



BUILDINGS
2024-002
BULLETIN
TECHNICAL

ISSUANCE DATE
February 15, 2024

ISSUER: Keith L. Wen, R.A. 
Assistant Commissioner
Code & Zoning Interpretation

PURPOSE: This Bulletin rescinds 2 Directives, 1 Letters, and 13 Memoranda which were issued by the Department but are no longer applicable under current Codes and Local Laws.

SUBJECT(S): Rescinding Directive, Letters, and Memoranda

RESCINDED DOCUMENTS

Directive 11 of 1974, Directive 13 of 1974

Letter 11/6/87

Memo 10/18/74, Memo 7/16/73, Memo 9/20/88, Memo 10/10/72, Memo 5/17/74, Memo 6/28/85, Memo 12/5/86, Memo 7/31/89, Memo 1/10/84, Memo 4/30/74, Memo 9/6/83, Memo 4/18/72, Memo 9/5/80, Memo 12/19/69

BACKGROUND

The Department of Buildings periodically reviews published Buildings Bulletins (BB), Policy and Procedure Notices (Technical, Operational, Legal, Administrative, OTCR) and the various Directives, Executive Orders, Memoranda and Letters issued in the past to ensure their continued consistency with current Departmental practice and to verify that new laws and regulations are incorporated into these documents.

The above listed Directives, Letter, and Memoranda are rescinded effective immediately and are attached therein.

The rescinded documents will appear on the Department's website with the watermark **RESCINDED**. Because this review is ongoing, documents not specifically listed in this Bulletin may be addressed in future Bulletins. Watermarked Directives, Executive Orders, Memoranda, and Letters may be accessed through the online version of this Bulletin at www.nyc.gov/site/buildings/codes/building-bulletins.page.

**RESCINDED BY BUILDINGS
BULLETIN 2024-002**



DEPARTMENT OF BUILDINGS

EXECUTIVE OFFICES
60 HUDSON STREET, NEW YORK, NY 10013

CHARLES M SMITH, Jr. R.A., Commissioner

November 6, 1987

GEORGE E. BERGER, P.E.
Assistant Commissioner
Building Construction

New York Fire Department
Chief Joseph DeMeo
250 Livingston Street
Brooklyn, N.Y. 11201

RE: Requirements of Section 27-972(j)(2)
in Existing Low Rise Hotels

Dear Chief DeMeo:

Local Law 16/1984 requires modified Class J-1 fire alarm and communication system in the existing hotels less than seventy-five feet and containing thirty or more rooms.

Subparagraph c of the above referenced section requires that when a fire alarm is activated it shall automatically transmit the signal to the Fire Department via a central station connection of a franchised operating company. This law also states that an approved existing interior fire alarm shall be acceptable provided it meets the aforementioned requirements.

Therefore, this Department's interpretation regarding the fire alarm requirements in existing low rise hotels containing 30 or more rooms with or without an existing approved interior fire alarm is that these buildings require modified Class J-1 fire alarm and communication system.

Any existing hotel building which does not have an interior fire alarm may be violating the requirements of the Building Code and is subject to a violation and shall be required to install an interior fire alarm.

Very truly yours,

A handwritten signature in black ink, appearing to read "George E. Berger".

George E. Berger, P.E.
Assistant Commissioner

GEB:NTP:lg

**RESCINDED BY BUILDINGS
BULLETIN 2024-002**

THE CITY OF NEW YORK
HOUSING AND DEVELOPMENT ADMINISTRATION
DEPARTMENT OF BUILDINGS

DEPARTMENTAL MEMORANDUM

DATE: October 18, 1974

TO: Borough Superintendents

FROM: Thomas V. Burke, P.E., Director of Operations

SUBJECT: PLAN EXAMINATION - AMMUNITION C19-38 d(1) FIRE DEPARTMENT CODE

This memorandum is issued to implement the borough superintendents' decisions on accessory storage of ammunition (item B1 meeting, February 14, 1974, and item B1 meeting of March 14, 1974).

C19-38.0-a requires a permit to store, sell or offer for sale any ammunition in excess of 200 small arm cartridges.

