home was obviously unoccupied and a potential target of burglars.
3. I am unaware of any rat problem in my Flushing neighborhood, and I would point out that the rat problem became acute in Manhattan and adjacent areas when NYC allowed restaurants to occupy streets and sidewalks with outdoor eating spaces. That situation was entirely predictable and preventable if any common sense prevailed at the time it was put into practice. As for the outer boroughs, there is no rat problem and therefore no need for the added inconvenience of handling bins.
4. Of note, the larger potential for attracting rats lies with buildings with ten or more units, and they are exempt from this law.
5. How people will dispose of grass clippings, leaves and other garden debris appears at present to be an unsolved mystery.
6. Finally, the future requirement to buy containers only from an NYC authorized vendor reeks of potential malfeasance, and it's a mystery as to how this vendor will be able to substantially undercut the prices of containers in retail stores on an ongoing basis without some kind of "deal".

Once again, Mayor Adams and other city leaders are imposing a solution to a Manhattan neighborhood local street problem in the outer boroughs where the problem does not exist,

causing unneeded inconvenience to private homeowners in the process.

Respectfully submitted,

Peter Franco
Flushing, NY

--

[Redacted signature block]

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From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Cc: [Shirley Ottey-Bellamy-Admin. Asst](#); [Sharon Siegel](#)
Subject: [EXTERNAL] DSNY Containment Requirements
Date: Wednesday, July 31, 2024 9:41:04 AM

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Please send me the new containment requirements.
I just purchased additional containers to handle increasing volumes of trash. This an expense I wouldn't want to incur.

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] FEEDBACK on proposed Use of Certain Receptacles by Certain Entities that Receive Department Collection Service
Date: Wednesday, July 31, 2024 9:51:26 AM
Attachments: [IMG_4211.png](#)
[IMG_4212.png](#)
[IMG_4213.png](#)

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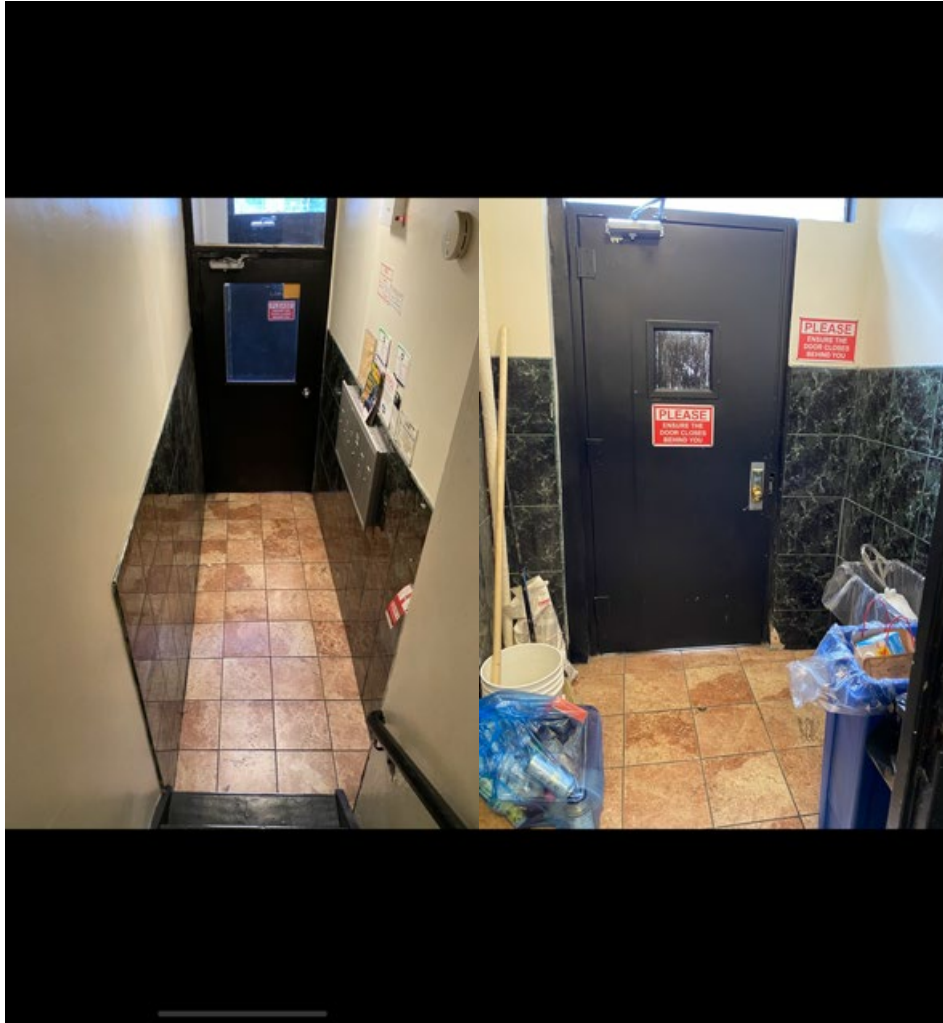
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Hello,

I am a property owner of a tiny mixed use Pre-war building in Manhattan. Six one bedroom, approximately 500sq ft, apartments. I have included a few photos of the front entry and hallway to show how very limited/non existent space is to hold Trash receptacles of any kind. The front hall barely fits 3 small slim Jim garbage pails. There is no other place to put garbage receptacles.

Please consider the impossibility of being required to store and use rigid containers with tight fitting.

Thank you
Michele Galasso
[REDACTED]







Sent from my iPhone

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] Garbage Bins
Date: Wednesday, August 7, 2024 4:51:40 AM

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Small Business Landlords that always comply with DSNY rules always gets the shaft. These bins will be stolen as my brown bins were. These Bins just add to the cost of running a building which we are at the Brink with little or no profit. The small business Landlord is being wiped from the city. The fines from DSNY are ruthless especially when we are not at fault. We are constant targets for illegal dumping and DSNY never believes us when we fight back.

Joe
[REDACTED]

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] MAS Comments on the DSNY Rules Requiring Bins for Trash for 1-9 Unit Buildings
Date: Wednesday, August 7, 2024 5:12:05 PM
Attachments: [image001.png](#)
[image002.png](#)
[MAS Comments on DSNY Rule Proposal Aug 7 2024.pdf](#)

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Dear Honorable Mayor Adams and Commissioner Tisch:

There is no question that New York City has a rat problem, and we applaud Mayor Adams and the Department of Sanitation for their efforts to put this issue at the top of their agenda, including piloting initiatives like on-street containers. However, we are concerned that this proposed rule change will result in additional clutter on city sidewalks, which already have many competing structures and uses, creating obstacles for pedestrians and an unpleasant streetscape experience.

We strongly encourage Mayor Adams and DSNY to pursue a holistic and innovative approach to reforming how New Yorkers dispose of their waste. We need a comprehensive plan that will address our rat problem while also reducing clutter on crowded sidewalks, and provide incentives to encourage people to recycle, compost, and reduce the amount of waste they create. NYC needs a collaborative plan undertaken with the Chief Public Realm Officer that brings together the expertise and purviews of other City agencies such as the Department of Transportation, Department of Environmental Protection, and NYC Parks.

We also urge DSNY to conduct robust stakeholder outreach and community engagement and continue the pilot programs with residents, small business owners, and sanitation workers to test this model on several different types of streets before it is implemented citywide.

Sincerely,



Elizabeth Goldstein

President

The Municipal Art Society of New York

488 Madison Avenue, 19th Floor

New York, NY 10022

MAS.org | [@masnyc](https://www.instagram.com/masnyc) | 212.935.3960 x1289

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Attachment: Letter titled, MAS Comments on the DSNY Rules Requiring Bins for Trash for 1-9 Unit Buildings

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] New bin law
Date: Monday, July 29, 2024 9:55:56 AM

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I own a one family, two family and six family house. St the present time, I use bins for storage before I place the garbage to the curb in bags. In the past garbage bins were placed at the curb for pickup. This caused many issues. I don't think you are considering the fact that it makes hormone is very vulnerable to sanitation tickets caused by outside sources people passing by simply pick up the lid and throw garbage in without considering recyclable regulations. This new law would also require us to bring back in the garbage pails have to pick up. For those landlords that do not live at the residence this is an added cost if we use a service or it would require the help of our tenants to do so which is not part of any rental agreement responsibility. As it is now, at my own residence, after a long day of work, I cannot get undressed and comfortable because I have to be available at 8:00 p.m. to put out the garbage in accordance with the newest guidelines. If I am going to an event and will not be home until very late, I then have to drag my garbage out at that ungodly hour because I left too early to put it out prior. Now garbage pails are required. Garbage pails are blown away in inclement weather and scattered throughout the neighborhood. Many times people simply steal the garbage bins regardless of the fact that my address is clearly posted. Using garbage pails with then landlords are trying desperately to keep up with all the new laws and regulations that are put upon them. Course are rising everywhere and I am struggling to keep my head up above the water line. I depend on my investment property to supplement my own income which is not great. Perhaps if the concern is the right infestation you might consider looking at these extensions that the restaurants still having place at the curbs of their establishments. Many of these have been abandoned in their usage and are absolutely disgusting and a breeding ground for varmint. These are no longer necessary as most of these restaurants use outside seating close up to the door frame anyway. Please consider the hard-working owners of apartment buildings... The lower middle class who are constantly being put upon in various ways.

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] New containers in effect
Date: Monday, August 5, 2024 10:37:10 AM

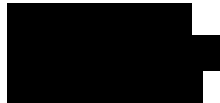
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To whom it may concern

The new ruling would cut pedestrian walk space in half with bins being on sidewalk. I can't put the bins over the rail it would be very hard only if I take half out .In winter with snow it will cut walk space .

Thank you
Barbara Wała Maslowski owner



From: [redacted]
To: [redacted]
Subject: [redacted] from DSNF Rules for Right Containers
Date: Monday, July 26, 2024 4:20:28 PM

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The new DSNF requirement for trash containers is impractical for our building, which has three residential units. We don't have an alleyway or any space between properties nor do we have an accessible basement where we could store the required right containers. There isn't enough sidewalk space where the containers could be stored. Picture a typical downtown Christmas street where the buildings don't have alleys between them.

If we were able to leave the containers on the sidewalk, there would be other risks or filed with pedestrian trash. Please change your rules as they don't impose a requirement that is impossible for us to comply with.

Regards,
Leslie Luong

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From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] New Garbage collection rules
Date: Monday, July 29, 2024 10:57:22 AM

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To Whom It May Concern,

The new rules for garbage collection are onerous for owners of small residential buildings. It is difficult enough to find competent superintendents, and finding someone who will work in the evening and bring large containers to the curb will be next to impossible. Most small buildings have no garbage room anyway, and tenants place their garbage on the curb at the appointed times themselves. There is no one to do this for them. There is also the problem of storage - in my building for instance, there is simply no place to keep garbage bins inside. And if there was a place, tenants would fill them with garbage and then they would create odors and attract vermin *inside* the building, not just mice and rats, but roaches and other insects. It is my understanding that larger buildings will utilize a large container that is permanently placed in the street, at the curb, occupying what would otherwise be a parking space. Why not place these large bins strategically in neighborhoods with small residential buildings, and allow them to share them.

New York City buildings do not typically have alleyways and backyards. There is often no place to store containers inside, without blocking legal egresses. Why not require thicker garbage bags to be used - three mil plastic is not easily torn by rats and mice. Why not adequately fund compost programs, like the ones at farmers markets? It is food waste that attracts vermin, and if residents were required to segregate food waste and place it in compost bins, a lot of the rat problem would be solved. It would also be better for the environment. Instead, this rule will not encourage composting - it will be too easy for residents to just throw everything away in the same container.

Last, why not allow owners of small residential buildings on the same block to join together to act as one larger building, so the large permanently placed container that will be used by larger buildings could be shared by them?

Thank you for your consideration.

Sincerely,

Jon Chodosh

[REDACTED]



From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] New Garbage Container Rules
Date: Tuesday, July 30, 2024 4:22:49 PM

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To Whom It May Concern:

While this proposal looks good on the surface what steps is the city preparing to take to prevent container theft and/or to stop garbage pickers from searching through the containers to find recyclables which they then sell while leaving trash strewn about the buildings?

Can we expect the city's sanitation inspectors to prevent these misdemeanors or is this just another wasteful boondoggle to benefit yet another generous vendor ?

Chris Giaimo

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] new pails mandate to purchase pails from authorized vendor
Date: Monday, July 29, 2024 4:36:19 PM

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I am all for trash & recycle pails having locking lids, however I do not like the city requiring me to buy new pails from a city authorized vendor.

I have two garbage pails, one paper recycle pail and one pail for bottles / cans, three of them I purchased recently all have tight locking lids, why in the world do I need to replace perfectly good locking pails with new ones at my expense.

Bottom line if the city wants me to buy new pails from their vendor then reimburse me for for the money it cost me for my new pails.

Respectfully,

Phil Lockwood

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] OBJECTION TO WHEELIE BIN RULES FOR SMALL HOMEOWNERS
Date: Thursday, August 8, 2024 12:28:33 PM

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To Whom It May Concern:

I am a founding representative of the West 141-142 Block Association, and am writing to express our opposition to your plan to mandate wheelie bins for small homeowners. Our objections are as follows:

- It puts a huge financial burden on small homeowners. The city should provide these bins free of cost, as European cities do.
- Apropos, the risk of theft is enormous, if the City does not allow us to chain the wheelie bins on collection nights. Many of us have already had bins stolen over the years, and the only way to ensure this will not happen again is to secure them, with long chains that can extend into the street during pickup times. As Gothamist showed in a recent article, wheelie bin theft is rampant in Brooklyn.
- Sanitation did not provide sufficient opportunity for Community Board 9 members and officials to give feedback on this plan before it was rushed into effect behind our backs. . There was no consultation about making our district a pilot area, nor were DSNY officials receptive to residents' concerns once it was implemented.
- We believe that providing secure compost bins on corners is a more effective way to deal with the trash that attracts rats. It would also radically reduce what ends up in landfills.

I would appreciate the courtesy of a reply.

Sincerely
Judith Matloff

[REDACTED]

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] oppose
Date: Monday, July 29, 2024 3:59:09 PM

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Dear NYC Rules,

I oppose the proposed rule for plastic bin requirement for garbage. I do not see why DSNY has to purchase new trucks to pick up the garbage, nor why residents must purchase a new pail. It is a waste of taxpayer money. If the trucks can pick up the garbage with an arm accessory, why would you still need 2 men on each truck? Obviously there should only be one man but I realize the unions wouldn't allow that. So what then is the purpose??

Residents in the suburbs must have locking pails to protect against raccoons, and residents in the urban areas must have locking pails to protect against rats.

Please don't take our locking pails!

Cristine Briguglio

[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]
[REDACTED]

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] Proposed new rules for trash containers
Date: Wednesday, August 7, 2024 12:16:52 PM

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Hello, I own a multi-family building at 19 West 10th Street. You already changed the rules regarding garbage pickup during the evening hours instead of the morning, which places hardship on my non live-in super, who has to come at night And in the morning. Now, you are proposing containers for trash pickup which would be impossible for us to comply with: this is an 1846 brownstone townhouse and there is no place to keep the containers. It is not feasible to bring them up from the basement on the narrow stairway. Please do not implement this new rule! Thank you, JANICE GORDON

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] Re: Bins
Date: Thursday, August 1, 2024 7:06:44 PM

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Sent from my iPad

> On Jul 29, 2024, at 9:08 AM, emauceri <emauceri@aol.com> wrote:

>

> There are buildings that are attached and have residential apartments above a commercial store. Where are the landlords supposed to place the bins? On the sidewalk? This is ridiculous!

> Elaine Mauceri

> Sent from my iPad

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] RSA Comments on Receptacles by Certain Entities
Date: Monday, August 5, 2024 2:48:02 PM
Attachments: [RSA Comments on Container Rules.pdf](#)

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For submission on behalf of the Rent Stabilization Association (RSA).

Thank you,

Kelly Farrell

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] Sanitation bins
Date: Monday, August 5, 2024 11:22:47 AM

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G mng. Thank u for reading my email.
Concerning the bins, my bins get stolen on a regular basis even behind the front yard gates of the buildings I own.
This new law will make my situation worse.
Please reconsider.
Thank u

Robert Lee

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Cc: [Sandy Wong](#)
Subject: [EXTERNAL] Suggestion about New Garbage Regulation
Date: Monday, July 29, 2024 4:27:56 PM

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RE: Proposed new rule on a containerization requirement for buildings with one to nine residential units effective November 12th, 2024

Good afternoon Madam or Sir:

I am writing to express concerns about this new policy which pose significant inconveniences for small building owners (1-9 residential units). Firstly, this current policy with the garbage bag is good because I am a small building manager/owner. With garbage bags outside on sidewalks, the next morning I don't need to move the garbage bin inside the building. It's just inconvenient for a small building owner.

Thank you and Best Regards.

Mr. Sandy Wong
[REDACTED]

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] Testimony for Aug 8 Rules Hearing on Containerizing waste
Date: Thursday, August 8, 2024 12:03:28 PM

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hi -

Thank you for the opportunity to submit comments. My testimony follows:

I'm concerned by the efforts to containerize waste while ignoring the importance and opportunities to reduce waste set on the curb **FIRST**. It's clear from many small building owners that this is going to be a hardship to manage and secure containers. It is unclear what public input has been collected and considered by the administration as part of establishing this new rule - other than today's rules hearing which seems to be just a formality after the decisions have been made without adequate public input. Was the fire department consulted? I have to think placement of these new containers will present a significant fire hazard when kept inside some buildings. It will also be a hardship for anyone with a handicap to navigate around all these new bins.

Just as important, if we had effective programs to divert just two categories of waste - organic food/plant waste and textiles - we would reduce exported waste by approximately 50%! Buildings would need fewer containers for trash since starting October 6 (just 1 month before containerization starts), mandatory organics collection will be expanded city wide, requiring a separate container for organic waste. But the curbside organics program/brown bin container is stunningly and rarely, if ever, mentioned as part of containerizing waste or the war on rats. Once people start diverting their food waste from trash, they may find they need to buy fewer or smaller bins for trash. The city has put the cart before the horse and is not helping New Yorkers make this connection.

There has been no mention of mandatory organics collection as part of the outreach I have seen to date on the overall containerization requirement and I follow this issue closely as a volunteer member of MSWAB. A serious missed opportunity to leverage the budget and collateral materials developed in support of containerization (as well as rat mitigation), to promote mandatory curbside "composting" which already suffers from an inadequate budget and plan for outreach and education.

Not to mention the recent press conference the Mayor held to announce the new NYC wheelie bins. I'm not sure if this was or is a deliberate, intentional omission or if the administration has overlooked that Queens and Brooklyn are already required NOW, since

last year, to have containers. DSNY already supplied free brown wheelie bins for diverting food scraps/rat food in those 2 boroughs. It was only Assembly Member Jennifer Rajkumar who actually referenced at the press conference that rat sightings are down in her Queens district due to the curbside “composting” program.

Every time waste containers are mentioned by any elected or appointed official, so should brown bin containers for diverting food waste/rat food. Every time rats are mentioned, curbside organics collection in rat proof brown bins should also be mentioned. These 3 programs - waste containerization, rat mitigation and curbside “composting” - must work in tandem. It's that simple and much needed, as the low levels of participation in organics collection in Queens and Brooklyn are proving.

Thank you for your consideration.

Allison Allen
Member of the Manhattan Solid Waste Advisory Board (MSWAB)
Organics Committee Chair
<https://www.manhattanswab.org/organics>

DON'T DISCARD - DONATE, REUSE, REPAIR & SHARE
<https://www.manhattanswab.org/donate-reuse-repair>

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] Trash Bins on Sidewalks
Date: Wednesday, July 31, 2024 3:33:49 PM

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Hi,

My name is Samir Lavingia and I live in Midtown Manhattan.

I am glad that DSNY is going to require trash to be containerized as it will help the pedestrian experience, but I would implore you to put shared dumpsters in the parking lane instead of having individual buildings have individual bins on the sidewalk.

Sidewalk space is already so constrained and we should not be inconveniencing pedestrians.

Cheers,
Samir

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] Trash bins
Date: Friday, August 2, 2024 10:51:09 AM

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I am appalled that NYC intends to require homeowners to purchase a designated trash bin from a designated seller. Many of us already have perfectly good trash receptacles. With so many families struggling with the cost of food and other necessities, we certainly don't need this added expense.

Is this even legal??!! If we must participate in this program supply us with the bins as was done with the brown food receptacles.

Also, what happens if our bin is stolen by someone who chooses not to purchase it? Will we just have to keep buying new ones?

This is unfair and insulting to responsible citizens who comply with city rules and regulations. NYC keeps piling new demands and restrictions on us.

This needs to be thought out again.

