



New York City

Parking Structure Inspection Law

What You Need To Know

New York City is changing the way parking structures are managed. Be prepared for the upcoming changes with this frequently asked questions guide.

This way to answers

New York City has issued a new requirement, [Article 323 of Title 28 NYCAC](#), requiring parking garage owners to have their structures inspected **by a qualified structural engineer** every six years. As of January 1, 2022, all new and existing parking structures must abide by Article 323 inspection laws to ensure public safety. Find out what this means for you.

Frequently Asked Questions

Who does this affect?

The new requirements affect owners and operators of all parking structures in the five boroughs of New York City. Within each six-year cycle, it is also important to note that three sub-cycles of inspections will occur. Exact deadlines will depend on where your parking structure is located. Those responsible for parking structure inspections include:

Who is responsible

- Director of Facilities
- Property Managers
- Area/District Managers
- Owners
- Investors

Parking structure types

- Healthcare
- Higher Education
- Multi-family/residential
- Mixed-use
- Retail
- Municipal/government

When are the deadlines?

Each inspection cycle will cover all five boroughs via three sub-cycles. The first cycle of inspections begins January 2022 and ends in December 2027. Filing dates are determined by sub-cycles, which include:

- 1A (Manhattan Community Districts 1-7): January 1, 2022 to December 31, 2023
- 1B (Remaining Manhattan Community Districts and Brooklyn): January 1, 2024 to December 31, 2025
- 1C (Bronx, Queens, and Staten Island): January 1, 2026 to December 31, 2027

Why the change?

Adopted after the implementation of [the New York State parking inspection law](#), the New York City law acts as a continuation of the updated State inspection requirements, enacted to further ensure safety of the workers and patrons who utilize NYC parking structures.

What should I do next?

Contact a [Qualified Parking Structure Inspector \(QPSI\)](#) to arrange an assessment. Following the inspection, your structure will receive a classification and any further actions will be decided. Initial assessment and filing must occur by the end of your district's sub-cycle, and repairs will be required within 1-6 years depending on your engineer's recommendation.

Still have questions?

StructureCare solely focuses on parking structure engineering and maintenance solutions, so we know how to make this process seamless. Contact us today with your NYC Parking Inspection questions.