C19-38.0 d contains restrictions for the premises for storage and sale in excess of 200 rounds of small arms cartridges. One such restriction is that the building comply with the building code sections regulating high hazard occupancies. Small arms cartridges are cartridges 45 caliber or less and shotgun shells #6 gauge or less.

1. Where 200 or less small arms cartridges are stored, or sold as an accessory use to a legal occupancy, no action is required by the applicant or Department of Buildings.
2. Where the Fire Department has issued a permit for the storage and sale of ammunition prior to December 6, 1968, in a legally occupied building under the old Building Code, no action is required by the Department of Buildings.
3. When an application is filed to establish the use for storage and sale of ammunition or to comply with a Fire Department violation order a building notice application may be accepted for

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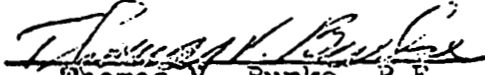
3. continued

filing to do work for storage and sale of ammunition accessory to the main use (gun shops, sporting goods stores, sporting goods departments in large stores, etc.). Alteration applications shall be required when there is a change in use.

All plan examination, inspection and work must conform with requirements of Local Law 76-1968, in particular, C26-301.4(a), and C26-504.1(a) and table 5-2, table 5-3, C26-1703.1(b) high hazard spaces and table 17-2. In general this will require 4 hour rated floor, walls and ceiling or roof for the storage room. The door opening must be protected with two - 1½ hour doors.

The door on the inside wall shall be an automatic sliding door, the door on the outside wall of the room shall be a door which swings in the direction of egress. Except as indicated below, the storage room shall be sprinklered with a one source extra hazard sprinkler system. In rooms not exceeding 180 square feet, a one source sprinkler system will be accepted off the domestic supply (C26-1703.9), in this case a single 3 hour door swinging in the direction of egress will be accepted.

4. The plan shall contain a note listing the occupancies in C19-38.0 d in which ammunition may not be stored, and further indicate the building or premises contain no such occupancy.


Thomas V. Burke, P.E.
Director of Operations

TVB/LR/sc

cc: Staff

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**RESCINDED BY BUILDINGS
BULLETIN 2024-002**

**HOUSING AND DEVELOPMENT ADMINISTRATION
DEPARTMENT OF BUILDINGS**

DEPARTMENTAL MEMORANDUM

DATE: July 16, 1973

TO: Borough Superintendents

FROM: Thomas V. Burke, P.E., Director of Operations


SUBJECT: Cooperation with the Fire Department
in Enforcement of Local Law #5/73

The Fire Department has encountered certain problems in the implementation and enforcement of C19-161.2 - Fire Safety in Office Buildings, as amended in Local Law #5. Specifically, the problems relate to the classification identification of buildings to which the requirements of the local law apply, and to the approval of stair and elevator signs.

There have been a number of cases where the Fire Department has placed violations for the failure to comply with Local Law #5 and where the owner claims that the building does not come within the purview of that legislation. Where such cases were taken to court and went to trial, the judge refused to accept the determination of the Fire Department and asked for testimony from the Department of Buildings as to the classification and occupancy load of the building. In future cases that go to trial, the Fire Department will contact the Chief Engineer-Construction of the respective borough, who shall have the Department records reviewed and the building inspected, if necessary, and shall arrange for an inspector to be available to testify at the trial.

Regarding the signs, the Fire Department is presently requiring the installation of signs as part of the Fire Safety Plan under C19-161.2. In the preponderance of cases, there is no question as to whether the signs comply with the specifications in sub-article 608.0 of the Building Code. In the rare instances where there is doubt of such compliance, the Fire Department will here also contact the Chief Engineer-Construction of the respective borough, who will arrange for an inspection of such signs, to determine whether they are in compliance.

TVB:JWS:ASR
cc: Executive Staff


Thomas V. Burke, P.E.
Director of Operations

**RESCINDED BY BUILDINGS
BULLETIN 2024-002**



DEPARTMENT OF BUILDINGS

EXECUTIVE OFFICES

60 HUDSON STREET, NEW YORK, N.Y. 10013

CHARLES M. SMITH, Jr., R.A., *Commissioner*

FREDRIC J. POCCHI, P.E.