Doris Casazza
[REDACTED]

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] Trash Receptacle Rule
Date: Tuesday, August 6, 2024 3:34:07 PM

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I am opposed to the proposed new rule making it necessary for us to purchase a specific trash bin. The idea of compelling me to buy a specific receptacle is outrageous. I have two perfectly good trash bins and do not see why I have to be compelled to use a particular one designated by NYC. If the city wants us to use a particular bin they should supply it. Also, since trash is often picked up in the middle of the night, the bins will be out on the street for a considerable period of time and likely to be stolen by the many miscreants who roam our streets. This change may be well intentioned, but it has not been thought out. As a senior citizen finding it difficult to cope with today's high prices, I don't need the added expense of being forced to purchase a trash bin that I don't need or want.

Please reconsider measure.

Thank you

[REDACTED]

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] New requirement for garbage containers
Date: Wednesday, July 24, 2024 10:17:35 AM

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Good day I am riding because this new requirement will be very burdensome and costly for me as a small owner of a six unit building. It will cause increased labor for me as well as expenses. I am requesting a waiver, not only on behalf of myself, but my neighbors that are also small property owners who have six unit buildings in the area , this is death by 1000 cuts from New York City. In addition to Taxes insurance utilities another regulation is compounding the hardships thank you. Sent from my iPhone

DSNY Testimony DSNY Containerization Program

Good Morning. My name is Sally Wang and I would like it on record that I am opposed to this new containerization program. This is another burden on property owners who are already struggling with a constant stream of new rules and regulation.

However, I believe DSNY will still move forward with this program so I am submitting the following requests:

-On DSNY's website, they need to add separate section on this change so that the public can understand what is coming. We need transparency as this is a major change to all households.

1. Public needs to see a detailed plan, -how is this going to work?
2. How is parking going to impacted?
3. Test pilot program needed in several neighborhoods, with street videos of this program uploaded to the DSNY site so that public can understand how this would work in their neighborhood
4. Public should understand the additional cost of this program
5. What are the tax payer savings, if any, on this change

-Households should only be required to adhere to the new rules after all sanitation trucks have been retro-fitted or purchased and a viable plan is in place

-If competitors have these required cans for a lower price than the authorized dealer, households should be able to buy from these companies, if they are the same size, have the tight fitting lids and wheels. We should have a choice on where to purchase our trash bins

-homeowners should be given a property tax credit as we will need to buy multiple cans for regular garbage and recyclables probably a few times during the year as they will be stolen

-current time for putting out trash containers should be changed from 6pm to 4pm. This should be changed now.

-DSNY needs to clarify requirement of tight fitting lids prior to 2026 containerization requirement. Can we use steel bungee bands on lids for our current cans?

In closing we-need more information on this change, more public outreach for awareness of what is coming and more public hearings.

Suzanne O'Sullivan

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

August 6, 2024

I hope this letter finds you well. I am writing to express my deep concerns regarding the deteriorating conditions in our neighborhood which have increasingly compromised both the cleanliness and safety of our community. I have lived at my current address for 22 years now, so I have seen many changes in the neighborhood over the last two decades. I also work in the neighborhood as a registered nurse at NYU Medical Center. I walk to and from work every day. I have never felt unsafe in this neighborhood until recent months. Every single day, even during daylight hours, there are individuals walking the block shouting at and threatening other random people.

Over the past few months, there has been a significant rise in litter and debris and meat-based food waste on our street. It not only has affected the aesthetic appeal of our neighborhood but has also created an environment that

attracts pests and rodents. As you know well, the presence of this litter can lead to various issues, including the spread of disease and a decline in property values, which ultimately impacts everyone living here. We have already seen the effects of our block contributing to apartments selling for below market value.

In addition to the cleanliness issue, I am alarmed by the rising safety concerns in our area. Especially since there is a grammar school located on our block. Residents have reported incidents of vandalism, harassment, being yelled at, and being spit at by random strangers on the street. The crowds of people loitering outside of *Mim Spicy Restaurant* have created a public nuisance. There have been incidents of public harassment of women by individuals congregating on the sidewalk. Many of us feel uneasy walking in our own neighborhood, especially after dark. I personally try not to walk my dog after 9-10pm at night anymore.

This is not the environment we want for our families or our community. We believe that an increased police presence, increased outreach programs, and investigations into shady business practices could help address these growing concerns. **Please see attached for concerns regarding local businesses.**

I kindly urge you to take action to improve the situation. I am more than happy to assist in any way that I can. Collaboration between the local government, community members, and police precincts will be crucial in restoring our neighborhood's safety and cleanliness.

Thank you for your attention to these pressing matters. I, along, with many other residents, look forward to seeing positive changes in our community. Please feel free to reach out if there are any community meetings or initiatives where we can contribute and work together towards a cleaner and safer neighborhood.

Sincerely,



Suzanne O'Sullivan



Sanitation Fire Code and ADA violations:

Company Name: Meem Halal Spicy Deli and Grocery Inc

Aka Mim Halal Spicy Deli and Grocery

Address: 158 East 28th Street; NY, NY 10016

Filed Under: Abdul Awal

160 E 28th Street

New York, NY 10016

Principal Address: 3731 73rd Street 5E; Jackson

Heights, NY 11372

Entity Type: NEW YORK DOMESTIC BUSINESS CORPORATION

File Number: 6377500

Closed by the Health Department on September 6, 2023 and September 25, 2023 for numerous health violations and non-compliance with the order from the Board of Health.

This business operates as a restaurant and take out establishment. The primary consumers are the local Grub Hub delivery workers. At any given time, there are a minimum of 15-20 bicycles blocking the sidewalk. Sometimes, there are up to 45 E-bikes at one time. It is difficult to walk through this as one person. It is even more difficult for those residents with pets, families with strollers, and those residents who rely upon walkers and motorized scooters. This business is not acting in accordance with ADA regulations. The sidewalk is almost always blocked with bicycles, chairs, crowds, trash cans, trash bags, broken refrigerators and deli coolers, recycling, wood planks, and oddly enough, large pallets. It is disruptive to residents as well as our local businesses who rely upon foot traffic.







There are at least 10-20 patrons sitting outside the restaurant all day long on random chairs, on our building planters, and against parked cars. They are waiting on alerts for delivery orders. There is incessant littering, smoking, and noise. The constant secondhand smoke creates a health hazard. The building next door to Mim Spicy has attempted to post signage, shine bright lights, and even taped off a barrier to discourage smoking and noise in front of the building at all hours of the night, but it has been ignored.



NO BIKES

NO SMOKING
WITHIN 25 FEET
OF ANY DOOR
OR WINDOW

NO STANDING
AREA

NO SMOKING



There has been an issue with E-bikes being locked up to our current Local Law 11 scaffolding project, disregarding our signage and our safety measures.

Overfilled trash receptacles sit outside of the establishment all day long, the lids are not tightly fitting, and remain open. They are not emptied on a regular basis allowing for an increase presence of vermin and scattered trash along the sidewalk.

The sidewalk is not being cleaned or maintained by this establishment.

It has been rumored that the business is also illegally renting out bikes out of their storefront. The bikes are clustered, contain lithium batteries, and are not being properly stored.

Illegal Dispensary and Other After-Hours Activity:

Company Name: Roxy Organic Food Corp.

Filed under: Ibrahim Hasan

Address: 136 East 28th Street; NY, NY 10016

Entity Type: New York Domestic Business Corporation

File Number: 7290453

Hours of Business posted:

M-F 8:30am- 7:30pm

Saturday: 9am-6:30pm

Sunday: 10am-5:00pm

This business has a doorbell outside the entrance that people use to ring to enter the store for purchases. Although the shelves are mostly empty. Sketchy and intoxicated patrons enter and exit this establishment late into the night which remains open, well past posted business hours. They are selling weed and are not FDA registered to do so as per the Office of Cannabis Management. This location is directly across the street from a grammar school. At times, store employees have set up lawn chairs outside of said store to sell weed.





Fraud:

Company Name: Palm Readings

Address: 148 East 28th Street; NY, NY 10016

Their posted phone number (212-260-2221) links to:

[Gramercy Readings](#) at 274 3rd Ave NY, NY 10010

The Palm Readings storefront is a commercial property being used as a residential property. Customers have not been seen entering or exiting this business for the entire time it has been open. There is a family living there, using the storefront as a residence, who come and go late at night. They have an entire living room set up in the back room.



Our community appreciates your help with these matters. Thank you



Testimony for DSNY Proposed Rule Hearing August 8, 2024

§ 1-02.5 Receptacles Required for Certain Buildings that Receive Department Collection

This rule requires bins for trash to be used for 1-9 unit buildings.

The Center for Zero Waste Design is a nonprofit that develops research, advocacy campaigns, and policy tools for buildings and cities to achieve zero waste. We work with community organizations, nonprofits, and municipalities to provide thought leadership to ensure policies and systems are aligned for circularity. We thank the Department of Sanitation (DSNY) for this opportunity to comment on their proposed rule relating to the use of rigid receptacles for trash from 1-9 unit buildings.

I led the development of the Zero Waste Design Guidelines, which involved collaboration with city agencies, architects, building managers and waste experts, and showed how waste containerization could help the city reach its zero waste goals, and improve labor and streetscapes as well.

So we fully support DSNY's goals to get rid of bags of trash piled up on sidewalks and instead move to a system where waste is collected from bins and containers by mechanized trucks. But we have strong concerns about the way DSNY is moving forward with waste containerization, without any outside stakeholder input, or likely even meaningful dialog with other city agencies and mayor's office appointments, given that the way waste containerization is moving forward goes against their goals of improving pedestrian mobility and the quality of the public realm. It also works against the city's goals of waste and greenhouse gas emission reductions.

As architects and urban planners we are well aware of the space and access limitations of small buildings, and we know that this rule will result in sidewalks crowded with bins. Many retail businesses in small or mid-sized buildings are already struggling; blocking their storefronts with trash bins will just make things worse. While detached 1-2 unit buildings can easily use 2-wheeled bins, shared containers in the street are a much better solution for 1-9 unit attached buildings, see our [2 pager](#) which illustrates why.

Our concerns include:

- **Lack of stakeholder or public engagement:**

There has been no outreach to stakeholders - not to waste advocates, BIDs, public space advocates or elected officials to allow input into the rule. The contract for manufacturing the bins has been awarded and the bins have been made available for sale before the public hearing has been held. We are concerned that the same lack of consultation will happen for the larger 10-30 unit and 31+ unit buildings, where again we

believe there are much better solutions than those DSNY are proposing, see our recommendations for large buildings [here](#).

- **Negative impact on recycling targets and zero waste goals:**

Requiring bins only for trash, and not for recycling or organic waste, will impact the city's already declining recycling rates, and will not support the city's upcoming citywide mandatory compostable waste rules. Having "equal convenience disposal" with bins for trash, recycling and organics alongside each other was a key recommendation in the [Zero Waste Design Guidelines](#) because it has been shown to increase recycling rates. DSNY were involved in the development of the Guidelines and noted that NYC building code was changed by the Green Code Task Force RC2 to require recycling bins to be located alongside trash bins/ chutes in large buildings for this reason (implemented by LL60 of 2012). If a building has a trash bin available for residents on its sidewalk, but not recycling or organics bins, many residents will think "my building doesn't recycle" and not bother to separate their waste.

- **Negative impact on streetscapes and pedestrian mobility**

Many of the 1-9 unit attached buildings have no space to store bins inside, or have stairs which are difficult to move bins up and down. Because of this, bins will need to be stored permanently on the sidewalk, which DSNY is allowing in the 3' zone adjacent to the building wall. These bins will block pedestrian traffic along sidewalks. Given that almost half of NYC has sidewalk widths below 9 feet wide, per [Open Street data](#) - and the growing [crowdedness of NYC sidewalks](#) in general, the reduction in walkability and accessibility is unacceptable. While the rule allows for waivers, the number of waivers that will be required is impractical for DSNY to review and grant, and it will likely be a hardship for under-resourced buildings to apply for the waiver.

- **Reduced retail activity due to unpleasant shopping and dining experiences**

Nearly 20% of 1-9 unit attached buildings citywide have storefronts on the ground floor, so the bins can't be stored inside. This increases to 40% in Manhattan. In almost all of these buildings there is no space to store bins, as the storefront occupies the ground floor and basement, and there is just a narrow stair going up to the residences above. Bins are not allowed to block the clear egress path per NYC fire code. This will mean the bins need to be permanently stored on the sidewalk, in front of the storefront. An 8 unit building could easily have 8 bins in front of the storefront (for residential and commercial trash), reducing visibility of merchandise and degrading the retail experience. It also blocks the space which could be used for outdoor sidewalk dining.



- **Does not improve worker safety and ergonomics**

The required NYC trash bin is 45 gallons, so it can still be lifted by hand by DSNY workers. While DSNY say they will add a lift to the back of their rear load trucks, this will likely only lift one bin at a time, and since that bin is small, it will not be very efficient and likely won't be used. (I have asked DSNY what type of lift they will be installing but they have declined to respond) DSNY tried using a lift many years ago for small organics bins, and DSNY workers didn't like using it as it was quicker to throw the contents in by hand. If instead DSNY committed to semi-automated collection, like that used in Europe, the trucks would be able to quickly lift two 64 or 96 gallon 2-wheeled bins or one 4-wheeled bin at a time, improving efficiency, ergonomics and reducing the storage space required. 1-2 unit detached or semi-detached homes could use these larger 2 wheeled bins, and collection frequency could be reduced, allowing more frequent collection in higher density neighborhoods.

- **Many buildings already have bins which must be thrown away and replaced**

Given that many buildings already have bins under 55 gallons, with lids, and DSNY are lifting them by hand (or lifting the bags out of them) it seems a waste to require building owners to throw them away just to replace them with a very similar standard NYC bin. Some of these bins may even be exactly the same type.

- **Impedes better uses for front yards, including impervious areas for stormwater infiltration, and compromises many basement apartments.**

The need to place bins in front yards of attached buildings leads to front yards being paved to place bins on. If waste containers were in the street, front yards could have gardens within them, allowing stormwater to infiltrate into the ground, increasing urban greening and cooling, and improving the quality of life of the streetscape. Many times basement apartments are not as valuable, or sometimes not rented out, because their windows are blocked by trash bins.

See more on our suggestions for how waste containerization should be integrated into streetscapes for small buildings in this [2 pager](#) here, for large buildings [here](#), see our Vital City article [here](#), or our video about Vanderbilt Avenue Brooklyn [here](#).

We would welcome the opportunity to discuss our suggestions with DSNY and help improve the outcomes of waste containerization citywide.

A handwritten signature in black ink that reads "Clare Miflin".

Clare Miflin
Executive Director
Center for Zero Waste Design



OFFICE OF THE BROOKLYN BOROUGH PRESIDENT

ANTONIO REYNOSO

Brooklyn Borough President

**DSNY Rules Hearing: Use of Certain Receptacles by Certain Entities that Receive Department Collection Service
August 8, 2024**

Good morning and thank you to the Department of Sanitation for holding this hearing today. My name is Lacey Tauber and I'm here representing Brooklyn Borough President Antonio Reynoso. Borough President Reynoso agrees that containerization is smart and necessary policy and has been advocating for it since he was Chair of the Council's Sanitation Committee. However, he feels that this proposal in particular is too broad, was rolled out too quickly, and has the potential for unintended consequences that will impact our streetscapes and quality of life.

In April of last year, DSNY released its *Future of Trash* report, prepared by consultancy McKinsey. The report stated that, "containerization is not a one-size-fits-all solution." It reported that 50% of the city is appropriate for individual bins, particularly lower-density areas such as Staten Island, Eastern Queens, and Southern Brooklyn. The report recommended a block-by-block approach to determining the appropriate method of containerization, considering elements such as available curb space, anticipated waste output, and street width. Yet the proposed rules will apply based on building size rather than geography, and do not take the suggested considerations into account.

To be clear, everyone agrees that the current situation is a mess. However, nearly 20% of 1-9 unit buildings have storefronts on the ground floor, according to the Center for Zero Waste Design. They simply have nowhere to store the bins, and the accompanying commercial businesses (which are also required to use bins) often do not, either. This means these bins will become permanent fixtures on our sidewalks, blocking storefronts and ground floor windows while obstructing pedestrian walkways.

Instead, DSNY should reconsider these rules and take a geographic approach, as suggested in the report. In low-density areas where bin storage is available, the bins are an appropriate solution. Outside of those areas, DSNY should fast-track the rollout of stationary, on-street, shared containers, which the report called "the only path to high-density residential containerization at scale." This is the right solution for dense parts of the city for both residential and commercial waste, and DSNY should not shy away from removing free public parking spaces for what we all agree is a public good – making our streets cleaner and getting rid of rats.

The new containerization programs should also include recycling and organics. As designed, these rules do not incentivize recycling, and failing to include shared containers for recycling and organics in a future program won't either. A smart containerization plan would be tied to a save-as-you-throw model based on bin or bag size to help increase our diversion rates and meet our zero waste goals. Additionally, it is wasteful to have homeowners buy bins now only to give them access to shared containers later, and rolling out new and different policies in a short time can be confusing. This will disincentivize use of the shared containers if and when they come.

In conclusion, Borough President Reynoso calls upon DSNY to rethink these rules and to take a more fine-tuned approach that fast tracks shared, stationary, on-street containers as the preferred option for dense areas and prioritizes waste diversion and sustainability in addition to cleanliness. According to the report, the vast majority of major cities surveyed internationally are using shared stationary containers. It's time for New York to join them. Thank you.

DSNY Hearing “Use of Certain Receptacles by Certain Entities that Receive Department Collection Services”

Liz Picarazzi, Founder and CEO of CITIBIN

liz@citibin.com, 347-549-4121

August 8, 2024

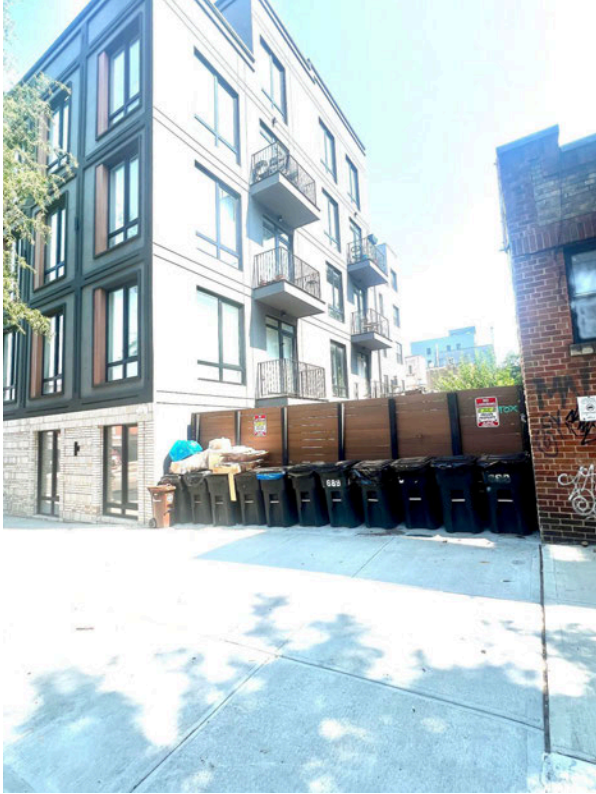
[CITIBIN](#) is a Brooklyn-based manufacturer of trash enclosures. Since our start in 2012, we've installed thousands of bins in all 5 Boros. In that capacity we have surveyed hundreds of properties, both single- and multi-family.

With every client, we look at the number of bags and available space to determine which size works best for them. Many are space-challenged, whether or not they have a CITIBIN, and have asked if there will be an exception process for the new NYC Bin rules.

The concerns are in 2 areas:

1. Multi-family buildings with 2-9 units that use 65- and 96-gallon wheelie bins and would be “downgrading” capacity by using the 45-gallon NYC Bins. Superintendents in those buildings will be taking twice as many wheelie bins to the curb at night, and bringing them back in the morning. They might be better suited for stationary street containers.
2. Residents who don't have space for the new NYC Bins. This can happen with properties using 44-gallon BRUTE cans, the most common cans used by NYC single-family and small multi-family buildings, which is shorter than the NYC Bin. It can also happen when trash cans are corralled in a gated area, with permanent iron work. Examples attached.

I'm testifying to share these user scenarios with DSNY as you develop an exception process. Attached are pictures of properties that fit into the aforementioned areas. Thank you for your consideration.



9-unit new condo in South Slope Brooklyn. Uses 11 65-gallon wheelie bins = 715 gallons. The new rule would require them to get 16 45-gal NYC Bins, taking up more wall and curb space with 5 additional bins. Property manager, super, and condo owners want to keep using 65-gallon wheelie bins.