Assistant Commissioner/Operations

M E M O R A N D U M

To: Distribution

From: Fredric J. Pocci, P.E. Assistant Commissioner

Date: September 20, 1988

Subject: Fire Department Inspections Procedures in
Class "E" Buildings

The Fire Department is initiating a pilot program for self-certification of tenant alarm systems in Class "E" buildings.

The memo issued by the Bureau of Fire Prevention describing the new procedure is attached for your information and files.

FJP:mh
Enc.

**RESCINDED BY BUILDINGS
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*The
City of
New York*

FIRE DEPARTMENT

250 LIVINGSTON STREET BROOKLYN, N.Y. 11201-5884

BUREAU OF FIRE PREVENTION

August 22, 1988

George E. Berger, P.E.
Assistant Commissioner
Department of Buildings
60 Hudson Street
New York, NY 10013

Dear Commissioner Berger:

Due to the increase in construction activity and the related demand for electrical inspections in Class "E" buildings the Fire Department at a meeting with the Real Estate Board on August 11, 1988 has agreed to accomodate the building industry in the following manner:

A pilot program involving self-certification of tenant alarm systems be instituted that will conform with the following:

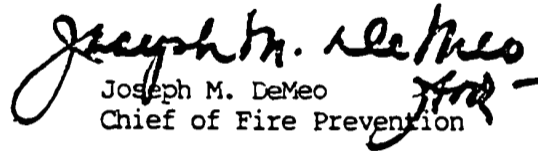
1. The Fire Department's electrical section will inspect and approve the alarm system requirements for the building core and Technology Management will forward a letter of no objection to the Building Department. The Building Department will then issue a temporary certificate of occupancy for the core only.
2. When expanding the original core T.C.O. to include occupying individual floors the Bureau of Fire Prevention will accept self-certification by a licensed architect/engineer that the alarm system is completed on that floor and installed according to code. Before approval letter is released to the Building Department a field inspection by a Chief Officer must be conducted.
3. In order to expedite the required field inspection on floors where the alarm system will be self-certified, the Bureau of Fire Prevention, Technology Management will require a written request from the building owner/manager or contractor for such field inspection 10 days in advance of the requested date of occupancy. Such field inspection will not be conducted and approval withheld, unless Technology Management receives the self-certification for the floor or floors involved 24-hours in advance of the requested date of occupancy.
4. This self-certification of the alarm system is only applicable to the tenant portion of the floor and only applies after the electrical section has inspected, tested and approved the alarm system requirements for the core.

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5. Technology Management will then notify the Building Department in writing that the Fire Department has no objection to the tenant occupancy of the subject floor after a satisfactory field inspection.
6. When the building owners apply for a permanent Certificate of Occupancy the electrical section of the Bureau of Fire Prevention will conduct a complete inspection of all tenant areas to insure compliance with code requirements and a field inspection will be conducted.

Please inform us of any comments that you may have.

Very truly yours,


Joseph M. DeMeo
Chief of Fire Prevention

JMD/SDR/dem

cc: Deborah Beck
Charles Poidomani
Henry Gittlitz

**RESCINDED BY BUILDINGS
BULLETIN 2024-002**

THE CITY OF NEW YORK
HOUSING AND DEVELOPMENT ADMINISTRATION
DEPARTMENT OF BUILDINGS

DEPARTMENTAL MEMORANDUM

DATE: October 10, 1972

TO: Borough Superintendents
FROM: Philip E. Olin, P.E., Acting Director of Operations
SUBJECT: REFERRALS TO FIRE DEPARTMENT

Please comply with Chief J.A. Flynn's request in his letter of October 3, 1972, to Commissioner J. Stein in the part as quoted below:

"In the interest of efficiency, will you please direct that plans requiring examination by the Fire Department for electrical alarm compliance with Chapter 26 - Article 17, and related smoke detection/fan shut-down systems be delivered to the Division of Fire Prevention, Attention Desk 14, Room 1128, Brooklyn Municipal Building instead of 110 Church Street, Manhattan."

Signed
Philip E. Olin, P.E.
Acting Director of Operations

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**RESCINDED BY BUILDINGS
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THE CITY OF NEW YORK
HOUSING AND DEVELOPMENT ADMINISTRATION
DEPARTMENT OF BUILDINGS

DEPARTMENTAL MEMORANDUM

DATE: May 15, 1974

TO: Borough Superintendents

FROM: Thomas V. Burke, P.E., Director of Operations

SUBJECT: INSPECTION AND TEST OF FIRE EXTINGUISHING SYSTEMS

The Department of Buildings is mandated by various provisions of law to approve, inspect, and test fire extinguishing systems.

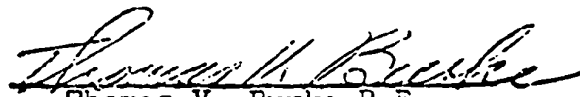
Charter 1804.4(a) and (b) - Examine, approve or disapprove plans for the installation of service equipment, and the inspection of service equipment in accordance with the requirements of law.

C26-201.0 - Definition of Service Equipment - includes fire fighting equipment.

C26-107.0 - Service Equipment
C26-109.1 - Permits required
RS 17-3 sub. 14.0

Please alert all examiners, construction inspectors and plumbing inspectors to these sections of law, and to insure that carbon dioxide extinguishing systems and other extinguishing systems are examined, inspected and tested.

Extinguishing systems protecting ventilation systems for restaurant equipment RS 13-3 and for other ventilating systems containing a required extinguishing system are to be inspected and tested by the Department of Buildings personnel. However, section C26-1301.2 b requires the Fire Department to witness the test of the extinguishing system and its control devices, certifying its acceptance prior to the issuance of a Building Department Use Permit. Inspectors are to advise applicants of this provision of law, otherwise, they may have the double expense of two tests.


Thomas V. Burke, P.E.
Director of Operations

TVB/LR/sc
cc: Comm. J.T. Walsh
Dep. Comm. A.J. Jenkins
Ass't. Comm. B.F. Parascandola
Exec. Eng. I.E. Minkin

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**RESCINDED BY BUILDINGS
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THE CITY OF NEW YORK
DEPARTMENT OF BUILDINGS

DEPARTMENTAL MEMORANDUM

DATE: June 28, 1985

TO: Borough Superintendents

FROM: Charles M. Smith, Jr., Commissioner 

SUBJECT: Amendments to plans providing for range hood installations

The current approval process covering range hood installations entails a division of responsibility between the Fire Department and the Department of Buildings. D.O.B. examines the plans for the gas tubing, the appliance itself, and the exhaust system, and the Fire Department examines the range hood fire extinguishing system to determine the number and location of nozzles.

Difficulties have surfaced concerning the processing of amendments to the above-mentioned plans, when the amendments are filed in response to objections that are issued by the Fire Department. Currently the amendment is first filed with D.O.B., and then forwarded to the Fire Department for approval. This process is unnecessarily cumbersome, and time consuming. Accordingly, effective immediately, all amendments to plans for range hoods that are submitted in response to objections from the Fire Department will be filed directly with the Fire Department, and subsequent to the Fire Department's review and approval of the amendments the approved amendments will be filed with D.O.B.

This directive will take effect immediately.

CMS: [initials]

cc. E. Minkin, P.E., Deputy Commissioner
Peter Madonia, Deputy Commissioner
Cornelius F. Dennis, P.E., Assistant Commissioner
A. Louis Munoz, Esq., General Counsel
Deputy Borough Superintendents
Chief Plumbing Inspectors

**RESCINDED BY BUILDINGS
BULLETIN 2024-002**



DEPARTMENT OF BUILDINGS

**EXECUTIVE OFFICES
60 HUDSON STREET, NEW YORK, NY 10013**

CHARLES M. SMITH, Jr., R.A., Commissioner

December 5, 1986

M E M O R A N D U M

GEORGE E. BERGER, P.E.
Assistant Commissioner
Building Construction

TO: BOROUGH SUPERINTENDENTS

FROM: George E. Berger, P.E.
Assistant Commissioner

SUBJ: Fire Protection Plan and Fire Safety Plan

The Directive 1 of 1981 required that no final Certificate of Occupancy to be issued until the Fire Protection Plan is approved and accepted by this Department which occurs after the acceptance of the plan by the Fire Department. In a procedure worked out with the Fire Department, the Department of Buildings has one copy sent to the Bureau of Fire Prevention for their review and comments.