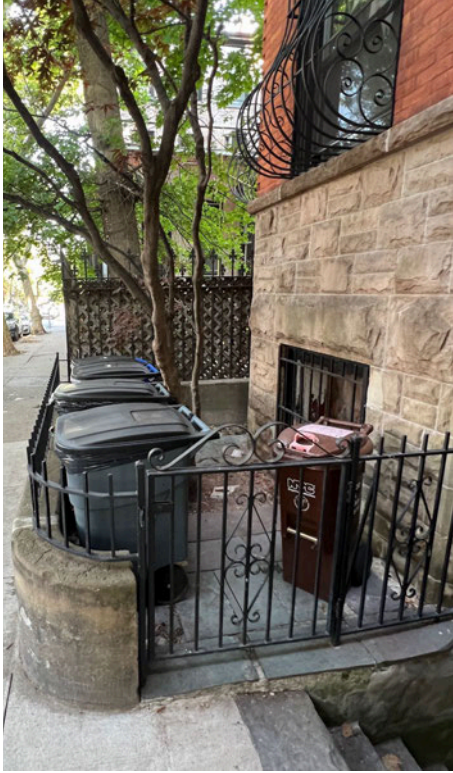


Single-family home in the West Village. The iron work around the trash area is not deep enough for the NYC Bins unless they got rid of their CITIBIN. The owners of the Landmarked home want a trash area that blends in, not pop.



4-unit Coop in the West Village. Using 5 short 23-gallon cans in a CITIBIN customized for the shallow space because the first floor resident didn't want to look at cans.





4-family in Park Slope that is using 5 65-gallon Toters that fit in the gated space. 6 NYC Bins would not fit.



Currently containerizing just commercial trash, mixed-use properties will now have bins in front of their buildings for residential as well. The W Harlem model would work better for mixed use situations as the sidewalk is already taken up with commercial cans.

Feedback from an informal poll of property managers and superintendents, suggesting that stationary street containers would be more time and labor cost efficient for buildings with porters.

- “From a property management perspective this will have a pretty big impact. the 8:00 PM rule had an impact but at the moment we're just paying the \$50 sanitation tickets whenever we get the ticket. Our porters have been complaining about going out too late because they too have families they want to be with for dinner. Its more of a problem for smaller buildings because their budgets are small and our porters typically handle 5-6 buildings per day. There is no way for them to finish all they have to do and be home at a reasonable time.”
- “The new rule will further impact what we do because now we will have to have someone go back and take the bins back into the building or into the citibins.”
- “At the moment we are considering ways of making changes but I think at the end of the day, I may have to hire more people to go around our buildings just to bring the cans back in.”
- “For small buildings, it is a massive strain because they do not have live-in supers. Supers often live far away. Taking out the garbage after 8 has already created a strain for these supers; now they will have to come back in the morning to take in the bins, which means they will have to visit the building at least six days a week when they used to do it three days a week. Finally, it strains these small owners because we have to pay these supers more. “

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

From: agencymail <agencymail@customercare.nyc.gov>
Sent: Wednesday, August 7, 2024 1:20 PM
To: [REDACTED]
Subject: City of New York - Correspondence #1-1-7179354 Message to Agency Head, OPS - Other

Below is the result of your feedback form. It was submitted on Wednesday, August 7, 2024, at 01:19:15 PM

This form resides at
[hxxxs://www\[.\]nyc\[.\]gov/site/operations/about/email-the-director\[.\]page](https://www[.]nyc[.]gov/site/operations/about/email-the-director[.]page)

Message: Why should the residence of NYC, support the department of sanitation in purchasing bins from their friends in order for them to make a revenue from Property Owners and Managers. Isn't it enough that the city keeps imposing or strong harming Property Owners and Managers to do NYC bidding. The notice state that starting June2026 you, MUST in capital use an OFFICIAL NYC Bin. This also state that if Property Owners and Managers do not comply, they will be fined. Another way of milking Property Owners and Managers. Let me ask what MUST the Property Owners and Managers DO, with the BINS they ALREADY HAVE? NYC MUST also inform the GARBAGE COLLECTORS TO HANDLS THE BINS WITH OUTMOST CARE, THEY ARE NOT CHEAP AND DO NOT LEAVE SPILLED GARBAGE IN THE STREETS. Property Owners and Managers Must Protest these things. They did not cause the RAT INFESTATION.

Prefix: Mrs
First Name: C.
Last Name: P. Ellis
State: NY
Phone: [REDACTED]
Email Address: [REDACTED]

This email, including any attachments, may contain confidential, privileged, or otherwise legally protected information intended solely for the person(s) or entity(ies) to which it is addressed. If you are not the intended recipient, you are hereby notified that any dissemination, distribution, copying, or other use of the email or its attachments is prohibited. Please immediately notify the sender of your access to the email or its attachments by replying to the message and delete all copies.

Garbage Bins

Our building has no storage facility for garbage bins. Currently all tenants keep their garbage and recyclables in their apartments until 8pm the night before pick up. I then place all garbage in a large black bag and recyclables in a clear bag for easy pick-up by the sanitation men on our scheduled days. Our building is in line with all the buildings on the block thus preventing us from creating a garbage disposal area on the sidewalk.

Rats not only break into the black bags, they run around during the day climbing into the parked cars to eat at the cables. My son experienced this out-of-pocket expense. They just don't come out on pick-up days. Rats dig holes into the planted trees on the sidewalk and love to run on the subway tracks. They have lived down in those tunnels for as long as I can remember.

I witnessed a parade of rats at an empty lot from a demolished building on West 54th street, no garbage on site, at 2pm one afternoon. For a city as large as New York implementing garbage bins is not going to solve the problem if nothing else is done to control the infestation. A very unrealistic solution. Perhaps more pick-up days and hiring more men would be a better alternative. The last change to garbage placement didn't result in any improvements. There are large buildings in our neighborhood that don't use bins and place their garbage in black bags. Why must the small buildings be any different, when in reality they have less garbage.

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] New containers requirement
Date: Wednesday, July 24, 2024 10:09:33 AM

[You don't often get email from [REDACTED]. Learn why this is important at <https://aka.ms/LearnAboutSenderIdentification>]

CAUTION: This email originated from outside of the organization. Do not click links or open attachments unless you recognize the sender and know the content is safe. Forward suspect email to phish@oti.nyc.gov<<mailto:phish@oti.nyc.gov>> as an attachment (Click the More button, then forward as attachment).

I believe it is not a good idea this new proposal because it will be a big burden to landlord
Now we put the bsgs st the curb side sanitation will pick up and it is the end of oticesd
Under the new procedure the sanitation will empty the containers and these containers will be left at the curbside
In most of these cases the landlord is not residing in the premise and we cannot effort to have a super so the issue
will be who s going to retrieve these containers , these containers will disappear or will be blown away on windy
day
I think the way it is done now is proper and it should not be changed
Thank you for taking into consideration my opinion

Sent from my iPhone

Statement on DSNY Rules for Waste Containerization for Small Residential Buildings

Jim Wright, AIA

08/08/2024

My name is Jim Wright, a transportation architect, urban designer, and advocate for sustainable infrastructure and a world-class public realm in all parts of the city. I support a coordinated approach to street and sidewalk management which prioritizes pedestrians while balancing the needs of all uses.

Those of us who support a complete streets approach to public space planning have long supported a well-managed waste removal and recycling network that includes containerization for commercial and residential buildings to replace the chaotic and unsanitary bag system now in place. While I support the City's overall goal of waste containerization, the proposed implementation strategy falls short of best-practices waste collection strategies in several ways-

- Since many small residential buildings do not have indoor space to hold bins, these bins will often be stored between pick-ups on sidewalks within 3' of the building line according to the proposed rules. This storage location is inefficient operationally and produces unnecessary conflicts with other uses that share the sidewalk – a minimum 8' unobstructed, accessible lane for pedestrian circulation as well as conflicts with sidewalk cafes, retail storefront displays, street trees, sidewalk hatches, sidewalk sheds, and other sidewalk furniture.
- Despite being covered, the bins will be unsightly and smelly in between pick-ups, particularly in hot temperatures which now run from May through September and beyond. It could be argued that this is no worse than black bags now placed on the sidewalk at the curb, however the goal should be to improve waste removal as well as public space, not just move the trash from one place to another on sidewalks.
- The proposed rules do not require that recycled materials be placed into containers so those materials will still be bagged while waiting for pick-up, further clogging sidewalks.
- The proposed rules do not address containerization for organic waste which is being phased in under DSNY's composting program but is struggling to achieve its environmental goals.
- By rolling out the transition in a piece-meal and inconsistent way, DSNY is missing a real opportunity to educate and train users for a new and complete waste/recycling/composting system.

Fortunately, there is a straightforward solution to these problems – locating waste, recycling, and composting containers in the street curb lane. The Center for Zero Waste Design has developed a realistic strategy for shared street containers at the curb lane where they belong, the same type of containers which are proposed by DSNY for trash from large residential buildings. By removing the bins entirely from sidewalks, this system is not only more sanitary but it is easier and safer for pick-up by sanitation workers.

I strongly urge DSNY and the City to adopt a more innovative and consistent approach at the beginning of the transition to waste containerization to assure that the program meets all of its potential to contribute to a more orderly, sanitary, and lively public realm.

August 7, 2024

MAS Comments on the DSNY Rules requiring bins for trash for 1-9 unit buildings

Dear Honorable Mayor Adams and Commissioner Tisch:

There is no question that New York City has a rat problem, and we applaud Mayor Adams and the Department of Sanitation for their efforts to put this issue at the top of their agenda, including piloting initiatives like on-street containers. However, we are concerned that this proposed rule change will result in additional clutter on city sidewalks, which already have many competing structures and uses, creating obstacles for pedestrians and an unpleasant streetscape experience.

We strongly encourage Mayor Adams and DSNY to pursue a holistic and innovative approach to reforming how New Yorkers dispose of their waste. We need a comprehensive plan that will address our rat problem while also reducing clutter on crowded sidewalks, and provide incentives to encourage people to recycle, compost, and reduce the amount of waste they create. NYC needs a collaborative plan undertaken with the Chief Public Realm Officer that brings together the expertise and purviews of other City agencies such as the Department of Transportation, Department of Environmental Protection, and NYC Parks.

We also urge DSNY to conduct robust stakeholder outreach and community engagement and continue the pilot programs with residents, small business owners, and sanitation workers to test this model on several different types of streets before it is implemented citywide.

Sincerely,



Elizabeth Goldstein
President, The Municipal Art Society of New York

Testimony on 8/8/24
Department of Sanitation Rules Hearing

Open Plans writes today in regard to new proposed rules on containerized trash. Our sidewalk is our greatest public asset, and it's time we cleaned it up. It's our shared resource, and millions of New Yorkers use it daily to shop, commute, and socialize. Piles of smelly, leaky trash bags soil our sidewalks and streets, and we applaud DSNY's effort to shift to sturdier, rodent-proof containers. However, at this critical juncture in the evolution of trash management in New York City, we must set a precedent that takes due care to preserve and improve the pedestrian experience. Detailed comments on this and more are below:

- **Sidewalk bins don't solve a key issue: space.** For too long, New Yorkers have been forced to navigate narrow sidewalks crowded with mountains of trash bags. In neighborhoods with narrow streets, entire sidewalks have been rendered unwalkable on collection days. Sidewalk bins may be rat-proof, but they won't solve the fundamental issue of trash obstructing sidewalk space. Many buildings lack indoor storage, meaning rows of bins will live on the sidewalk even outside of collection days, creating accessibility issues and visually blighting the facades and entryways of businesses and homes. There's a better way.
- **Keep sidewalks beautiful, accessible, and spacious — put trash in the curb lane.** New Yorkers are always in motion, we are a city of people who walk and roll. Our pedestrian city deserves spacious and beautiful sidewalks. Trash should not be on the sidewalk, in bags or in bins. Using our curbside space – which is public space – for trash containerization and collection instead of free parking will benefit the entire city. It will also make life easier for DSNY workers who already have one of the hardest jobs in the city, and curb lane bins that can be accessed by the mechanical arms of the new trucks means that DSNY employees will no longer have to break their backs. The department's own pilot projects have already shown that containers placed in the curb lane are an effective and efficient use of public space.

We encourage DSNY to expand the opportunities for curb lane disposal and lower the thresholds for what types of buildings are eligible for in-street containers. This



would be one giant step forward in making sure our city's streets support a clean, safe, and vibrant pedestrian life.

Respectfully,
Open Plans

Sara Lind
Co-Executive Director
sara@openplans.org

Jackson Chabot
Director of Advocacy and Organizing
jacksonchabot@openplans.org

Michael Sutherland
Policy Analyst
michael@openplans.org

Matt Choi
Graduate Intern

From: [REDACTED]
To: [Liguori, Madelynn \(DSNY\)](#)
Subject: Re: [EXTERNAL] DSNY PUBLIC HEARING
Date: Monday, August 5, 2024 9:06:32 AM

You don't often get email from [REDACTED] [Learn why this is important](#)

How will DSNY handle theft of these bins? We currently get ticked on a monthly basis when vagrants unsort our trash, steal our bags (leaving trash on the curb) and other actions. Will you be asking NYPD or other agencies to step up enforcement?

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

[REDACTED]

You don't often get email from ilan@fonz.net [Learn why this is important](#)

[REDACTED]

[Redacted]

[Redacted]

[Redacted]



RENT STABILIZATION ASSOCIATION COMMENTS ON PROPOSED RULES FOR
RECEPTICALS FOR CERTAIN RESIDENTIAL COLLECTION

August 8, 2024

The Rent Stabilization Association of New York City represents 25,000 diverse owners and managers who collectively manage more than one million apartments in every neighborhood and community throughout the city. We thank the Department for giving us the opportunity to submit these comments on the changes to Section 1.02.1 and the addition of Section 1-02.5 to Title 16 of the Rules of the City of New York to require the use of rigid receptacles with tight fitting lids by certain residential buildings.

Having trash placed out in lidded containers is seemingly a good idea. But the costs and logistical realities make effective implementation challenging, if not impossible. The straightforward proposal – to require residential buildings with nine or fewer units to use a lidded container by November 2024 and a specific lidded container by June 2026 - fails to account for the varied circumstances of smaller buildings throughout the five boroughs.

The types of properties covered, while all small, are in no way alike. Consider a single-family home siting on grassy plot with driveway access and expansive sidewalk space and open street parking, while just down the block and around the corner, a building may be a small walk-up on a busy commercial strip with a store-front on the first floor and residential access via a doorway opening up from the avenue to reveal a single stairway headed to apartments above. How these properties are able to comply might be require a minor adaption for one and present insurmountable problems for the other.

The issues are many: from staffing to storage to cost to theft. This proposal puts the burden on small property owners - the group of property owners that lacks scale to absorb extra costs and the least likely to have the resources to overcome these hurdles.

Small owners already had to deal with the challenges of new, limited pick-up hours. These are not buildings with live-in supers. Many have no staff at all; it is the owners who live in the building who put out trash after working a job all day. Others pay a janitor to come by for an hour or two in the evening. This proposed change will mean those who work will either have to leave bins on the street, risking theft or loss or will have to hire someone to remove them from curbside. And those who already pay for trash put-out will have to hire for a second shift to bring the bins back in.


While one can argue owners will just have to adapt, risk the theft of cans and deal with the losses, or pay some more, the footprint challenges cannot be argued away. Storage is a concern as many buildings lack ground level interior space and are without alley, yards, or frontage to permanently store containers. While nearly all of these buildings operate with a tight footprint, some buildings have literally no space inside or outside for garbage can storage. In order to go forward the city needs to partner with owners to develop a storage solution, installing street furniture or garbage racks as a place for cans to be locked up.

Before implementing a city-wide mandate, the department should first begin with small-scale implementation in certain areas in conjunction with owners to assess its impacts on pickup and sanitation. It could survey owners on costs, theft and logistics. The department could use this information to tailor programs to different geographic and situational realities

But requiring all small buildings to begin using lidded containers is a measure that will cause frustration, financial hardship and create new problems for owners and the department.

For these reasons the RSA opposes the Proposed Changes to Section 1-02.1 and the addition of Section 1-02.5 to Title 16.

Use of Certain Receptacles by Certain Entities that Receive Department Collection Service

 rules.cityofnewyork.us/rule/use-of-certain-receptacles-by-certain-entities-that-receive-department-collection-service/



Rule status: Proposed

Agency: DSNY

Comment by date: August 8, 2024

Rule Full Text

DSNY-Proposed-Rule-Relating-to-the-Use-of-Certain-Receptacles-by-Certain-Entities-that-Receive-Department-Collection-Service.pdf

This proposed rule would require that all buildings that receive Department collection, other than residential buildings containing ten or more dwelling units, set out any refuse at the curb for DSNY collection in rigid containers with tight-fitting lids. This requirement would go into effect on November 13, 2024. By June 1, 2026, the proposed rule would require that such rigid containers with tight fitting lids be purchased from an authorized vendor. Such authorized vendor would be chosen through a competitive procurement process and such receptacles would be available for purchase from a retail outlet or online platform.

This rule would allow all buildings and entities that receive Department collection, or are applying for collection service, to apply for and receive a waiver if compliance would create a public safety hazard for pedestrians or would pose an unreasonable hardship. Instructions

relating to such waiver requests would be outlined on the Department's website. There will also be an appeals process for those buildings or entities that are denied such waiver request.

These changes are a part of the City's commitment to cleaning up New York City streets and reducing food sources for rats. Residences and other buildings that receive Department collection are generators of refuse, and bags of waste set out for collection on the curb, even when in compliance with existing waste setout requirements, attract rats and vermin. Requiring such buildings to utilize a specific City approved receptacle for the disposal of refuse will allow DSNY to streamline collections and further limit potential food sources for vermin.

These changes align with other City initiatives to increase the use of containers for waste storage and collection, creating cleaner, more livable, and more vibrant streets and neighborhoods across New York City.

Attendees who need reasonable accommodation for a disability such as a sign language translation should contact the agency by calling 1 (646) 885-4786 or emailing by **August 1, 2024**

Send comments by

- **Email:**
- **Mail:** DSNY Bureau of Legal Affairs , 125 Worth Street Room/Floor: 710 ; New York, New York 10013

Public Hearings

Microsoft Teams Public Hearing

Date

August 8, 2024

9:30am - 11:00am EDT

Location

Microsoft Teams

Connect Virtually

https://teams.microsoft.com/l/meetup-join/19%3ameeting_OWJIM2E0ZjgtN2U2YS00NjJkLWFINTctNTVmMGYzOTIhOGI1%40thead.v2/0?context=%7b%22Tid%22%3a%2232f56fc7-5f81-4e22-a95b-15da66513bef%22%2c%22Oid%22%3a%221d3255a2-4904-4aaa-899e-

[3f943348182b%22%7d](#)

Meeting ID: 228 025 247 189 Passcode: Vdgy87 Dial in by phone +1 646-893-7101,,560471597# United States, New York City Phone conference ID: 560 471 597# Join on a video conferencing device Tenant key: Video ID: 118 414 559 8
Disability Accommodation

Sign Language Interpretation

Comments are now closed.

Online comments: 130

Katherine Hanner

I applaud the requirement that DSNY require that these receptacles have “tight fitting lids”. However the regs need to state that the lid must be secured and tight fitting when placed at the curb. Currently I see many buildings and commercial establishments placing receptacles on the street but lids are not closed since trash is overflowing. When placed like this, vermin (rats!) can easily enter them. Please edit the regs!

Comment added July 11, 2024 8:16am

LesC

It's against the law to monopolize buying trash cans from one place. You will need to reimburse the trash cans that we just bought because the new law that was enacted by sanitation in 2023, trash cans requiring a lid. These new cans should free or allow us to exchange our cans for the new cans.

Comment added July 21, 2024 11:39am

IR

I'm supportive of any program that gets us out of the current situation of trash bags on curbs and rodent buffets. However, I oppose a new government endorsed monopoly. Why aren't we allowing and encouraging competition?

From a rent stabilized housing providers perspective, this is also a new cost that our too low rents cannot cover. Why do we keep adding expenses but then not allowing for adjusting rents to cover them?

Comment added July 21, 2024 8:11pm

GSKP

I manage an IMD building that has 3 residential units. The total monthly rent from these units is \$576.98 as 2 units are not paying their rent. The City continues to burden small property owners without consideration. Decisions that are destroying the ability for anyone who is trying to hold on during this extremely difficult environment. The garbage and rat problem is not resulting from small property owners, clean up has to be done by businesses such as restaurants not small property owners that are barely getting by. My building garbage is taken out at 6am in trash bags instead of bins as people use the bins as public trash cans as they pass by and we have had issues with homeless people going through the garbage. It would be a burden to be forced to put bins out as then small building owners would have to pay an additional cost for the maintenance people to bring the bins in and out especially when they do not live on site. Please do not put further regulations that creates more of a hardship without solving any real problem. Thank you.