It has been brought to my attention that some boroughs have not been sending the copy of the Fire Protection Plan to the Fire Department for their review and comments before our approval. Since the review and acceptance is now conducted by the borough offices as per Departmental Memo dated October 10, 1984, no approval should be given until favorable comments are received from the Fire Department.

In addition, C26-124.2(a)(b)(4) requires the Fire Protection Plan should not be approved until the applicant submits the proof that the Fire Safety plan, (if required) was filed and accepted by the Fire Department.

GEB:NTP:lg

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Issuance # 180

DEPARTMENT OF BUILDINGS

EXECUTIVE OFFICES
60 HUDSON STREET, NEW YORK, N. Y. 10013
CHARLES M. SMITH, Jr., R.A. Commissioner

PETER FRANCONERI, P.E.
Assistant Commissioner/Operations

**OPERATIONS
POLICY AND PROCEDURE NOTICE # 8/89**

To: Distribution
From: Peter Franconeri *PF*
Date: July 31, 1989
Subject: Fire Protection Plan Review

Referenced: Memorandum, January 10, 1984, Fire Protection Plan Review, from Robert Esnard, R.A., p. 1966. Directive 1 of 1981, March 30, 1981, Fire Protection Plan, from Irwin Fruchtmann, P.E., pages 1746-1749.

Purpose: To amend the referenced memorandum from Robert Esnard to reflect current Department of Buildings operational procedures.

Specifics: The review of any fire protection plan filed with the Department of Buildings no longer needs to be performed by a plan examiner other than the one that approved the initial application. In other words, one examiner may review both the application and the fire protection plan associated with that application.

PF:HG:mh

**RESCINDED BY BUILDINGS
BULLETIN 2024-002**

**THE CITY OF NEW YORK
DEPARTMENT OF BUILDINGS**

DEPARTMENTAL MEMORANDUM

DATE: January 10, 1984

TO: BOROUGH SUPERINTENDENTS

FROM: Commissioner Robert Esnard, R.A.

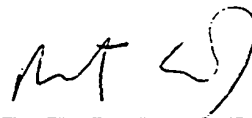
SUBJECT: Fire Protection Plan Review

Effective February 21, 1984, the responsibility for the review and acceptance of fire protection plans in accordance with Directive No. 1/81 will be transferred from the Executive Offices to the Borough Offices.

Each Borough Superintendent shall designate a minimum of two Examiners for this duty; and, over a period of time consistent with other borough priorities, all Plan Examination Personnel shall be phased into this work for a stated period of time.

A seminar will be held to familiarize the designated Examiners with the scope of work procedures, etc., in the near future.

The Examiners that review the fire protection plans shall always be a person other than the one that approved the initial application.



Robert Esnard, R.A.
Commissioner

RE: IEM:ap
cc: Deputy Commissioner I.E. Minkin
Deputy Commissioner Felstein
Assistant Commissioner White
Pat Iacobazzo, Executive Assistant
to the Deputy Commissioner
File

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**RESCINDED BY BUILDINGS
BULLETIN 2024-002**

THE CITY OF NEW YORK
HOUSING AND DEVELOPMENT ADMINISTRATION
DEPARTMENT OF BUILDINGS
DIRECTIVE NO. 13 OF 1974

DEPARTMENTAL MEMORANDUM

DATE: August 7, 1974

TO: Borough Superintendents

FROM: Thomas V. Burke, Director of Operations

SUBJECT: APPLICATIONS FILED FOR COMPLIANCE WITH LOCAL
LAW 5 OF 1973 - FIRE SAFETY LAW

Directive No. 11 of 1974, relating to Local Law 5 of 1973, entitled "Compliance Procedures," is hereby modified as follows:

The last sentence of the third paragraph of such memorandum reads "All subsequent work for compliance with the local law is to be filed as an amendment to the same alteration." The "same alteration" is the one that would contain a statement of the work to be done to provide compliance with Local Law 5 of 1973, and which would contain also, a schedule of time when work would start and when it would be completed.