Comment added July 21, 2024 8:19pm

Richard Ulloa Melton

I call that this rule is unconstitutional.

“Based on the recent Supreme Court decision in *Loper Bright Enterprises et al. v. Raimondo*, the DSNY proposed rule mandating specific receptacles for refuse collection exceeds the agency’s statutory authority as granted by city sanitation laws. The statutes in question do not provide clear and unambiguous authorization for such detailed regulations. Furthermore, the broad discretion afforded to DSNY without clear legislative standards constitutes an unconstitutional delegation of legislative power. Therefore, the proposed rule should be deemed unconstitutional and invalidated.”

This argument integrates the principles from the *Loper* case, focusing on statutory interpretation and the limits of agency authority, to challenge the constitutionality of the DSNY’s proposed rule.

Comment added July 22, 2024 7:44pm

Alan M Cohen

I have to chain my cans to the building so the homeless and addicts don't steal them. Previously they would be stolen or removed periodically – and my video surveillance showed the perpetrators to be drug users.

If I have to place receptacles at the curb without chains I anticipate that they will be stolen. How do you plan to deal with this issue?

Comment added July 24, 2024 8:36am

Deo

It is just another way for the city to write up more violations.

Comment added July 24, 2024 8:56am

Carole Ferrara

We are managing agents of smaller residential buildings in Manhattan and completely disagree that this requirement will do anything to abate problems with trash in the City. It will however cause a tremendous burden on small building owners, part time janitors and in the end result in fines for the building, stolen expensive trash containers, etc. One of the impossible hardships is that there is no area to store such bins. Smaller residential buildings do not have elevators, they do not have areas at street level for storage. The City is asking an individual to lug a container filled with trash from someplace in a building – typically the basement of a building – up a flight of steps – to the street curb. This requirement is inhuman and must be stopped immediately.

Comment added July 24, 2024 9:05am

MARYANNE GOURAS

I'm all for making our city clean. As much I would like to take the garbage bins out on the eve of collection days, two things concern me quite a bit. 1st. The empty bins will be left out until owners come home from work. Not everyone who has a 1 to 9 family home can afford a supper. 2nd. Having lived in Brooklyn almost all my life, I can't tell you how many times our bins have been stolen, even with the address written right on them. These new bins are not cheap. We small building landlords have far too many responsibilities imposed on us by the city, inspections for this, inspections for that, paperwork for this or the other. It never ends and now this. ENOUGH!!! Thank God we now have good tenants, because we have gone through the ringer in the past, but shouldn't they have the responsibility to keep their children safe in their apartments? We place window guards, special knobs on the stoves, special venetian blinds, etc. I'm know I'm rambling on, but I am a bit frustrated.

Comment added July 24, 2024 9:06am

Johnny

There's so many factors here that is wrong. Firstly, the city is forcing us to buy bins sold by it's own vendor thus creating a monopoly which is illegal. Second, we are then going to throw perfectly good bins into the dump where it does not biodegrade over time. (So much for the environment.) Thirdly, the garbage trucks don't have lifts that can dump these bins out (which is what they really are intended for) so the sanitation workers would still have to pull the bags out by hand and toss the bins everywhere on the streets. Fourthly, now all landlords would have to pay their employees to come back in the morning to pull the bins back inside thus adding to costs when they are already struggling with higher taxes, utilities and other operating costs. (Which, will eventually trickle down to the renters as well). Lastly, homeowners who do their own trash will now have to potentially pull their bins up and down stairs to get them to the curb. For older people or people with disabilities this will be a huge challenge. These bins do not solve the rat problem. It is a cash grab for this city. Based on the number of buildings affected by this new mandate, times at minimum 3 bins per property, the city will make over \$1.8 billion dollars and the rat problem will still exist at the end of the day. Take down the sidewalk sheds that harbor rats and have more timely and frequent garbage pick ups and there will be less rats.

Comment added July 24, 2024 9:06am

Paul Fryd

This is a real problem for our building, a condominium with 4 units and a separately owned restaurant on the ground floor. There is no room for a receptacle in the entryway of the building. And there is no one to take out the receptacle and bring it back 3 times a week after 8 pm. Now, each unit is responsible for taking out their own garbage and placing it on the curb. The restaurant already uses receptacles, this will be a tremendous burden (and eyesore) for this building.

Comment added July 24, 2024 9:17am

Gary B Resnick

This will be very difficult and costly for buildings under nine units. Most of the buildings this size, that we own and manage do NOT have live in supers. We use a company that cleans the building, and they do garbage at night. They do not return until the next garbage day (at night). So, now they would have to return to put the pails back by the building the following morning??. Who will pay for that? Some of the people we use are not available until night time. What happens when it's windy and rainy? And the pails are down the block? Create heavy duty bags that have a scent that rodents avoid. This law does not work for small property owners! The 8:00PM rule is already causing a burden. Our garbage, now for multiple buildings, doesn't get completed until 1:00AM. They clean the pails weekly. Now it's dark, and they can't really see the pails. The city can also use Rat bait stations on corners, by trees or on curbs. The city should inspect them and refill them. We love working with DSNY for solutions, but this is too costly and a radical decision that needs to be rescinded. Every windy day will see many pails flying around in the streets!!

Comment added July 24, 2024 9:18am

Rena W.

I am writing to express my concerns regarding the proposed new rule on containerization requirements for buildings with one to nine residential units, effective November 12, 2024. As a property owner managing 19 properties in the Bronx, all of which fall within the 3-6 unit range, I believe this rule will impose significant challenges and undue burdens on building owners, property managers and supers.

One of the primary issues we face in the Bronx is the rampant theft of garbage cans. To mitigate this problem, we currently have to chain our garbage bins to the properties. The new requirement to use bins with latching lids and discontinue the use of bags will necessitate unchaining these bins for certain periods, which will inevitably lead to an increase in theft. This issue is not just an inconvenience but also a financial burden, as replacing stolen bins will incur additional costs.

Furthermore, the lack of an on-site superintendent for smaller properties like ours means that landlords will need to hire additional staff to manage the new bin system. This will significantly increase our operational costs. Managing waste disposal effectively without an on-site superintendent is already challenging, and this new requirement will exacerbate the situation, forcing smaller property owners to allocate more resources to waste management.

Another concern is the efficacy of the plastic bins against the city's notorious rat problem. NYC rats are known to chew through plastic, rendering the new bins ineffective in controlling waste and pest issues. This not only undermines the purpose of the new rule but also adds to the frustration and expenses of property owners who have to deal with damaged bins and persistent pest problems.

This proposed rule seems to be yet another onerous requirement placed on building owners without considering the practical implications and additional costs involved. A more effective policy would be to focus on increasing DSNY staffing to ensure timely and efficient waste pickup. Improved waste collection services would address many of the issues the new containerization rule aims to solve, without placing extra burdens on property owners.

I strongly urge the Department of Sanitation to reconsider the proposed rule and explore alternative solutions that do not disproportionately impact smaller property owners. Enhancing DSNY's capacity to manage waste more effectively would be a more balanced and practical approach.

Thank you for considering my concerns. I look forward to a constructive dialogue on this matter.

Comment added July 24, 2024 9:23am

Christopher Athineos

As part of the rat mitigation efforts, I purchased metal trash cans with lids for my 8 unit building. They were all stolen two weeks later. I re-purchased the same metal cans and chained and padlocked them to my fence. This was a considerable expense, given my rents are under \$1,000 per month. I lined the cans with black bags and put out the trash after 8 pm. We have no problem with rats on my block. I urge the Dept of Sanitation to rescind this proposal because it puts an undue burden on property owners. Now you are requiring me to purchase more receptacles a third time in one year ! How will I prevent them from being stolen if all the cans on the block are the same? Who will bring the cans back in after the Sanitation Dept empties it? What happens in the winter when the cans blow into the street? The cans will end up being out all day on the street. This is typical gov't dysfunction. The ones who create these rules, don't own or run properties. There is a big difference between theory and reality. Please re-consider.

Comment added July 24, 2024 9:31am

Susan Corradi

This is totally ridiculous. What about the buildings with more than 9 units?? Why do the small mom and pop buildings have to suffer! Putting pails out by the curb are a nuisance and if the weather is windy there goes your pails at \$50.00 a pail.

Comment added July 24, 2024 9:58am

Howard B Brachfeld

Building location is 619 9th ave in Manhattan. There are 6 units. There is no ability to store the plastic can in the basement or entrance way or halfway of the building. No ability to chain to front of build because of commerical store front. There is no super to move can to and from curb side 3 days a week. Tenants put bags out 8PM the evening before pick up. Never seen any evidence of rats attacking the bags.

Comment added July 24, 2024 10:06am

K D

This rule is ridiculous. First of all, it will be heavy to carry these bins from the basement to the curb. Second the locking mechanism is going to make the sanitation workers take a longer time to empty them and it will make their route longer. Third, everyone knows the sanitation workers are not going to gingerly place the containers down after they dump the trash. The containers will be thrown and the lids will break. Who has to pay for another container? We do, the owners or we get a fine, right? Fourth, the containers will be stolen, and again who has to pay for that? The owners, right? Fifth, who will pick up the containers, once the trash is picked up? Many people work and won't be around to pick up the trash containers in a timely manner. This is going to make the sidewalks filled with garbage containers and it will give thieves the opportunity to steal them. This is totally unfair to make us do this. It was with good intentions, but it is not the solution. And why do I HAVE to get a container from the city? This is just a money grab to help pay for the migrant problem. Why should I be paying for them? I pay plenty in taxes, this is just another way to make us responsible for what the City of New York is responsible for. This plan was not thought out well. There are more problems that will come with this. Will the City of New York pay for my broken and stolen garbage containers? I know, the City of New York is hoping this will happen so they can give fines to the New York owners. It's bad enough that we help keep this city going through our exorbitantly high home taxes. Now, you figured out a way to get more money from us. To what end? Again, this is ridiculous. This is not the answer. Do not pass this rule.

Comment added July 24, 2024 10:14am

JERRY W MATEJKA

I get it that we trying to eliminate rats and am already doing my part. Last year when I got a summons, I had my entire front yard cemented over costing me over \$5k
I am against the DSNY proposal on such a relatively short notice. For those owners already using closing lids which I recently purchased, now asking me to buy 8-10 new ones with a closing latch is crazy because they will cost me over \$50 apiece.
Please extend the date at least 1-2 years and then start the process incrementally instead of all 1-9 family units
Jerry

Comment added July 24, 2024 10:34am

Samantha Tung

this proposed law is very impractical!

– who will bring the garbage cans back to the house or building if the homeowners all work ? and will they be subject to fines if the empty garbage cans are left out until the evening when the homeowners come home?

– there will be garbage can theft as well, although I'm pretty sure lawmakers won't care about this issue, for the homeowners who have to shell out more money to replace the garbage cans it would be more of a hardship.

– in Queens where parking is really tight, how will the sanitation workers get the garbage cans to their truck? will they lift it over their heads when they walk between parked cars? especially if it's filled with heavy garbage? or roll it down several houses to where there's adequate space between cars? what happens if a car that is parked in front of the building gets damaged, who will be responsible?

– for buildings that have 4-9 apartments, there would be a lot of garbage cans that would clog up the sidewalks and make the sidewalks more crowded than it already is.

Please have lawmakers who actually live in the area where this proposed law is going to take effect have input on this law. This proposed law is so impractical to homeowners, pedestrians, sanitation workers and car owners.

Comment added July 24, 2024 10:48am

Irene C Krauland

I oppose the new requirement as I often am away when the garbage collection may occur and this will mean the container will be subject to theft and destruction. Moreover it will be a temptation to others to put things in the container- such as recyclable materials – and the violation will be mine to pay. Tying up bags securely does not offer this opportunity. In the area I reside we do not have a rat issue. In the occasions we have, it is because of construction occurring in the streets which disrupts where they hide. I think in this day and age it should be possible to sterilize the rats so they don't reproduce as proficiently as they do. The rat problem is very noticeable and persistent in the subway stations where there isn't necessarily a steady food supply. I think 1-4 residential dwellings should be exempt of this requirement as these type of residences are not the problem.

Comment added July 24, 2024 11:20am

PSE

While it's a great idea to contain garbage, there has to be a better solution. We have a small building with no space to house an outdoor container as well as garbage and recyclable containers. The city should build curbside sheds, which also might eliminate the theft problem. We have a part time super who we would have to pay to come in the morning to retrieve the container. Once again it's another financial (and space) burden that falls on those of us that provide rent stabilized housing for New Yorkers with no foresight into how to make this work for both the landlords and the city.
Thank you for your consideration.

Comment added July 24, 2024 11:59am

charles green

The fact that there is only one source for these containers stinks to high heaven. Many blocks have no curb access for the pickups. You are not considering the fact that rats can still eat through the containers. I urge the city to seek alternate methods to combat rats. Perhaps you can enlist the huge migrant population to clean the streets. The unintended consequences of this legislation will place undue hardships on the population. I urge you to reconsider this law but I have little hope that you will do so.

Comment added July 24, 2024 12:21pm

PC

Small buildings with commercial spaces do not have any place to store the receptacles; no basement access nor sidewalk storage area. The tenants are responsible for their garbage and it stays in their apartments until it is pickup time/day and then gets put out. Unfortunately, this is another burden that the city wants to shift onto the building owner. The city has created instances when citibikes, bike lanes and restaurant shacks deter the street cleaning work of the DSNY. To require the purchase of receptacles with tight fitting lids is ludicrous – when the tight fitting lid is opened by a passerby and the garbage is all over, that’s an extra sanitation violation for “open receptacle.” Of course, the theft of the pails will always be a problem. Prompt and efficient pickups will help to keep the rats from the building trash however, there are a million other places the rats can go and eat that are in need of review.

We had “Cleaner, more livable, more vibrant streets” years ago when it was the fulfillment of a dream for many of us to own a piece of the greatest city on earth. Our streets have changed for the worse. Small property owners are trying their best to keep everything going. Please reconsider and remove this additional burden.

Comment added July 24, 2024 12:35pm

Virender k SURI

This requirement will be a burden on small 4 -8 family owners and also hazardous to school kids and pedestrian walkers . first put after 8 pm then pick up the containers in the morning – sanitation look for own convenience not the public convenience

It will cost more to the owners with already LOSING money

Comment added July 24, 2024 12:56pm

Charisse Tyus

We are opposed for many reasons which include aesthetics, parking, space will not hold all the garbage that one city block of apartments. Leave landlords to manage their garbage. and the spend the money used for containers to address the rat problem more aggressively. Thank you.

Comment added July 24, 2024 1:08pm

Gordon M Stanley

This regulation has not been sufficiently thought through. The relatively narrow sidewalks in our neighborhood are going to be rendered even less passable if there new receptacles are placed out for collection. Unless there is some way to secure them they will become an instant target for thieves, as has already occurred in areas where this has been tried, and of course it will be up to the property owner to replace them. This cost will be passed on to tenants, along with other new mandated expenses, and will contribute to rising rents. It also makes no allowance for fluctuations in the amount of garbage we have to put out. I have a small building; most pickup days I put out one bag of garbage, but if I have someone moving in or there's a renovation project there's a lot more to throw out. If I have six bags to throw out- and this has happened- will I need six locking bins? Will it be the same for recyclables, which amounts can also vary wildly from week to week? If you want to get garbage off the sidewalks it would make much more sense to mandate block by block a narrow window in which Sanitation would pick up the trash and prohibit setouts until shortly before that time begins- essentially tightening what's in place now.

Comment added July 24, 2024 1:44pm

PLC

I'm sure all small building owners do their utmost to keep rats from their property. Requiring small building owners to buy receptacles is an undue burden – monetarily and physically. There is no space available inside or outside the building to keep the receptacles without causing a walking problem. More than likely, the receptacles will be stolen. The proposed rule would also open the door to a whole new list of receptacle violations.

It is unfair for the city to place this burden on the backs of the small property owner, but I believe it is being done in order to show that “something is being done” about the rats. The city should look to itself to deal with all that prevents the city from being maintained in a clean and orderly fashion.

Creating a new rule is not going to be the solution to the problem-please reconsider.

Comment added July 24, 2024 2:53pm

Esther Piscitelli

I don't think I should have to pay \$50 for a bin that people will continue to rob. It is also my understanding that we will have to purchase multiple bins for paper, plastic, and garbage, and this isn't fair to us residents.

Comment added July 24, 2024 3:58pm

Pedro Dominguez

Please see attached file for comments. Thank you

[Comment attachment](#)

Garbage-Bins.docx

Comment added July 24, 2024 5:24pm

Eugene Ziemak

This is the worst idea. I'll have to spend three hours three times a week just to wash all the bins because I'm not allowed to use garbage bags, who is the genius who thought this up!!! This must not pass. This is a hardship on the people that live in the building this will bring in rodents and cockroaches and bugs. Within six months. The neighborhood will be flooded with rats and bugs. and you're forcing me to buy them from one person this is communism at his best.

Comment added July 24, 2024 5:54pm

Jonathan Hochhauser

I am confused by the June, 2026 date. If the city wants to require we use a certain type of container purchased from certain designated vendors, then have those vendors designated when the program goes into effect. How can the city insist we buy containers now only to insist we buy different containers two years from now? This is an unreasonable burden.

Comment added July 24, 2024 10:54pm

Papoutsis Anastasia

This new mandate is not a practical one for landlords and supers that do not live in the properties. Last year mandate was implemented to put trash bags in the curb later in the day which we adopted with some changes in our scheduling. This new mandate will require landlord or super to also visit properties in the morning hours to remove trash bins from the curb.

Comment added July 25, 2024 10:52am

GKPapoutsis

This new mandate is not a practical one for landlords and supers that do not live in the properties. Last year mandate was implemented to put trash bags in the curb later in the day which we adopted with some changes in our scheduling. This new mandate will require landlord or super to also visit properties in the morning hours to remove trash bins from the curb.

Comment added July 25, 2024 10:53am

Anthony C

Crazy to me that the law makers keep trying to push rules that hurt housing providers. One thing is if these rules only applied to owner occupied homes or buildings with live in supers but to go on and make it a requirement for all of them is pretty insane. Collection times are not consistent and then on busy blocks you will end up having cans blocking walkways/ street parking on collection days. On top of that the cost is tremendous for income capped properties. Lets just consider .5-1 hour of work per collection day, this would be approximately \$1560-\$3120 at \$20 an hour since its 3 x a week. The average monthly rent for a rent stabilized building is \$1,555 (that number includes new rent stabilized buildings). So for many owners you have just reduced their already incredibly thin margins by 1-2 months rent of one of the units. We are talking about 6-9 unit rent regulated buildings so this is huge! This is on top of all the new burdens (gas pipe testing once every 4 years, mandatory xrfs for potential lead based paint, & increased fines across the board from dob/hpd/dhcr). 2-3% annual rent increases weren't keeping up with the typical costs that were outpacing capped rent growth. These new "requirements" just make it impossible. This is especially true since the reality is that the majority of these buildings are facing refis with interest rates that are 70%-150% higher than they were paying 5-7 years ago. The city needs to help providers not continue to overburden them to the point where they are fed up and throw in the towel.

Comment added July 25, 2024 11:18am

AM

It is just another way for the city to write up more violations!
I do live in Queens there is not space for parking so It will be heavy to carry on these bins from the curb to the truck because there is not space between them so more cars will be damaged for the DSYN and I don't think the DSYN workers are Superman! everyone knows the sanitation workers are not going to gingerly place the containers down after they dump the trash.

Comment added July 26, 2024 9:18am

ANGELA ABRUZZO

If the City is so concerned about the harassment is an issue that they should take care, not us small building owners, if the City wants us to buy these containers, so that the rats have no access to the interior of the containers, then they CITY should give every property owners those container for FREE, not that we small building owners must buy, do we get an increase in rent if we buy them?? I just purchased three garbage pails, because the building dept. requested it, I spent \$150.00, what do I do throwing them away because the CITY, says we must have containers approved by the CITY, How can they impose small building owners this kind of harassment, because that all it is. Some politician instrumented this proposal, to have some contractor make money on us. These containers cannot be left curbside after garbage is picked up, because they will be stolen, I buy new covers, the next day they are. THIS LAW CANNOT PASS

Comment added July 26, 2024 1:38pm

JN

Why do you keep making things harder for the small owners of multi-family buildings? It is like the big real estate guys are helping you figure out ways to push out us mom and pops.

First, we can't put out garbage out until 8pm. Have you tried putting your trash out in the dark when it is cold and icy outside, and you are already exhausted from a long day? Probably not, because you are rich folks with the money to hire people to do things for you.

And this did nothing for the rat issue. People just got used to the rats, and stopped calling in complaints.

Rats chew through plastic bins, even when those bins have lids. I have my trash in a sealed metal container, that has remained intact for the last year. Now I have to waste my money on something I know won't work.