The sentence is modified to provide that work which is to be performed in other than tenant spaces, such as stair pressurization, elevator controls, interior fire alarm systems, communication systems and fire command stations, are to be filed as part of the alteration application. Work in tenant spaces may be filed on separate applications or may be filed as amendments to the alteration application.

When filed as separate applications, whether or not combined with work not related to fire safety, the specification sheet of the application is to be stamped with the letters P.S. to indicate that the application relates to fire safety. The face of the application folder and all copies of the specification sheet are to be stamped likewise.

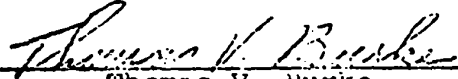
When work on such applications is reported as completed, the Construction Inspector is to fill out a

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report stating the nature of the fire safety work briefly, such as "compartmentation," and is to designate the floors on which such work was performed and is to show the extent of the work, such as "9th floor compartmentation, 3,500 square feet." This report is to be placed in the alteration application by the clerical staff, so that a summary of all completed fire safety work will be contained in the alteration application.

Under the provisions of the local law there may be some work shown on an application, such as compartmentation, which does not have to be completed for 15 years, so that many alterations may not be reported as completed for this length of time. It is therefore necessary that such applications be filed in separate cabinets where they may remain with the least disturbance until work is completed. Upon completion, they are to be transferred to the permanent block and lot records.



Thomas V. Burke
Director of Operations

TVB/df

CC: Exec. Staff

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**RESCINDED BY BUILDINGS
BULLETIN 2024-002**

THE CITY OF NEW YORK
HOUSING AND DEVELOPMENT ADMINISTRATION
DEPARTMENT OF BUILDINGS
DIRECTIVE #11 of 1974

DEPARTMENTAL MEMORANDUM

DATE: June 11, 1974

TO: Borough Superintendents

FROM: Thomas V. Burke, P.E., Director of Operations

SUBJECT: LOCAL LAW 5/73 - COMPLIANCE PROCEDURES

Local Law 5/73 provides for the compliance by the owners of existing office buildings 100 ft. or more in height, over a period of years. The subject matters and dates for such compliance are indicated in the accompanying table.

For enumerated items 5 through 8 on the table, the law requires that a statement be submitted to the Commissioner of Buildings, with a copy to the Fire Commissioner, by July 18, 1974. The statement is to set forth a schedule and time table for the performance of the work. The statement should be filed as an alteration application and should include a general description of the installation or construction work involved and the projected date for the filing of working drawings, the date when the work is to start, and the date for completion.

The initial filing may be made by the owner. The Administrative Code requires that the working drawings be filed by a registered architect or professional engineer. All subsequent work for compliance with the local law is to be filed as an amendment to the same alteration.

As each component is completed, a completion letter is to be issued for that part. The index card should note "LL 5/73" next to the alteration application as an indicator for the filing for subsequent work for compliance.

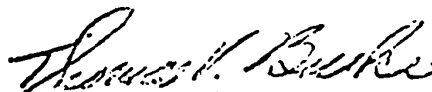
All requests for variances from the requirements of Local Law 5/73 shall be processed in accordance with the current procedure for requests for minor alterations. If such a request shall be referred to the Director of Special Projects instead of the Executive Engineer.

No waiver of any requirements is to be granted by the Borough Superintendant or any person other than the Commissioner or by the Board of Standards and Appeals.

**RESCINDED BY BUILDINGS
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2.

Accompanying this directive also is a listing of the affected buildings in your borough as identified by the Fire Department. Please keep a record of the status of the filings and the progress toward compliance for each of these buildings. Each district inspector should be requested to identify any buildings in his district to which Local Law #5 is applicable and which the Fire Department may have inadvertently overlooked.