How are these lidded bins that you are forcing us to buy supposed to fit between parked cars? And what if I can't be home to bring the bins back inside? Let me guess, you will be issuing summons for any bin left outside for more than 4 hours, like you do now.

And how much slower is sanitation collection going to become by dealing with all of these bins?

Comment added July 26, 2024 3:33pm

Brooklyn Homeowner

Hello, shouldn't the city provide homeowners with the first set of trash bins based on the number of dwellings they have? It doesn't seem right to have homeowners purchase brand-new trash bins when we already have bins that work perfectly fine and have already invested money into. Not all homeowners can afford the price that these new trash bins are set at, especially if the city continues to implement all these new rules and laws toward homeowners, which has already caused a financial burden to some. This new rule with the trash bins also doesn't seem ideal for the environment. What is the city planning to do with all the additional waste if homeowners have to throw out all these used trash bins?

Comment added July 27, 2024 10:48am

Saida Conigliaro

When Sanitation enforces the use of bins for buildings and businesses and that law becomes a reality, then and I only then as a homeowners will obey this ridiculous law. Our streets are full of garbage and Sanitation claims no resources and human power yet will issue homeowners will be penalized with summons.

Comment added July 28, 2024 5:11pm

Nan schiff

Guaranteed the bins will be stolen unless we can attach them to some pole that might have one of your signs in them. Good idea but not for this city. Great opportunity to cause pain and hardship for sanitation and landlord. Guaranteed this will fail unless we can secure these bins. No one can walk them back for hours. On bway all Of them are locked o. Bus signs or alternate parking. Why. For the reason I site. They will be dirty. Too far away to wash. Good thinking. Not he right time. Not the right place. Not the right city

Comment added July 29, 2024 9:18am

Shaun Covington

More attention should be paid to garbage collection. The rules were changed so garbage would not be on the streets as long. Moving the permitted time to put out garbage 4 hours later. That would be helpful if the garbage was being picked up earlier. The focus should be put on Sanitation and tighter scheduling as opposed to putting more obstructions on the street in the way of cans.

Comment added July 29, 2024 9:19am

Mark

Two issues:

The additional expense to purchase authorized garbage containers as an additional expense on top of the inflationary expenses landlords experience along with the paltry rent increase allowances. This is completely unnecessary.

The requirement does not take into consideration the increase in thefts that would impact landlords in this regard. Many landlords have either attempted to secure their garbage containers or not make them available in a public area. This new requirement will undoubtedly lead to theft of containers and it would be incumbent on the landlords to replace otherwise they will get fined.

Comment added July 29, 2024 9:24am

Debra Scotto

So what are you supposed to do on weeks where the amount of garbage generated by the building exceeds the space in the available containers? Each building can only fit a certain amount of containers! Now we bag it and put it to the side. Also, are the sanitation people going to neatly pick up the cans, dump them and PLACE them neatly back on the sidewalk in an UPRIGHT position with the lids reclosed?! Tossed cans sideways on the pedestrian right of way with garbage bits inside them and open lids are a picnic for rats and a hazard for people walking by. Not all sidewalks are wide enough to have cans thrown all over after pick up. And, it will likely take TWO garbage people per can to dump and re set them (assuming they are re set) so at least double the current work and man power.....

Comment added July 29, 2024 9:51am

Catherine Harper

The proposed requirement that owners of buildings with between 1 and 9 units use trash bins with lids in addition to the compost bins is unreasonable! We had to purchase additional compost bins since the one bin supplied by the city was not sufficient.

We pay to have the garbage taken out of the bins in the yard and bag it during the day. Then we have to pay someone to come back to the building to put the garbage at the curb after 8pm. Now you want us to spend additional money to buy expensive bins that lock which we will have to turn around and bring back into the yard (if they haven't been stolen) after the sanitation pick-up. Where is this money coming from? The rent increase limits imposed under the rent stabilization guidelines have us in a financial bind. Expenses continue to skyrocket while our rental income remains the same! Small landlords are going to be forced to sell or abandon the properties that have probably been in their families for decades. The five boroughs will consist of luxury apartments, affordable housing that no-one can afford and decaying older buildings that small landlords cannot afford to maintain! Between all the expensive inspections and related filing requirements small apartment buildings in the boros will become a thing of the past!

Comment added July 29, 2024 10:03am

BA

Hi,

I am writing in objection of the new proposed rules. I am a 2 family home owner in Queens. I currently put out the trash in the morning as I leave for work. I don't typically come back home until 7-8pm, or sometimes have to travel overnights.

Currently I can place my bags out for pickup and not worry. Now I need to figure out how the bins will make it's way back to my property as I am away for the day at work. It is unfair to expect home owners to be available all day to place the bins back on our property when we are gone for the day or travelling overnight for work.

In addition, I cannot understand how the sanitation department will roll bins to the truck when the entire block has cars parked bumper to bumper.

This new initiative, although it has good intentions, is not practical for day to day NYC life and should be reconsidered.

Thank you for your time,
-A Concerned Home Owner

Comment added July 29, 2024 10:12am

Thomas christoforidis

The rats in nyc will chew right through those plastic bins like they are currently doing now.this is a total money making scheme that the city is trying to get away with.keep taking more and more money out of our pockets.

Comment added July 29, 2024 10:17am

Angelo Vita

Although the need to curb the rat population is important the remedy should be looked at with a balance of increasing pick-up schedules as well as placement of garbage on the curb. Perhaps the city should help purchase the bins for all landlords and the tenants, as we all work, reside and create garbage together. It's not a landlord issue but a community issue.

Comment added July 29, 2024 10:32am

Jeffrey Heidings

The onus on small building owners is unfair

Comment added July 29, 2024 10:42am

Susan

My company owns several buildings where this is no lobby space for trash cans, where there is also no sidewalk space available outside of the buildings to store trash cans to will only be used for that building, and which have a flight stairs that 45 gallon trash cans would have to be lugged up and down to be put out for collection
It would be a hardship for us to be required to use trash cans instead of trash bags.

Comment added July 29, 2024 11:54am

KAD

I am a small building owner who pays exorbitant taxes and fees just to run a small business in NYC. This new regulation is obscene. Not only does it require small business owners to purchase new receptacles by your hand picked contractor, but we aren't even allowed to secure the receptacles to prevent them from being stolen. The city hasn't even retrofitted the trash trucks with the ability to pick up the receptacles, but we're supposed to use these new bins now?? How much of a kick back do our politicians get from these new receptacles?? Requiring small building owners, 1-9 family only, without taking into consideration all the larger buildings, fails to define the outcome you think it will produce. Perhaps you should hire more sanitation workers to fix this problem rather than spending our money on homeless shelters for illegals.

Comment added July 29, 2024 12:18pm

A.S.

I am against implementation of this proposal. More onerous rules.

Comment added July 29, 2024 12:32pm

Illumi Dominguez

I don't think that forcing small building owners to buy \$50 garbage bins is going to reduce the rat infestation in our city. The rats are everywhere! In our parks, subway tunnels, building courtyards and even crossing our streets in broad daylight. Where are we going to store these bins on non-pick-up days? The majority of small buildings have no outside areas to keep bins or elevators to bring them up from basements. Some of these buildings are home to seniors, like myself, and have little income leftover after operating expenses, taxes, and inspections required by our city to maintain and operate our buildings. Let alone, replacement of stolen bins or violations.

Did anyone think about these issues before imposing the new rule? NO! Just create a new implementation and pass it on to the landlords to figure it out, like all the other ones we have to comply with. Is the city going to reimburse us for stolen bins? Will the larger buildings still be able to put their garbage out at dawn in Black Bags? Why can't small buildings do the same since we have less garbage?

Whoever thought of this new implementation needs to think of all the ramifications imposed on small building owners, not just the rats or fattening the pockets of the \$50 bin manufacturers. Enough is enough!

Comment added July 29, 2024 12:50pm

Jack

The only people siding with this regulation are tenants who don't have to pay, or they are landlords with higher market rents. Previous regulations, the purpose of the time change to put out the trash was so that it's outside less. Often, I've seen that the trash isn't picked up till just before sunrise the next day or the DSNY skipped that day. Bins need to be provided for free or reimburse for the previous ones. New bins must not be supplied by a sole provider (monopoly). Regulations that didn't work need to go retro before we implement this new regulation. Completely one sided and unfair.

Comment added July 29, 2024 1:44pm

Vera Zeqiraj

I Oppose the requirement that requires home owners purchase these bins with the vendors NYCDS assigned. As property owners we have been chaining our bins so that others don't steal them. We now are facing thieves stealing our trash and recycling bags fresh out of our chained bins on a daily basis! I see this a an issue that has deeper roots than a tight fitting trash can cover! We will get fined when the homeless or the can collectors rummage through our cans all night leaving the bins open to rodents and creating a mess, only to find NYDOS writing citations before we wake up and see the mess.!

Comment added July 29, 2024 4:29pm

Leslie Leong

The new DSNY requirement for trash containers is impractical for our building which has three residential units. We don't have an alleyway or any space between properties nor do we have an accessible basement where we could store the required rigid containers. There isn't enough sidewalk space where the containers could be stored. Picture a typical downtown Chinatown street where the buildings don't have alleys between them.

If we were able to leave the containers on the sidewalk, there would be either stolen or filled with pedestrian trash. Please change your rules so they don't impose a requirement that is impossible for us to comply with.

Comment added July 29, 2024 4:32pm

Nicolina Vella

It is a financial burden for me as I'm barely making my monthly expenses for my building and have a second job. I can't afford anymore expenses that the city is implementing. It will be very difficult for me as I am an absentee landlord that lives 17 miles away and I no longer drive because of my disabilities. I would need to hire someone to literally wait for the garbage truck to pick at odd hours and then secure the bins which I can't afford to put someone on the payroll. My 6 family house is located on a busy street to the entrance of the Grand Central Parkway and the RFK bridge in Queens. In inclement weather those bins will all be blown away over the street and can be a hazard to on coming traffic as well as pedestrians. Also, I don't have any space outside or inside the building to store these bins. This is not a good idea and not in the best interest of struggling landlords like me to maintain our properties.

Comment added July 29, 2024 7:07pm

Larry Becker

Will plastic garbage bags still be required for garbage placed in bins?

Comment added July 29, 2024 9:33pm

Tom Mustac

This rule is an undue burden on my small properties. We do not have the storage space for safe maneuvering and they will be a pedestrian hazard on the sidewalk. We already have bins with fitted lids and we are surrounded by much larger buildings with mountains of trash that are exempt from the rule. This is an undue burden with no benefit to anyone.

Comment added July 29, 2024 9:47pm

Tom Mustac

Has anyone noticed that the sole supplier of the selected trash bins is a private equity firm?? How/why were they selected?? These types of bins are used all over the world and they are not as robust as they appear. Those hinges snap and the lids become unusable. Take a look at all the good that average New Yorkers dump on our streets, benches and under cars every day. They are the ones feeding the rats. Why are you not fining these litterbugs that share their lunch with the rodents? Put trash where it belongs and you will see a reduction of rodents. Help landlords force filthy tenants to clean up their apartment. There are many tenants that have thick film of grease and crud on their windows, stoves and countertops... these are your breeders.

Comment added July 29, 2024 9:56pm

Peter Haviaras

We are managing agents of smaller residential buildings in Brooklyn. From experience this will not help the city rodent problem much at all but it will however cause a tremendous burden on small building owners, part time janitors and in the end result in fines for the building, stolen expensive trash containers, etc. Also, Agreeing with someone else's comment that the average building has no area to store such bins. Smaller residential buildings do not have elevators, they do not have areas at street level for storage. The City is asking an individual to lug a container filled with trash from someplace in a building – typically the basement of a building – up a flight of steps – to the street curb. This requirement is written by someone that has never actually managed a property in NY.

Comment added July 30, 2024 9:55am

V

Has a pilot test been run in any of the 5 boroughs with these particular cans? If not, one needs to be done to see if any substantial difference if made with regards to the following:

- (1) does the rat population go down?
- (2) do the cans fit between parked cars?
- (3) how much slower will trash collection be?
- (4) does the slower collection time affect traffic flow adversely?
- (5) does the can fit inside fences of residences?
- (6) can the cans be managed by individuals who have physical limitations?

Comment added July 30, 2024 11:25am

V

Please make building that are 100% rent stabilized exempt from this requirement. Our operating budgets are already extremely limited. We cannot afford yet another expense.

Comment added July 30, 2024 11:28am

Karina Taveras

I cannot imagine the theft and extra work this will entail for property owners and supers. We have to lock up the bins when they are not in use and leave them on the sidewalk for about 10 hours. So if they are stolen while out on the sidewalk, property owners have to replace them and if not, get a summons. This is crazy!

Comment added July 30, 2024 11:34am

Alexis B

This is a cost that is hard for Landlords with rent stabilized buildings to afford. I agree they should be offering them for free or heavily discounted (\$50 a can is not "cheaper than most") and I don't understand why any sized can (capped at a size) with attached lid can't be used? Additionally, buildings on commercial avenues keep their cans inside the building, we can't fit these new cans in the limited space we have, and we are at a loss as to how to make this work.

Comment added July 30, 2024 1:58pm

TaxFax

Will these rules apply to properties owned by city council members as well?

The city has a history of not enforcing about elected officials who break laws. For example, City Council Member Darlene Mealy hasn't paid taxes since 20202 – but DOF does nothing. She hasn't paid HPD fines in years either.

Will DSNY also ignore violations of this rule for elected officials as well?

[Comment attachment](#)

mealy-1.pdf

Comment added July 30, 2024 11:33pm

Nan schiff

Second time I am adding comments as I realize the ideas are good but so not practical or achievable in the boroughs we own in. The population will find ways to do the usual . Turn cans over, steal them, and more. Now the landlord will have spent more money in buildings that limit severely increases for the running of them, continue to raise the real estate taxes even though no one wants to buy them and when they do the reduction in their value from three years is huge. No bank wants to lend on them. On and on. It's a pity for sure but bringing more hardship to the landlord is what this will do. The ticket violations will only rise and while I believe you mean to do a good thing, this city is not that place currently for that kind of thinking regrettably. Wait u til we solve if possible some of the bigger problems like getting help in housing and services for the homeless.

Comment added July 31, 2024 8:50am

Chris Efthimiou

Hello DSNY,

I am a small property owner of a rental property in Queens and support the discarding of refuse in containers like most modern cities, especially trash that contains organic items. The long-standing practice of discarding organic waste in plastic bags on streets is unsanitary and promotes rat infestation.

I would appreciate if there is no requirement to place the cans curbside as sanitation workers and place the cans back in place when finishing their pickup. This will eliminate the problem of re-arranging the cans after pickup. Any non-organic trash that exceeds the limits of the cans and is placed outside the cans should not be penalized. Thank you.

Comment added July 31, 2024 9:11am

Marcelino I Lake II

What are the new containment requirements? Please send the specifications to [\[email protected\]](#)

Comment added July 31, 2024 9:30am

Roman Kaczmarzyk

Hello

We have houses in Ridgewood .

Too many cars and they park very close to each other on our streets .

there is no space between cars to carry the new proposed trash containers to the street.

I don't see the way how sanitation department will carry them over the park cars .

it will be impassible .

another problem is that if the containers are not chained and locked they get stolen right away

we will not be able to chain and locked them on the street .

they will be stolen first night .

thank you

Roman Kaczmarzyk

Comment added July 31, 2024 10:46am

Janice Hamilton

I am against this new rule regulation with likely unintended consequences for smaller owners, pedestrians in these areas, traffic and school schedules. This is yet another onerous requirement placed on building owners. Greater focus on DSNY staffing to ensure waste is picked up is a more effective policy that we continue to advocate for. This is additional financial burden on small property owners, as when there is no sanitation pickup date, the cans will be like city garbage cans for public pedestrians to litter in it, and lid locks will have to be purchased to avoid being dumped on. The bins are subject to THEFT and therefore having to re-buy new bins repeatedly.

Comment added July 31, 2024 12:39pm

Bernadette

I am against this proposal. The only effect this proposal will have is make the contract holder a lot of money with no effect on the rat problem. Want to get rid of rats? Do it like they did in Amsterdam: light the sewers on fire and burn the rats or bring back effective rodenticide. This proposal is another example of inept policy makers from consulting firms (useless in the real world) playing with owners money instead of listening to boots on the ground with common sense. I veto this proposal and everyone associated with it.

Further, due to the increased crime, these bins will have to be regularly replace due to theft (Bail Reform what a failure).

Want to reduce rats and trash? Increase garbage collection and get some good rat poison. Don't want to kill the rats? Start allowing ppl to eat rat meat (if worms, roaches, crickets, scorpions and other insects are acceptable sources of protein so are rats) or use rat meat in pet food or rat meat as fertilizer the applications for rats are endless. There are solutions(environmental and other) you just have a bunch of incompetents in decision-making offices that need to be fired.

Comment added July 31, 2024 1:06pm

Corey

I am a small landlord. My buildings are small mixed use. Apartments above stores in high pedestrian traffic areas. These buildings were built over 100 years ago. There is no where to leave this bins inside the building. The stairways are too narrow so would be fire hazard. If we leave them on the street it will crowd an already crowded sidewalk covered with sidewalk cafes, commercial garbage bins, bikes, and pedestrians. Cars are often parked so close together the bins wont fit between them DSNY comes. There are also many questions like: What happens if tenants have extra garbage bags from a party or moves out as examples? What about bulk items that don't fit in bags? How does snow factor into this? What prevents people walking down the street from throwing garbage in them? What prevents people from stealing the bins? This idea of containerization needs to be thought out more with more input from supers, porters, and the community in general.

Comment added August 1, 2024 12:08pm

Mark

I am against this proposal. The bins will be stolen, they can't fit between cars, there is no where in small buildings to store them inside, pedestrians will throw trash in them, sidewalks will be come more dirty and crowded in high density areas. Bins will be pushed and moved around blocking sidewalks. I will have to hire staff to clean and maintain the bins everyday. I will have to pay to replace bins that are worn or stolen. All of this adds even more financial stress to small landlords.

Pick up trash more frequently and faster. If people put out before midnight don't wait till 8am to pick it up. The outdoor dining doesn't allow streets to be swept and cleaned properly (even with the new program). If you actually really cared about the rat issue you would stop the restaurants. They are the main issue here. Rats nests under many of them.

In Tokyo they have a larger more dense city. No trash cans anywhere yet no trash anywhere! We need to educate people and fine litters and dumpers. We have to clean our streets from the bottom up. We need to change our culture to keep our streets clean not fine landlords and add more regulations. That doesn't solve the problem.

This will be yet another expense for property owners. They think every landlord is rich. Far from it! With the extremely high taxes and expenses coming with owning in NYC it is forcing small landlords out of business. When landlords leave and the city loses tax revenue and their jobs they will finally understand. They are killing the goose that laid the golden egg.

Comment added August 1, 2024 12:30pm

Alexander Castillo

Hello,

By assigning a dollar value the city will create the incentive for the development of a black market for these trash bins.

These \$50+ bins will be out on the sidewalk for several hours where a thief can easily pick them up.

The police has limited resources and tracking stolen trash bins will surely not be on top of their lists.

It could take the police days/weeks to find stolen bins.

What do we do with our trash in the meantime?

The city should give these containers for free — specially to tax-paying small homeowners/landlords.

Thanks.

Comment added August 1, 2024 12:54pm

Deo

Politician finding new ways of juicing the working class that pay taxes. What am I goin to do with my existing can. A five year phase out might work. Full the landfill with it. We should have CAT house around. Works great in my neighborhood

The sanitation workers empty these containers and dump them back on the street. They should secure them.

Comment added August 2, 2024 8:44am

Alison Bradshaw

PROBLEMS WITH PLAN:

TIME:

Tight fitting lids will require a Sanitation worker to PRY OPEN the tight-fitting lid before the bagged contents could be up-ended into the Garbage truck opening, which has to take a lot more time than the direct motion of hoisting a sealed bag into the rear of the truck for disposal.

TRUCK DESIGN

If a new bin-opening hoist must be added to the Sanitation trucks to try to automate the procedure, this will be a costly conversion, and it will take far more TIME to execute, and FURTHER with more mechanical moving parts be subject to more TRUCK

BREAKDOWNS.

STORAGE SPACE

Consider the situation for a building with up to 9 units: each residential unit has 1 bag of garbage 3 times a week so the building would need 4-5 of these bins (if not much garbage has built up). Most small buildings [approx 3-6 stories] do not have an interior space to store such bins inside for the 7 days/4 nights the bin must be off the street; if kept out on the street within the building property line, the street would feature a line of garbage bins all the time instead of only 3 nights per week after 9 PM until 6AM for the current bags.

Consider the situation for a building with 3-5 units: where can such bins be kept in the narrow hall, with a 5 step stoop?

STENCH

Even with tight lids, there will be a street stench, as the bins are filled by the units ahead of curb-time, as well as being ugly.

Surely it will be less expensive to the city to hire more sanitation workers to get the current bags off the street more quickly.

Comment added August 2, 2024 9:49am

H. Greene

There are buildings that have absolutely NO place to store bins except outside on the property itself. Tight fitting lids will stop rodents from getting inside the bins but they will NOT stop them from being attracted to the smell. For buildings that need to store the bins outside, this will create an even bigger attractant, rodents will wander onto the property itself. For buildings like ours, there is no place to store them except outside or in our own individual living rooms. In ALL cases where these outdoor bins are required, I strongly suspect that tenants will use this as an opportunity to dispose of garbage on a regular basis, instead of keeping it inside until the evening before collection day. This is not a solution for buildings that have no contained storage.

Comment added August 2, 2024 10:01am

Steven Swidler

Hello: As a small property owner I am very concerned about the proposed receptacles plan by DSNY. Small property owners are already being asked to assist in rat mitigation which costs us thousands of dollars per year as well as costing us hundreds of hours to be responsible for maintaining the cleanliness of the property. Currently I have a large plastic garbage bin next to my property with a key lock that only my tenants have access to. However, on an almost daily basis, someone walks by to either break open the lock to rummage through the garbage or someone puts their own garbage on top of the bin. It is impossible to stop these actions. With the new DSNY proposal, I foresee these same actions taking place which will result in violations from DSNY. I would recommend that the city of New York look to see what other cities are doing that effectively reduce or eliminate the rat infestation. Property owners and city officials need to partner to figure out a solution. Working as allies is the best way to find a remedy. In the meantime, putting the sole responsibility on small property owners seems punitive and not the best way to deal with a citywide problem.

Comment added August 2, 2024 12:54pm

R.

Do you really want to solve the rat infestation in New York City? I have answers for you.

1. Collect garbage six days a week as it was done years ago. Collecting trash only three days a week results in accumulation of garbage which means rats have more sources of food whether on the sidewalks or in the buildings where garbage is kept. The size of the ugly piles of garbage will be reduced immensely. It is just plain logic. More collection days means less garbage accumulated each day. Does this make sense?

2. Collect the garbage every night between 7:00PM and midnight. Rats are nocturnal and will come out to feast once it gets dark and late at night. Why is the garbage left out overnight to be collected in the morning? Why can't sanitation collect the garbage from 7:00 PM to midnight six nights a week?

3. Are the rugged cans the city is promoting really vermin proof? Rats will eat through anything for food. Will we get reimbursed when the rats puncture the bins the city is proposing, and we must replace them?

4. Why are you forcing us property owners to purchase from one vendor? This is a monopoly, and it should not be allowed.

5. Property owners cannot afford to purchase more cans each time one or all get stolen. This is not fair. The city should provide them as we already pay enough taxes.

These are my comments. I hope someone reads them so better decisions can be made if you are serious about resolving the rat problem and the unsightly, ugly black bags placed out for pickup three days a week.

Comment added August 2, 2024 5:04pm

Cliff M

1. We pay taxes and illegal immigrants do not. We pay health coverage, illegal immigrants do not. Divert some of that money, which are our taxes, and NYC should pay for our new garbage cans.
2. By putting a price on them will cause others to take them and resell. What do you do in a case if someone steals the garbage containers. You gave us the waste containers and no need to steal them since they are free. Be prepared for the theft of these containers.
3. I have been using my hard containers since I bought my house in 1979, why must I purchase a new container. That causes waste. You are creating new containers causes pollution to make them and have us discard ours. Do what Con Ed did. They exchanged old bulbs for new bulbs; you can do that. New containers for old containers.
4. If you think those containers will remain closed, you are wrong. Have you seen the many bags and other garbage that is put out. People will be trying to stuff everything leaving those lids open. Defeats the whole purpose. Those plastic bags are closed.
5. There are so many unintended consequences.
6. This is not how you should start a new process. Take a small area in one borough and test it out for 6 months and see if it works. This is how many companies move forward with new processes. Test first and get the bugs out before taking it to the entire city.
7. This will not make picking up the garbage quicker; it may slow them down. If you are comparing rural areas to urban areas, that is a mistake. This is why you test the idea first.
8. And your 1 thru 9 dwellings is not a reality. There are so many illegal dwellings in the 5 boroughs. There is a two family house directly across from me. They have two doors leading to the basement with two families living behind each door of the illegal basement. Garbage pails you sell will be stolen.
9. Your sanitation agents should be giving tickets to those areas that are not compliant and just maybe there would be less rats. Changing this for most of us that have no rat problems is wrong. Clean up those dwellings first.

Comment added August 4, 2024 1:26pm

Ilan

I'm all for bins instead of bags on the street, but we already suffer from regular DSNY violations as the result of vagrants un-sorting our trash as they look to steal recycling or dispose of their own refuse. How can we get NYPD and DSNY to enforce against these individuals rather than owners?

We've also seen trash cans and trash bags stolen. Will we be able to count on assistance from the city should our cans be stolen or interfered with?

Comment added August 4, 2024 8:54pm

Leonard Cazzorla

The cost for these tight fitting containers for each building. Will just keep on raising the rent for each city requirement.

Comment added August 5, 2024 10:05am

Harula

Is the city providing these bins for free?

What are we suppose to do with all the bins we already have, more plastic waste for the city to figure out what to do with?

Also what is the proposed size of these new latching bins and is it realistic to the amount of garbage a building has ? Will we then have to buys 6+ bins just for a 6 family ?

Comment added August 5, 2024 10:06am

J Seigel

As senior citizen teacher and owner occupant, I strongly, vehemently oppose the measure to force bins at curbside. In the 1970s-1960s when cans went to the curb, I remember the lids and cans being strewn all about the street the next morning — and my father running around trying to find them. Sometimes they were lost or stolen as is anything of value put out on the street.

When NYC switched to bags, one of the stated reasons came from DSNY workers that bins were too heavy for them to pick up — and the bins will be too heavy again, for both DSNY workers and homeowners to carry to the curb, sometimes over steps.

This curbside bins adds yet another burden to home owners and building owners requiring us to pick up them up the next day— that means we could never set out the garbage and go out of town. This measure will force more labor from us, when we already have so many requirements. Or we would have to hire someone to collect the cans the next day. So yet more expense.

Often DSNY does not pick up the actual black garbage bags for more than 24 hours— prompt pick up within a reasonable time will get rid of trash at curbside. Yes, DSNY claimed that 8 p.m. pick up will help the rat situation — but DSNY does not promptly pick up is yet again fobbing off departmental problems onto homeowners in a misguided measure, causing more work, stress and time for homeowners. And heavier lifting for DSNY as well. It is a logistical nightmare for everybody.

To sum up, reasons that curbside trash bins are a terrible idea:

- 1) Cans will be lost and stolen if set at curbside.
- 2) Cans must be collected the next day causing more work, labor and headaches for homeowners and custodians.
- 3) It slow collection and be more difficult for DSNY workers to collect the cans through narrow spaces between closely-parked cars at curbside in crowded NYC streets
- 4) Cans are heavier to carry to curbside so cumbersome, if not impossible for many, burdening homeowners and DSNY workers both.
- 5) Bins are not as flexible as bags so take up more room at curbside than flexible bags, which can take different-shaped, awkward items without cramming things in.
- 6) One bin can be quite heavy, vs. breaking trash into several bags to carry to curbside, causing more physical labor and strength needed for homeowners and DSNY workers.
- 7) Forcing recycling into bins is especially cumbersome, causing bin build up at curbside. And recyclables do not attract waste, so why force those items into bins? It doesn't make sense.

Please do not go back to the bins, which were terrible in the many ways listed above.

Thank you,
J Seigel
Greenwich Village

Comment added August 5, 2024 10:11am

Bruce Crouch

Who pays for the containers that are stolen.
I currently have the containers chained to the building.

Comment added August 5, 2024 10:13am

Louise Pfister

I am a long-time owner of small buildings in Manhattan and Brooklyn. The change in the regulation for setting trash out after 8 PM was a very poor plan, especially since rats are largely nocturnal feeders, but the large, expensive trash containers will be a magnitude worse. First, with parked cars or bicycle racks on most streets, the DOS workers will be unable to get the containers to the sanitation truck. Apparently, the City Council is unaware of the rampant theft of the commercial container regulations already in place. We live on 12th Street in Manhattan and every night, vagrants rip open all the trash containers and they will continue. They will be selling stolen trash bins on the contraband markets on East 14 St between 1st- Avenue A. The small building owner is already burdened with defacto "rent regulation" passed by Gov. Hochul. Natural gas has jumped from \$0.45/therm to \$0.81/therm effectively doubling the cost to provide heat and hot water. The officials involved in these onerous changes should at a minimum be an owners of real estate in the Metropolitan area. Finally, large, expensive trash bins will not address the source of much of the trash on city street left by the unhoused that leave trash on sidewalks and stoops daily.

Comment added August 5, 2024 10:31am

frank

This is just another ridiculous attack on landlords to spend money on useless things that will not solve anything except extort more money from landlords!! This city is the worst to own any property, they just keep coming up with more and more foolish laws to extort money from hardworking good landlords ! The city should worry about their own properties that do not meet their own crazy guidelines!!!

Comment added August 5, 2024 10:34am

Dina

Will sanitation provide bins with latches?? Or latches to add to bins??
I just purchased brand new bins, and not planning on buying new bins anytime soon. So help me out here please!

Comment added August 5, 2024 11:36am

Joseph Pietanza

The city should use a safe chemical to control the rat population not keep punishing landlords for the city incompetence in keeping the city rat free like exterminating rats in the subway system.

Comment added August 5, 2024 12:09pm

Concerned Small Property Owner

This is a class action lawsuit in the making. This regulation is the definition of placing an undue burden on small property owners in particular, causing severe financial strain and making compliance impractically difficult.

By pricing these bins at \$50, City Council is creating a commodity and black market incentivizing the continued stealing of these bins, and further penalizing the small property owner with added fines. This places unreasonable financial strain on the small property owner.

As a small property owner of just two residential units, I am *already* dealing with theft of trash containers and despite my best efforts, constant sanitation fines for the daily actions of vagrants and dumped trash by unscrupulous neighboring tenants.

This regulation is poorly thought out and will result in multiple legal actions against New York City.

Comment added August 5, 2024 12:58pm

Matthew Choi

Please see attached for testimony from the group Open Plans

[Comment attachment](#)

Open-Plans-Testimony_-Curbside-Trash-Containerization.pdf

Comment added August 5, 2024 2:18pm

Angela Murdocca

This is not going to solve the rat problem in our city. You want us to buy these new bins, they will be stolen even with our addresses on. Second when the sanitation pick up the garbage most small building owners will not be available to bring the bins off of the curb until they finish their other job. The bins will have open lids all these hours and if there is any left over garbage guess where the rats will be. Why can't we use chemicals which are safe for humans & animals to get rid of the rats? The subways, parks, construction sites, and individuals who just leave their garbage anywhere will still not solve this rat problem. The city keeps putting the responsibility on small landlords who do not have supers or cannot afford one because of the rent stabilization apartments. Let's pick up garbage three times a week like years ago too.

Comment added August 5, 2024 4:16pm

Salvatore Calderone

Changing pickup times, and now requiring landlords to use sealing containers instead of plastic bags is not going to solve our massive rat problem.

Look at the city of Chicago where these type containers are already being used. They are unpleasant to look at and are no way near as affective as they'd hoped.

Rats strive to survive and reproduce. To eradicate them the City needs to implement a safe, EPA approved full scale poison control program, similar to the one landlords already initiate around their buildings.

Forcing landlords to continue to invest in failed ideas is not the solution. We need to consider better ideas to out smart rats, and eradication by strategically placing poison bait stations throughout the city and in our underground subway tunnels is a good place to start.

Comment added August 5, 2024 5:46pm

Gordon Stanley

We have a relatively narrow sidewalk. Even without the new receptacles it's often difficult for strollers and wheelchairs to pass. With the new cans it will be impossible. We also have 24 hour parking on both sides of our street. Sometimes the cars are nearly bumper to bumper. How are the Sanitation crews supposed to get a full can through these narrow openings? It simply will not work. A better idea would be to have the can have a rat-secure "front door" which the Sanitation crew could unlock, and take the bagged garbage out to the truck. But the biggest problem for a small building is the lack flexibility. Our yard has room for three receptacles, one each for trash, paper, and metal/glass, but fairly frequently there are occasions when more than one bag of trash or recyclables needs to be set out. Where am I supposed to put the extra receptacles? What happens when the new cans get stolen? Will we have to buy new ones and pay a fine if we can't get them by the next set-out day? This proposal simply has not been thought through by anyone who's actually had to manage a building.

Comment added August 5, 2024 8:23pm

Jim McLean

Instead of making hundreds of landlords with properties under 10 unit to use a ridge container with a lid or to leave out their black trash bags on the sidewalk curb after 8pm before collection day, the best way to solve the rat problem is to change all Sanitation Collector shifts starting at 9:00pm instead. This way, the garbage doesn't sit on the sidewalk for 10 hours until those garbage collectors come around to each building starting at 7:00am. Rats usually come out at night, so the sooner it's taken away, the better for all of NYC.

Comment added August 5, 2024 10:47pm

Frankie Stein

In order to prevent these new trash bins from being stolen daily, the great City of New York should provide all of them including colored recycling bins for free to all landlords, building owners and building managers. This way, there's no value to those thieves who steal them.

Comment added August 5, 2024 10:52pm

Luca Burato

This rule will further increase the maintenance costs for buildings, which are already penalised by increasing property taxes, cost of labour and insurance costs. They will not only pose financial challenges but also logistical ones. Most of these buildings lack elevator access and collect their trash in the basement. Superintendents will need to manoeuvre heavy bins up and down several flights of stairs. Additionally, the appearance of these bins will impact the neighborhood's quality, as many will need to be permanently on the street, decreasing property values and the quality of life.

Comment added August 6, 2024 8:55am

Dexter Buell

I recently purchased a trash bin that looks exactly like the one the City wants us to purchase. It would be nice to be able to keep using the bin I spent money on instead of having to purchase a new one. Making everyone buy new bins will create a lot of plastic waste (since their old bins will need to be thrown out). Also, it seems problematic that there is only one vendor to buy the bins from.

Comment added August 6, 2024 11:15am

Elderly Homeowner

I am a senior citizen and live in a walkup. Even today, it is difficult for me to drag a trash bag down the stairs to the sidewalk.

As an elderly person, how am I to bring a heavy bin up and down the stairs on a weekly basis, without hurting myself or causing damage to the stairs?

As an elderly person on a reduced income, does City Council expect me to pay to replace each exorbitantly expensive bin when (not if) they are stolen? Or when I am issued a fine for a violation caused by the theft of my bin?

This regulation is dangerously short sighted, unduly burdensome and cruel to New York City property owners.

Comment added August 6, 2024 3:44pm

Douglas Pirnie

I am president of a small (5-unit) coop on the Upper West Side. The new rules for NYC sanitation containers cause us a problem as they are too tall to fit into our garage area, which is only 30 inches high. Is it possible to receive a waiver to allow us to continue to use the the existing containers we are using?

Thank you.

Comment added August 6, 2024 4:57pm

Ada

I understand the need to reduce bags to deter rodents. However, the bins are not cheap. If they are stolen, who should the owner reach out to in order to notify that the bin has been stolen, so they can be reimbursed?

If the bins are placed on the sidewalk by what time do they have to be placed back so they are not on the sidewalk. Many smaller residential buildings have someone who also has a full time job, so they may not get a chance to remove the bins from the sidewalk until after work. How is this being handled?

Comment added August 6, 2024 8:27pm

The trash cans will create immense hardship for most small buildings. In our case, we have a 2 family (2nd flr) + commercial (1st Flr). The face of the building is narrow compared to the length which is attached to the neighboring buildings. When you enter the separate residential side, it's just a narrow hallway leading upstairs directly to 2 apartment doors.

We don't have a place to store the trash cans indoors without blocking the hallway and creating a fire hazard. Since the law is regarding 1-9 unit homes, 5 units= 5 trash cans? and 7 units= 7 trash cans?-that's a lot of cubic space you'll need to store these. In addition, outdoor trash cans are filthy, grimy, and unsanitary in a way that your average indoor trash cans are not and should not be kept indoors. Our basement and outdoor space are only accessible through the commercial space, so we can't store it there either. When people are cornered, they may resort to "creative" solutions, such as storing the trash cans on the 2nd flr and lugging them down steep stairs , which is an accident waiting to happen. Is this what the city wants?

Storing the trash cans outdoors will create a nightmarish scenario that's even worse. Buildings like our face an additional unsolvable challenge because the front/ground flr of the building is commercial space and we can't store the trash cans in front without infringing upon their lease with us and greatly decreasing the attractiveness of the commercial space, which like many others in the city has also already been hard enough to rent without this additional challenge. Also, for anyone who has or wants to rent to a store with big windows or a restaurants, the multitude of residential trash cans in front is going to cause a huge conflict.

Moreover, if you have a day job, don't have a super, don't live on the premises, you will be immediately exposed to high risk. Passerbys will inevitably throw trash in/on top of your trash can i.e. dog poop. There's risk of the trash can being stolen, damaged, rolling on the street, and even rolling into cars. Don't forget, if people leave for a job before the trash is picked up, the trash cans will remain unmonitored until they come home from work. What if someone takes your rolling trash can and slams it into someone's car. Will you be liable then? You're at the mercy of the actions of anybody who passes by the trash can and you will be responsible for ALL OF THE RISK, while having no control of the situation. How scary is that? On a different note, any hardship created for the general population will be exponential for the elderly.

Also, the fact is that the trash bags are a superior solution for a city like ours. They are more space efficient, because you can stack them. They are lighter and thereby easier to move around for people with physical disabilities. You can put out as many as necessary depending on your needs. Even for the average person, the weight of the trash bins filled

with trash where someone is supposed to drag it from their backyard space to the street will be very cumbersome and heavy. Some buildings will not have space to line up multiple trash cans next to each other and the capacity of one trash can may not be enough for one household. Sometimes, you have 2-3 people living even in a small apt, due to the high living costs of the city. If that's the case does that mean you have 4 units, but now need 8 trash cans?

Also, landlords can't control how much trash their tenants produce and whether they will make an effort to fit it into the trash can, or even use the trash can at all. When the city fines someone it will be the landlord, so there's no incentive for the tenant to do right, and impossible for the landlord to rectify the situation.

Also, this disproportionately will affect lower/middle income neighborhoods because luxury buildings usually have doormen and staff who will take care of the trash, unlike small landlords.

In addition, it's reasonable to worry about the burden this will put on the DSNY. Many streets are bumper to bumper cars. It was already hard to reach the trash bags, but the increased weight of bins and trash together will increase the hassle and amount of time it takes to retrieve the trash cans and return them. With trash bags, sanitary workers don't have to worry about maneuvering them without damaging something i.e a car. Returning the trash cans will be time consuming and a pain, increasing the burden to the sanitation workers who are picking up the garbage.

We are not the suburbs where the majority are houses with front yards or sheds. I believe that's why the previous administrations could see that this would create unreasonable hardship for too many of NYC's residents.

In conclusion, it's an unequivocal YES that this law will produce immense hardship, create immense stress, and lower the quality of living for both tenants and landlords alike. More importantly it will overburden and expose both homeowners and the DSNY to all sorts of risks, especially litigation. It will particularly negatively impact the elderly and the disabled.

Everyone has family and friends in the community, and it's likely that everyone will have someone you know be deeply harmed by this initiative. Aren't we dealing with enough hardships in our daily life that we don't need to create more?

Wouldn't it be better to stop this initiative and see it's not viable now rather than go through and have the citizenry spend cumulatively an astronomical amount of money on these trash cans and put everyone through so much pain, only to have to reverse it later?

Comment added August 6, 2024 10:27pm

H. Rebecca Chan

These bins cause more issues than for its beneficial purpose. Our property is directly in front of a major avenue's bus stop. This would impede the passengers getting on/off the bus. The property only has 2 residential apartments that barely have any garbage to dispose. The lobby is too small for the bin's storage and would block easy access for the residents, which is a fire safety hazard as well. If Sanitation picks up garbage timely on the scheduled dates, there would not be enough time for rats to break through the bags b/c we put the garbage on the curb very close to the intended pick up time to avoid rats and people going through the bags. The bin is not going to prevent people from rummaging through the garbage as well. So although we understand the City's intentions, it does not help a small property like ours. Thank you for your time and consideration.

Comment added August 6, 2024 10:39pm

MEJ

Using these large garbage containers will be difficult for me to move back and forth from the curb to my building, I am a 125 lb senior women of 80 years. Although the bins have rollers they are heavy when filled with garbage and difficult to roll. They can be stolen between the time garbage is picked up in the middle of the night when one is sleeping. Some sidewalks are too narrow for the bins to be placed on the outside of gates. This idea of large city bins will be another financial hardship for small Rent Stabilized building owners.

Comment added August 6, 2024 10:46pm

Andrea Castaldo

If the DSNY would like building owners to use these rigid containers with attached lids then the City should incur that cost not the building owners. As an owner of a 7 apartment building, our expenses seems to always increase. Imposing such restrictions on building owners will create a hardship and honestly I don't think that will elevate the issue. We have trash receptacles all over Manhattan and the boroughs and there is trash and garbage left all over. People are dumping and the DSNY needs to worry about cleaning up the areas that the City are responsible for. They need to work on taking care of their responsibilities before then impose these restrictions.

Comment added August 7, 2024 8:58am

Robert Alfano

I am the owner/manager of a 6 family in Brooklyn. The building is on Coney Island Ave. It is attached on both sides as is every other building on the block. This law would force me to install some type of containment shed for at least 5 of these pails in the front of the building. (Recycling and regular trash.) An ugly sight. Imagine the scene when the trash is picked up. Every building will have a minimum of 4 pails and maybe 6 in front of their building. Imagine that picture as every building qualifies for that program. Currently when sanitation removes the trash bags, the sidewalk is 100% clear. Imagine Possibly 100-120 empty trash bins on one city block scattered all over the sidewalk. What would come next? Tickets for not removing the pails from the curb in a timely fashion? Tickets for blocked sidewalks? The tenant removing the trash from the courtyard does so at 12am when he returns from work. Imagine rolling 5 containers through the halls to get to the front of the building at that hour. Now it is done very quietly with the bags being carried. The implementation of this policy will create an unsightly mess on the block. Also, I do repairs on the property myself. What about the debris? Now it is bagged and put at the curb. If I put it in the pail, now will sanitation refuse to empty the pail because it is too heavy? If I leave debris in a black bag, it is not an attraction for rats or rodents. Why must it be put in a container? Also, there is the parking problem. When you have cars parked tightly together how far will sanitation roll a container to get it to a truck? Will these containers even be mandated to have wheels? If not it will only be worse. Now if there is tight parking, sanitation simply pick up the bags over the cars and slip in between them. This is another bad policy and another way to overregulate building owners. Believe me, somehow sanitation tickets will be flying out of their books for the regulations that will come with these trash bins.

Comment added August 7, 2024 10:00am

Agnes Shepanzyk

These new rules are getting out of control. If the city wishes us to have these items they should provide them for us for free and a higher tax credit for hiring staff to work overtime and place trash out after house. Most buildings are mom and pop and these new laws can cripple someone who is trying to make a living.

Another option, have the trash collectors walk the extra 4 feet and take bins from the side of a building !

Comment added August 7, 2024 10:03am

Doug Pirnie

I am President of our 5-unit coop on the Upper West Side. The dimensions of the required NYC trash bins are too big for the space we have for our garbage containers. I would like a waiver to find a trash container with a latched top that will fit in the space we have. What is the process for obtaining the waiver?
Please advise.

Comment added August 7, 2024 10:06am

Sanitation--Senior Citizen-one family owner occupied house

Wed. 8/7/24-I am a Senior Citizen & own a small one family OWNER OCCUPIED house. I already have Rubbermaid Anti-Raccoon garbage cans & paper cans & glass/metal cans (many are still brand new). Why can't you "grandfather-in" all one family homeowners? We should NOT be "lumped-in" with apartment houses or landlord multi-family houses. We have been following the law all along. We cannot "pass along" any trash can expenses to others. Can we CONTINUE to use just our regular garbage cans instead of the \$50-plus tax & shipping for each "new" garbage can by a N.C. Otto company with a 20 yr deal with NYC gov't? That Otto company's phone # reaches the Philippines & those people hang up on you if they don't want to hear your questions. The Otto garbage can company does NOT give you a tracking #. These unnecessary costs for a whole batch of more garbage cans is a tremendous burden on one family Senior Citizen homeowners. The Sanitation Dept used to give out FREE garbage cans. It is not fair & not right to attempt to impose this additional financial burden on us. Has NYC become a dictatorship? We have raccoons, stray cats & opossum in our neighborhood. The Rubbermaid anti-raccoon cans work 100%. Problems with your proposed cans: WHEELS-raccoons jump on top & "rock" the cans so they fall down because of the wheels being unstable; black color of the trash cans-unable to write your address on the sides of the can & also on the top lid (especially if the top lid has ridges & is not totally flat); the basic trash can should be a light beige color so your address is able to be seen; higher \$\$\$ prices (even higher than the cost of the Rubbermaid anti-raccoon cans or our paper & metal/glass cans); everyone would be forced to buy 2-3 black cans, plus 1-2 green paper cans & 1 blue metal/glass can. What happens if there is a holiday & nothing is collected until the next week's recycle day or the garbage men have a strike & nothing is picked up? This has happened! What happens if you run out of cans? Can you use your current cans to supplement or do you have to resort to black plastic bags for regular trash or see through or white plastic bags for recycling trash? This is a tremendous burden for Senior Citizens who own a one family owner occupied house. What about a Senior Citizen discount? This was obviously not even thought about! What happens when the Sanitation men bounce or throw these cans back down-the wheels will fall off & the lid will crack & break off-then what? Who pays for broken cans or stolen cans? The basic problem is that the people in charge of this terrible & not thought out properly idea live in Manhattan apartments (or in apartments in other boroughs) with building supers or servants taking care of all garbage cans. "Do as I say, not as I do." NO DAY TO DAY REAL WORLD EXPERIENCE. This is like Marie Antoinette saying "Let them eat cake" to starving people. We are NOT multi-millionaires. This is a genuine hardship for owner occupied one family Senior Citizen homeowners. The added cost is enormous. We hope that this is NOT just a "Kangaroo Court" formality & that cooler heads prevail on this horrible DRACONIAN EDICT. Remember-one shoe size does NOT fit all people & this

idea (by apartment renters/dwellers) should NOT be applicable at all to one family owner occupied houses at all! Please change your views & remember that your decision will have an adverse impact on New Yorkers. SHAME ON YOU.

Comment added August 7, 2024 10:24am

Kevin

This would be a major quality of life improvement for all New Yorkers. Every garbage day walking space is severely limited due to garbage taking up the majority of the sidewalk. In addition it would increase efficiency of garbage pickup, as workers would not have to squeeze through parked cars to get the garbage.

Comment added August 7, 2024 11:14am

JKT

This is a well-intentioned rule but the provision and maintenance of these receptacles should fall on the city, not residents and landlords. More importantly, the receptacles should be larger and permanently affixed in the street, next to the curb, as currently being piloted in Harlem.

Comment added August 7, 2024 11:43am

Joseph Graham Rapier

Cities across the US have found ways to use containerized waste bins to improve city services, protect sanitation workers, and provide better service more efficiently. I look forward to cleaner streets, fewer rats, and lugging fewer smelly bags of trash to the curb by hand.

Please ensure the rollout of this program continues full speed ahead in all neighborhoods. It's time to catch up with the rest of the world and leave behind the "new york is different" mindset that keeps us in the past.

Comment added August 7, 2024 12:06pm

Erica

We own a small six unit apt building on a corner with a MTA bus stop a half a block away. Having to line up multiple trash bins would be a great obstacle to pedestrians especially when collected and lids and cans overturned.

Parked cars are always in front of the building so I don't see how sanitation workers are going to carry bins over the cars and put them back nicely with the lids on. In other cities, I have seen lids that are attached to the bins and are picked up by special trucks equipped to lift the bins over into the truck.

I don't believe any politician was thinking about how to implement this idea which cannot work in NYC since each building is so different and will only put the burden of financial hardship due to theft and staffing on the owners. We don't have a rat problem and the black bags we line our bins with now just get carried to the corner. The City should first do a PILOT

run on a certain areas to see if this can work before they charge owners fees for what we know will only create new problems.

Comment added August 7, 2024 3:59pm

Louis Greco

We have used these containers for years but putting the out on the street has resulted in both theft of the containers and also on numerous occasions We have received violations because they will be overturned during the night and rubbish is all over the street. We live in a heavy rate infested location, and we control them by using approved extermination practices and extra strong plastic garbage bags. The new rules will place extraordinary unnecessary expense on our small condominium.

Comment added August 7, 2024 5:45pm

Elizabeth Denys

I support this rule change because it's good to replace trash bags with containers with tight lids as it will help keep the area around the trash cleaner and make it harder for rats to feed off garbage.

That said, additional changes and recommendations should be made to allow and encourage garbage to be put in the curb lane adjacent to side walks instead of these new bins continuing to live on the sidewalks. Bins will likely need to be stored outside 24/7, not just during pickup, and the street is the most equitable place to put it. This ensures sidewalks are kept clear for people walking, people pushing strollers, and people using mobility devices. This also would make it possible that these bins could be serviced by DSNY's side-loading trucks.

Comment added August 7, 2024 8:17pm

Franklin lowe

1. The mandated containers are not available at this time .
 2. Vermin repellent trash bags are commercially available and biodegradable plastics also exist.
 3. Currently containers for small buildings with fewer than 9 apt. are secured to the front railing so as not to be stolen which has occurred numerous times over the years.
 4. Containers not secured to the building will simply blow away at every gust of wind during inclement weather and present a huge nuisance to property owners and a hazard to pedestrians and other users of public spaces.
 5. In the era of the metal cans commonly used some thirty plus the years ago the sanitation workers simply dumped the contents of the can into the compactor truck and tossed the empties back on the sidewalk creating congestion and noise pollution . plastic bags solved the problem of noise and the congestion caused by cans strewn about the street scape .
- The best solution to can clutter on the sidewalks post pick up is vermin repellent biodegradable plastic bags
And prompt pickup

Comment added August 7, 2024 9:37pm

Clare Miflin

The Center for Zero Waste Design is a nonprofit that develops research, advocacy campaigns, and policy tools for buildings and cities to achieve zero waste. We work with community organizations, nonprofits, and municipalities to provide thought leadership to ensure policies and systems are aligned for circularity. We thank the Department of Sanitation (DSNY) for this opportunity to comment on their proposed rule relating to the use of rigid receptacles for trash from 1-9 unit buildings.

I led the development of the Zero Waste Design Guidelines, which involved collaboration with city agencies, architects, building managers and waste experts, and showed how waste containerization could help the city reach its zero waste goals, and improve labor and streetscapes as well.

So we fully support DSNY's goals to get rid of bags of trash piled up on sidewalks and instead move to a system where waste is collected from bins and containers by mechanized trucks. But we have strong concerns about the way DSNY is moving forward with waste containerization, without any outside stakeholder input, or likely even meaningful dialog with other city agencies and mayor's office appointments, given that the way waste containerization is moving forward goes against their goals of improving pedestrian mobility and the quality of the public realm. It also works against the city's goals of waste and greenhouse gas emission reductions.

As architects and urban planners we are well aware of the space and access limitations of small buildings, and we know that this rule will result in sidewalks crowded with bins. Many retail businesses in small or mid-sized buildings are already struggling; blocking their storefronts with trash bins will just make things worse. While detached 1-2 unit buildings can easily use 2-wheeled bins, shared containers in the street are a much better solution for 1-9 unit attached buildings, see our 2 pager which illustrates why.

Our concerns include:

Lack of stakeholder or public engagement:

There has been no outreach to stakeholders – not to waste advocates, BIDs, public space advocates or elected officials to allow input into the rule. The contract for manufacturing the bins has been awarded and the bins have been made available for sale before the public hearing has been held. We are concerned that the same lack of consultation will happen for the larger 10-30 unit and 31+ unit buildings, where again we believe there are much better solutions than those DSNY are proposing, see our recommendations for large buildings here.

Negative impact on recycling targets and zero waste goals:

Requiring bins only for trash, and not for recycling or organic waste, will impact the city's already declining recycling rates, and will not support the city's upcoming citywide mandatory compostable waste rules. Having "equal convenience disposal" with bins for trash, recycling and organics alongside each other was a key recommendation in the Zero Waste Design Guidelines because it has been shown to increase recycling rates. DSNY were involved in the development of the Guidelines and noted that NYC building code was changed by the Green Code Task Force RC2 to require recycling bins to be located alongside trash bins/ chutes in large buildings for this reason (implemented by LL60 of 2012). If a building has a trash bin available for residents on its sidewalk, but not recycling or organics bins, many residents will think "my building doesn't recycle" and not bother to separate their waste.

Negative impact on streetscapes and pedestrian mobility

Many of the 1-9 unit attached buildings have no space to store bins inside, or have stairs which are difficult to move bins up and down. Because of this, bins will need to be stored permanently on the sidewalk, which DSNY is allowing in the 3' zone adjacent to the building wall. These bins will block pedestrian traffic along sidewalks. Given that almost half of NYC has sidewalk widths below 9 feet wide, per Open Street data – and the growing crowdedness of NYC sidewalks in general, the reduction in walkability and accessibility is unacceptable. While the rule allows for waivers, the number of waivers that will be required is impractical for DSNY to review and grant, and it will likely be a hardship for under-resourced buildings to apply for the waiver.

Reduced retail activity due to unpleasant shopping and dining experiences

Nearly 20% of 1-9 unit attached buildings citywide have storefronts on the ground floor, so the bins can't be stored inside. This increases to 40% in Manhattan. In almost all of these buildings there is no space to store bins, as the storefront occupies the ground floor and basement, and there is just a narrow stair going up to the residences above. Bins are not allowed to block the clear egress path per NYC fire code. This will mean the bins need to be permanently stored on the sidewalk, in front of the storefront. An 8 unit building could easily have 8 bins in front of the storefront (for residential and commercial trash), reducing visibility of merchandise and degrading the retail experience. It also blocks the space which could be used for outdoor sidewalk dining.

Does not improve worker safety and ergonomics

The required NYC trash bin is 45 gallons, so it can still be lifted by hand by DSNY workers. While DSNY say they will add a lift to the back of their rear load trucks, this will likely only lift one bin at a time, and since that bin is small, it will not be very efficient and likely won't be used. (I have asked DSNY what type of lift they will be installing but they have declined to respond) DSNY tried using a lift many years ago for small organics bins, and DSNY workers didn't like using it as it was quicker to throw the contents in by hand. If instead DSNY committed to semi-automated collection, like that used in Europe, the

trucks would be able to quickly lift two 64 or 96 gallon 2-wheeled bins or one 4-wheeled bin at a time, improving efficiency, ergonomics and reducing the storage space required. 1-2 unit detached or semi-detached homes could use these larger 2 wheeled bins, and collection frequency could be reduced, allowing more frequent collection in higher density neighborhoods.

Many buildings already have bins which must be thrown away and replaced
Given that many buildings already have bins under 55 gallons, with lids, and DSNY are lifting them by hand (or lifting the bags out of them) it seems a waste to require building owners to throw them away just to replace them with a very similar standard NYC bin. Some of these bins may even be exactly the same type.

Impedes better uses for front yards, including impervious areas for stormwater infiltration, and compromises many basement apartments.

The need to place bins in front yards of attached buildings leads to front yards being paved to place bins on. If waste containers were in the street, front yards could have gardens within them, allowing stormwater to infiltrate into the ground, increasing urban greening and cooling, and improving the quality of life of the streetscape. Many times basement apartments are not as valuable, or sometimes not rented out, because their windows are blocked by trash bins.

See more on our suggestions for how waste containerization should be integrated into streetscapes for small buildings in this 2 pager here, for large buildings here, see our Vital City article here, or our video about Vanderbilt Avenue Brooklyn here.

We would welcome the opportunity to discuss our suggestions with DSNY and help improve the outcomes of waste containerization citywide.

Please see uploaded pdf file for links to further information

Clare Miflin
Executive Director
Center for Zero Waste Design

[Comment attachment](#)

240808-DSNY-bins-hearing-CfZWD-testimony-written-submitted.pdf

Comment added August 7, 2024 10:19pm

Ann Korchak

Good morning. My name is Ann Korchak, and I help manage two small apartment buildings on the Upper West Side that have been in my husband's family for decades. I also serve as the Board President of Small Property Owners of NY (SPONY).

Our organization would have welcomed the opportunity to provide input to the Department of Sanitation prior to the city implementing this new trash containerizing policy. We are precisely the individuals the agency, elected officials, and staff should have consulted before rolling out such a plan. Since we were not given that opportunity, we cannot take an official position as an organization, so I am speaking on behalf of my own family.

As small building owners, we are directly engaged with the challenges of trash management on a daily basis. We are well-acquainted with:

The difficulties of finding adequate space to store trash cans.

The challenges of ensuring tenants adhere to sorting rules.

The financial burden of sanitation fines.

The stress of dealing with rodent problems as we manage our buildings' waste.

Had we been consulted before this policy was finalized, we would have shared that each building and street in the city has its own unique challenges. For example, one of my buildings has adequate space for storing trash cans but limited curb space due to a tree planted by the city last year and the removal of two slabs of concrete. This significantly restricts the number of cans I can place at the curb for pickup.

At another building, we invested in a custom-built steel trash container designed to house our existing trash cans. The dimensions of this bin do not accommodate the new cans mandated by the city, forcing us to undertake an expensive removal and replacement process—resources we would prefer to allocate to other building maintenance needs.

Have officials considered the expense and difficulties small property owners will face in complying with these new regulations? I anticipate that my cans will be stolen, leading to additional costs for replacements. While waiting for these replacements, I risk receiving sanitation fines for using non-compliant cans or plastic bags.

While I commend the city's goal of combating rats, I suggest initiating pilot programs in various areas to address potential issues before a city-wide implementation. Additionally, I recommend returning to a more frequent collection schedule. Historically, my husband's grandfather managed our buildings' trash five days a week. Given the volume of waste produced by my tenants, more frequent pickups would significantly aid in tackling the city's rat problems.

Thank you for considering these perspectives.

Comment added August 7, 2024 10:47pm

Leticia Jacquet

I am all for making the city clean, but to be honest we have had this problem for years. We have had bins placed out on the street with the same problem. What I am seeing is a way for the company you contracted to make money, more violations/ tickets and the opportunity for thefts because even if we chain the cans up, the opportunity for bins to be stolen will be after the cans have been emptied. Not all landlords live on the property to place the bins back. When these get stolen and which I have already seen and heard of happening how will the city replace these bins? We also purchased bins however not from the sight. Will this incur a fee? When will we see laws that help both landlord and Tents benefit.

Comment added August 8, 2024 6:32am

SHEILA SZCZEPANIAK

We are landlords of a small (8) unit building and though I commend the city in their desire to address the rat problem this mandatory trash receptacle proposal for small buildings fails to address, and even scoffs at, the space and cost issues that are real hindrances to small buildings trying to provide affordable housing.

If the city is truly interested in combating the rat issue and working to keep housing costs down then these trash receptacles and all replacements should be FREE to housing units and NO FINES should be imposed upon landlords for failing to place and remove these receptacles at a designated hour. To do anything else is being disingenuous to the citizens of NYC, claiming on the one hand to be working to lower housing costs while with the other hand adding to the costs with onerous fined regulations.

By FREELY providing these receptacles the city is fulfilling its obligation to combat the rat issue and its public health implications while simultaneously fulfilling its obligation to keep housing affordable.

MAKE THE TRASH RECEPTACLES FREE AND PLACEMENT AND REMOVAL UNFINED.

Comment added August 8, 2024 8:19am

Mr. Williams

My home does not have anywhere to store these large bins.

Comment added August 8, 2024 10:01am

Rebecca Poole - Council of New York Cooperatives & Condominiums (CNYC Inc.)

The Council of New York Cooperatives & Condominiums (CNYC Inc.) is a not-for-profit membership organization providing information, education and advocacy for housing cooperatives and condominiums located throughout New York City's five boroughs. More than 600,000 families currently make their homes in New York City's cooperatives and condominiums, which include many buildings of nine units and less. For the shareholders and unit owners living in these smaller cooperatives and condominiums, purchasing a co-op or condo is often the only pathway to homeownership and the benefits it brings. Without the economy of scale enjoyed by larger buildings, the increase in housing costs tends to hit this population even harder. A large percentage of the buildings are self-managed and/or employ very limited staff, leaving the resident owners to perform much of the work themselves.

While the DSNY's proposed regulations to containerize garbage are certainly well intentioned – reducing the rat population and debris on City streets are both important quality of life issues – our members are concerned that the newly designed requirements have not taken potential problems into account.

(1) Many smaller cooperatives and condominiums have permanent garbage containing structures on the outside of their buildings to make trash removal easier for their homeowner residents. Many of the structures do not accommodate the new required bins due to their style and size. Removing and replacing the structures imposes an unnecessary additional cost on shareholders / unit owners already struggling with the increases in housing costs.

(2) Most smaller cooperatives and condominiums do not have room within the building's common areas to store the number of bins that would be required. For those that could store them in backyards / internal courtyards, removing the bin from the backyard / courtyard to the street, and then returning it, frequently requires navigating narrow steps. This would be onerous, particularly if it falls to older residents.

(3) Without a live in super there may not be any resident available to bring bins back into the building for many hours after garbage collection. Theft and/or destruction seems highly likely, bringing yet more unnecessary ongoing costs. Further, having bins sit out on the sidewalk for an extended period of time every day will be an inconvenience and eyesore.

(4) The suggested automated pick-up will be difficult in many areas of the City, where bike racks, bike lanes, parked cars, and more impeded access to sidewalks. This makes the requirement that co-ops and condos purchase these newly designed specific containers of a questionable benefit.

(5) The difficulty involved in compliance will undoubtedly contribute to many co-operatives and condominiums unnecessarily being hit with the newly proposed and increased fines.

We highly recommend that should the Department require all buildings 9 units and less to containerize their trash, buildings be allowed to independently choose containers that work for their buildings, and that these smaller buildings also be given the option of utilizing the larger metal containers (currently proposed) of nearby larger buildings, or be allowed to request such a container as an aggregated group.

Thank you for your consideration.

Comment added August 8, 2024 10:02am

Molly Golly

I am disabled and elderly. Due to landmark requirements, my trash storage area is below street level. and is accessed via stairs. It is hard enough to bring trash bags to the street, now I have to cary bins up to the street level? Will your staff help me bring this up?

Comment added August 8, 2024 10:15am

Brooklyn Borough President Antonio Reynoso

See attached

[Comment attachment](#)

BP-Reynoso_DSNY-Rules-hearing-8.8.24-final.pdf

Comment added August 8, 2024 10:20am

Maxine DeSeta

Another land grab of curb space that is desperately needed for residents and workers who can not afford \$700 garage space. No public lite rail alternatives on our highways and tunnels. The city just wants to reduce more curb space compliments of the Transportation Alternatives propaganda lobby for Uber, Lyft and private carshare companies, helping the middle class to flee.

Comment added August 8, 2024 11:29am

Allison Allen

I'm concerned by the efforts to containerize waste while ignoring the importance and opportunities to reduce waste set on the curb FIRST. It's clear from many small building owners that this is going to be a hardship to manage and secure containers. It is unclear what public input has been collected and considered by the administration as part of establishing this new rule – other than today's rules hearing which seems to be just a formality after the decisions have been made without adequate public input. Was the fire department consulted? I have to think placement of these new containers will present a significant fire hazard when kept inside some buildings. It will also be a hardship for anyone with a handicap to navigate around all these new bins.

Just as important, if we had effective programs to divert just two categories of waste – organic food/plant waste and textiles – we would reduce exported waste by approximately 50%! Buildings would need fewer containers for trash since starting October 6 (just 1 month before containerization starts), mandatory organics collection will be expanded city wide, requiring a separate container for organic waste. But the curbside organics program/container is stunningly rarely, if ever, mentioned as part of containerizing waste or the war on rats. Once people start diverting their food waste from trash, they may find they need to buy fewer or smaller bins for trash. The city has put the cart before the horse and not helping New Yorkers make this connection.

There has been no mention of mandatory organics collection as part of the outreach I have seen to date on the overall containerization requirement and I follow this issue closely as a volunteer member of MSWAB. A serious missed opportunity to leverage the budget and collateral materials developed in support of containerization (as well as rat mitigation), to promote mandatory curbside “composting” which suffers from an inadequate budget and plan for outreach and education.

Not to mention the recent press conference the Mayor held to announce the new NYC wheelie bins. I'm not sure if this is a deliberate, intentional omission or if the administration has simply overlooked that Queens and Brooklyn are already required to have containers (and supplied free wheelie brown bins) for diverting food scraps/rat food NOW. It was only Assembly Member Jennifer Rajkumar who actually referenced at the press conference that rat sightings are down in her district due to the curbside “composting” program.

Every time waste containers are mentioned by any elected or appointed official, so should brown bin containers for diverting food waste/rat food. Every time rats are mentioned, curbside organics collection in rat proof brown bins should also be

mentioned. These 3 programs – waste containerization, rat mitigation and curbside “composting” – must work in tandem. It’s that simple and much needed, as the low levels of participation in organics collection in Queens and Brooklyn are proving.

Thank you for your consideration.

Comment added August 8, 2024 11:42am

Annette

This is not a solution to vermin issue but actually creates more problems. Many landlords don’t have the capacity to store excessive amounts of trash cans, this might cause a holdover of trash in buildings which will further contribute to vermin problem. The trash cans can be damaged and broken by sanitation, trash cans can be stolen, passerby’s might throw out recyclable items in the trash(bottles). This just creates more problems for everyone.

Comment added August 8, 2024 12:45pm

Jim Wright

See attached statemen

[Comment attachment](#)

JW-Statement-on-DSNY-Rules-for-Residentail-Waste-Containerization-08-08-2024.pdf

Comment added August 8, 2024 2:30pm

Christine berthet

CHEKPEDS , a non profit for pedestrian safety and rights was founded in 2005. While we are 100% in favor of making our city cleaner, the immense negative impact of the cumulative regulations on the pedestrian clear path cannot be dismissed and should be addressed. After all, 8 million pedestrians that come in close contact once or twice a day with trash bags and cans.

Here are some recommendations

- 1- include a rule for placement of the receptacles that maintains the clear path requirements specified in the DOT. Pedestrian mobility framework . Add a fine for non compliance.
- 2- explicitly allow trash containers to be put out in the roadway.
- 3 continue to require that containers be stored inside buildings when not in use. As is the case with garbage bags. The recently permitted use of sidewalk for permanent storage of commercial containers is not sustainable, with large numbers of containers obstructing pedestrian path.

This second suggestion is particularly relevant to sanitation workers who will be unable to lift the containers over tightly parked cars.

Finally picking up hundreds of containers on each block, instead of a few shared containers strategically placed – as most other cities and countries do successfully- seems to go against easier working conditions for the staff, and progress toward the future for the city.

Comment added August 8, 2024 5:48pm

Scott Weinstein

Looking forward to improved trash management in the city. Strongly request that these new containerized trash systems be placed into the street. The sidewalks are already terribly crowded. Placing the bins in the sidewalk will inconvenience everyone . Placing bins into the street will (somewhat) inconvenience car owners.

Comment added August 8, 2024 7:20pm

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL]
Date: Wednesday, July 24, 2024 1:04:49 PM

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这是好事 我住在唐人街附近 有时候一些垃圾真的很臭 这对改善我们的居住条件 让生活更美好 是一件非常好的事情 让纽约更美好

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Subject: [EXTERNAL] New rule hardship...
Date: Thursday, July 25, 2024 5:25:48 AM

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To whom it may concern,

I am distressed at the new rules for trash. I have 2 small apartment buildings of 6 units each located in Elmhurst and this new rule will create more problems than it will solve.

There is limited space for both storage and where the trash is placed for pick up. These new bins will create pedestrian hazards, greatly reduce the space in the storage area and make it difficult to take the bins in and out due to the space needed for maneuvering them.

Additionally, I am surrounded by buildings of 20-100+ units which are exempt and their mountains of trash far exceed what my small buildings produce so there will be zero net effect with regard to reducing the food supply for rats. Further, this will create a traffic problem on our street as your trucks will need to empty each bin individually and then they will toss them all over my sidewalk creating a bigger hazard than the bins themselves.

Please advise how I can apply for an exemption and prevent these serious problems from being created.

My buildings are located at:

[REDACTED]

Regards,
Dr. Tom Mustac, DIA

[REDACTED]

From: [REDACTED]
To: [NYC Rules \(DSNY\)](#)
Cc: [REDACTED]
Subject: [EXTERNAL] garbage collection and the use of containers mandated in Nov. 24
Date: Tuesday, July 23, 2024 2:21:15 PM
Attachments: [image001.jpg](#)
[image002.png](#)

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Ms Jessica Tisch DSNY

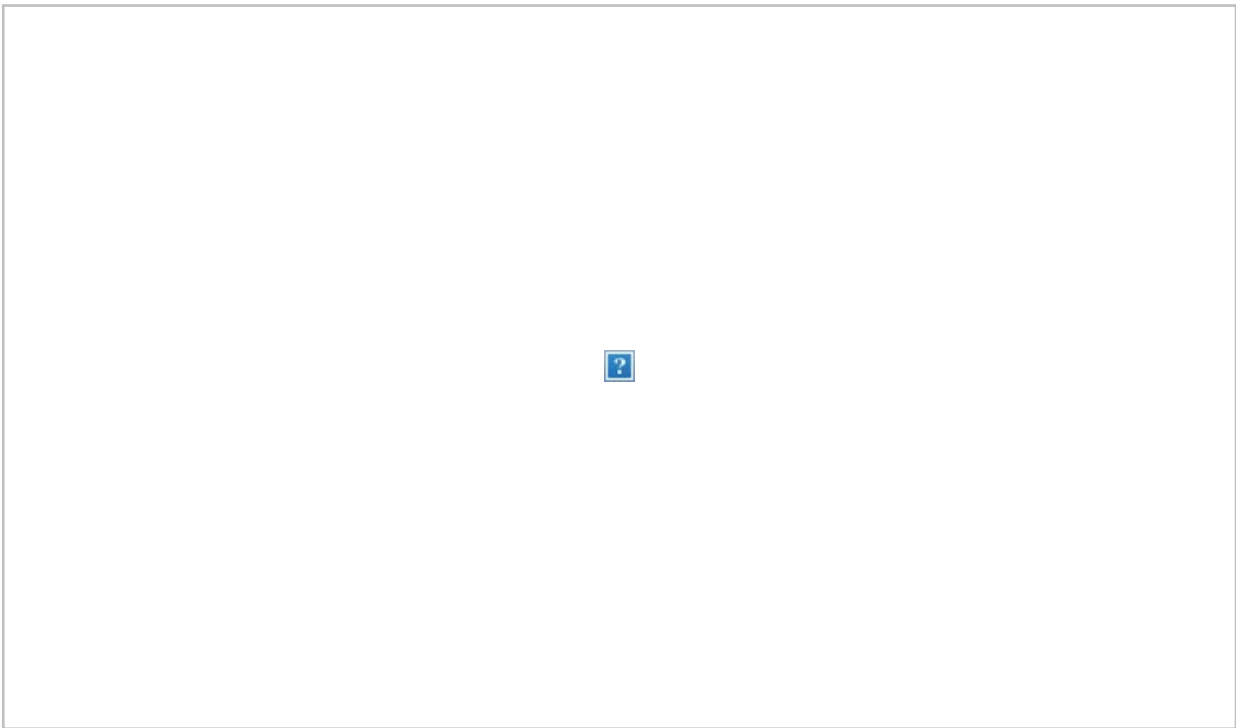
We applaud DSNY for improving the quality of life by trying different collection methods without feeding the rat population.

The container solution mandated in November 2024 is my second choice. I favor a shared container solution similar to the model used in Barcelona, Spain. However, no one will be happy to host such a container in front of their building or business permanently. The location of this container could shift in place of parked vehicles, taking turns from the beginning to the end of the block to avoid penalizing any one building. Ideally, these containers could be permanently located across from a park or other institutional loading area. I will be very unhappy if containers similar to the ones in the Hamilton Heights were located permanently in front of my house. Additionally, I am unsure if these containers will work, as they may invite businesses and construction sites to dispose of their waste in city bins. A smaller opening is needed to discourage commercial garbage.



The proposed mandated containers are likely to be everywhere on the sidewalk after the sanitation pickup because the supers or owner are not always around to retrieve them. Didn't we have similar system with metal containers in the 1960's.

There is very often no place for these containers to live except being chained to the front of the buildings. These containers are now in front of many of the landmarked buildings.



P C Wong



Hannah Leshaw



I am writing in opposition to the Mayor's proposed new garbage container rules for small properties that is scheduled to take effect 11/13/24. As the owner of a 3-family home in which I also reside, I can tell you that this initiative reflects an absolute lack of common sense and no knowledge of NYC logistics. It appears to have been drafted by persons who lack familiarity with NYC streetscapes and practicalities.

My issues with this proposal are as follows:

1. Containers should not be placed on the sidewalk

A. Most sidewalks aren't wide enough for all these containers

There simply isn't enough sidewalk space on most local streets to place multiple cans outside. When you factor in the limited sidewalk frontage that each small property has, the narrow nature of sidewalks, our beloved tree pits and our freestanding sidewalk mailboxes, there is virtually no space to put multiple trash containers while also maintaining an adequate walking area.

B. Containers will be stolen

My current containers have been stolen so many times - from my gated yard! - that I now keep them all chained to the fence. The idea that we can place containers on the sidewalk overnight and not have them stolen is laughable. Additionally, whenever I have tried to report stolen containers to the NYPD - the Mayor's current directed course of action - they have stared at me blankly and refused to even take a report. Homeowners will be forced to bear a high level of inconvenience and cost each time our containers are inevitably stolen.

2. Brief spikes in trash volume not considered

For our small buildings, our garbage output is generally on the lower side requiring only two cans but, after holidays or around the changing of a tenant, there is often a short but drastic uptick. Under this proposal, there is no mechanism to handle these kinds of temporary increases in volume and all items would still have to be placed out in containers. As a practical matter, I do not have space to keep extra containers onsite to accommodate these occasional increases in volume. As per the rule, I would have to store the trash overflow somewhere on or in my property, only placing it on the curb piecemeal when my usual output was lower. Forcing me to store trash overflow on my property is NOT a better way to handle trash collection.

3. Sanitation's work - by hand and by trucks with mechanical tippers - will be slower and more cumbersome

Forcing sanitation workers to manually open each container to access the bag is going to drastically slow down trash collection. In my borough of the Bronx, that will be disastrous as sanitation already struggles to handle the high volume of nightly collection.

Retrofitting or replacing garbage trucks in order to add mechanical tippers is a striking example of government waste. Our crowded NYC streets cannot accommodate the physical maneuvering required for the trucks to lift and empty each can. The containers in question will be on the sidewalk with a row of cars parked between them and the truck. Sanitation cannot be expected to wheel these containers back and forth from the sidewalk to the truck, weaving in between the cars. This kind of work-flow will not "speed up" collection as the Mayor claims.

(Parking Note: We have already lost thousands of street parking spaces to various DOT initiatives so we should absolutely not reduce street parking any further in order to enable this sanitation proposal.)

4. Contract should not have gone to out of town company

I object to NYC giving a contract for high volume mandated purchases to an out of town company. Why were local companies passed over for this lucrative deal?

I ask that the city continue with the most efficient and practical idea: late set-out time, currently 8PM, followed by prompt collection by sanitation. The key, however, is that sanitation has to actually enforce the rule. I can tell you that in my Bronx neighborhood of Melrose many properties continue to set out before 4PM and there has been zero enforcement action. If we can create a system where bags are on the curb only for a few hours we will have a great impact on the vermin problem.

Thank you,



Hannah Leshaw



All SWAB Testimony for the August 8th DSNY Hearing 9:30-11:00 am

The Solid Waste Advisory Boards of Manhattan, Brooklyn, the Bronx, and Queens request that DSNY withdraw, for at least six months, the proposed amendment of Subdivision (a) of section 1-02.1 of Title 16 of the Rules of the City of New York, scheduled to go into effect on November 13, 2024. The rule doesn't take into account the City's previous environmental commitments, has serious potential negative consequences that need to be addressed, and the benefits may not outweigh the costs. Furthermore, suspension of the implementation of this rule change will enable proper consideration, consultation, and review by affected stakeholders, in particular community boards, most of whose meetings are paused for the summer. More importantly, this suspension will allow the Administration to focus on the success of the curbside organics collection program and waste reduction and diversion more broadly to achieve the city's goals of sending zero waste to landfills by 2030, rather than the current approach of containerizing to hide, not reduce our trash.

The new rules promulgated today ignore the deep commitments the city has made to reducing landfill waste. Over thirty years ago, New York City implemented mandatory curbside recycling. [In the 2006 Solid Waste Management Plan \(SWMP\)](#), it was determined that our current system of solid waste export was "unsustainable as a cornerstone of any long-term disposal plan" and committed to achieving a "25% diversion rate of recyclables." In 2015, the City of New York announced the "0x30" plan, aiming to eliminate sending all divertable waste to landfill by 2030. Most recently, the City enacted Local Law 85 of 2023, mandating residential curbside collection programs for source-separated organics.

Since the introduction of the 0x30 plan in 2015, the City has consistently exported over 80% of discards containing recyclables, organics, and reusable materials to landfills and incinerators both within and outside the region, while diverting the remaining portion for recycling.

[According to the 2023 Waste Characterization Study](#), organics comprise 43% of what we export to landfill and incineration.

Focusing on containerizing all residential waste rather than specifically targeting the portion of waste that is putrescible, namely the organics, represents a serious missed opportunity. This

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approach hinders the successful implementation of the curbside organics collection program and broader waste reduction and diversion efforts and is unnecessary as a rat mitigation tool. Put simply—if organic waste was removed from the refuse garbage stream and put in the sealed organics bins, there would be no need to containerize the refuse of small buildings because rats don't eat inorganic matter.

Further, we don't think the City has taken into account all of the potential negative consequences from the new rule. Containerizing only trash and not recyclables hides that very waste stream the City is charged with reducing; we expect the City's diversion rate to further decline. The convenience and prominence of the trash bins will lead New Yorkers who care less about recycling to put all of their waste, including recyclables, into the trash bin. For example, one MSWAB member learned from a resident in the M9 trash container pilot that while they used to take both trash and recycling to the basement, they now take trash out with them when they leave their apartments and must make a separate trip to the basement for recycling, discouraging diversion. The convenience and prominence of the trash bins will lead New Yorkers to put all of their waste, including recyclables, into the trash bin.

In an effort to get bags off of the street, the City neglected to consider where the impacted residential buildings will store the trash bins. Buildings in NYC have notoriously limited unused space, so we will end up with permanently cluttered sidewalks. Sidewalks cluttered with trash bins will result in narrower walkways that are harder for people using strollers or wheelchairs to navigate and aesthetically less attractive blocks and neighborhoods. New York City is well on its way to becoming "Bin City".

The new rules were also made without consideration of the new workflow it will require DSNY to adopt. Sanitation workers will need to wheel the 55-gallon bins from the sidewalk to the Sanitation truck, navigating tightly parked cars. They will then need to hook up the bin to the truck, empty it, wheel the bin back to the sidewalk, and repeat this for all the small bins on each block. This will increase the amount of time Sanitation spends collecting trash and result in increased traffic congestion, vehicle idling, and vehicle exhaust pollution.

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Instead of focusing on containerizing trash the city should double down on the efforts they have already committed to, such as organics collection, and expand education to ensure residents understand the value of these efforts and are motivated to comply to achieve our 0x30 goals.

As a strategy to mitigate rats, the Administration should focus on containerizing rat food - organic material - through the emerging curbside organics program. Currently, the curbside organics program has a 5% capture rate in Queens, meaning that 95% of eligible organic material is going into the trash and, thus, is still available to rats. This low capture rate also results in near-empty trucks driving around our city and a higher cost per pound of organics relative to trash and recyclables. We fear that the low capture rate will make the curbside organics program susceptible to future budget cuts. Instead of devoting a significant amount of time and money into containerizing trash, which has numerous negative effects, including massive export costs and methane production, the Administration should devote those resources to making the curbside organics program – which both targets rat mitigation and increases the City’s diversion rate – a success.

Instead of investing in containerizing trash, the City should invest in reducing the amount of trash produced in the first place and diverting whatever can be diverted. Focus should be spent on increasing and integrating localized recycling and composting infrastructure, moving away from single-use plastics and other disposable items, deconstruction instead of demolition, and diversion of reusable building materials and furnishings. Programs for minimizing single-use plastics and rehoming usable furniture and other items from public schools, repair incentives, and other waste reduction programs would positively benefit the local community and environment and help our City make good on its environmental commitments.

Lastly, without understanding the true cost of containerizing trash, it is hard to weigh it against the benefits. We would like to understand how many millions of dollars the City is spending to containerize the trash of 1-9 unit buildings, including retrofitting trucks, subsidizing the cost of bins, and increasing labor costs. We also question why the trucks need to be retrofitted to lift and empty the bins when Sanitation workers will likely need to lift the bins above parked cars to maneuver. If the bin is light enough to lift above cars, it should be light enough to lift into the

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trash truck. Further, we believe these millions of dollars would be better spent on the initiatives to reduce and divert waste and provide much-needed education mentioned above.

Based on all the aforementioned points we therefore reiterate our request that that DSNY withdraw, for at least six months, the proposed amendment of Subdivision (a) of section 1-02.1 of Title 16 of the Rules of the City of New York, scheduled to go into effect on November 13, 2024, to allow for proper consideration, consultation, and review by affected stakeholders.