Thomas V. Burke, P.E.
Director of Operations

TVB:JWS:ASR

Encs.

cc: Comm. Walsh
Deputy Comm. Jenkins
Assistant Comm. Parascandola
Executive Staff
Kenneth Patton, Real Estate Board
Mayor's Advisory Council on
Building and Construction
Fire Chief O'Hagan
Executive Staff

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**RESCINDED BY BUILDINGS
BULLETIN 2024-002**

**THE CITY OF NEW YORK
HOUSING AND DEVELOPMENT ADMINISTRATION
DEPARTMENT OF BUILDINGS**

DEPARTMENTAL MEMORANDUM

DATE: April 30, 1974

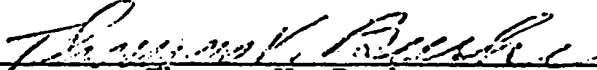
TO: Borough Superintendents

FROM: Thomas V. Burke, Director of Operations

SUBJECT: LOCAL LAW NO. 5 of 1973
FIRE SAFETY REQUIREMENTS AND CONTROLS

All requests for reconsideration to accept any variances of Local Law 5 of 1973, concerning fire safety in buildings, are to be referred to the Director of Special Projects, Julius W. Schneider, for determination.

No waiver of any requirements is to be granted by a Borough Superintendent or any person other than the Director of Special Projects. The only exception to this shall be waivers granted by the Board of Standards and Appeals.


Thomas V. Burke
Director of Operations

TVE/df

CC: Exec. Staff

**RESCINDED BY BUILDINGS
BULLETIN 2024-002**



DEPARTMENT OF BUILDINGS

EXECUTIVE OFFICES
120 WALL STREET, NEW YORK, N.Y. 10005

ROBERT ESNARD, R.A. Commissioner
248-8811

BORO OFFICES:

MANHATTAN
MUNICIPAL BUILDING
NEW YORK, N. Y. 10007

BRONX
1932 ARTHUR AVENUE
BRONX, N. Y. 10457

BROOKLYN
MUNICIPAL BUILDING
BROOKLYN, N. Y. 11201

QUEENS
128-08 QUEENS BLVD.
KEW GARDENS, N. Y. 11415

STATEN ISLAND
BOROUGH HALL
ST. GEORGE, N. Y. 10301

September 6, 1983

Joseph C. Hess
Chief of Fire Prevention
250 Livingston Street
Brooklyn, New York 11201

Re: Compressed Oxygen and Acetylene Storage Tanks
Motor Vehicle Repair Shops

Dear Chief Hess:

This is in response to your letter of inquiry dated July 1, 1983. In your letter you request an affirmation of Department of Buildings policy with respect to the storage of the subject gases at legal Motor Vehicle Repair Shops. Please be advised as follows:

ALLOWABLE STORAGE:

No more than two (2) tanks of oxygen and two (2) tanks of compressed acetylene gas may be stored in a legal Motor Vehicle Repair Shop.

OXYGEN TANK: Approximate Specifications--Maximum

Diameter - 9"
Height - 55"
Capacity - 244 cubic feet
Weight - 150 lbs.

ACETYLENE TANK: Approximate Specifications--Maximum

Diameter - 12"
Height - 42"
Capacity - 320 cubic feet
Weight - 250 lbs.

HOW STORED:

- a) On a concrete slab at grade.

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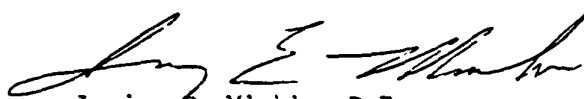
September 6, 1983

HOW STORED: (continued)

- b) Open storage of one tank of oxygen and one tank of acetylene. The tanks must be separated at least 12" from each other.
- c) The second tanks of oxygen and acetylene must be stored in a fire-rated enclosure and must be separated from each other by a fire-rated partition.
- d) All tanks must be stored in a vertical position.
- e) All tanks must be in a space with ventilation.
- f) All tanks must be stored away from heat.
- g) All tanks must be protected from falling objects.

The Department of Buildings is pleased to cooperate with the Fire Department to provide for additional safety in Motor Vehicle Repair Shops.

Very truly yours,



Irving E. Minkin, P.E.
Deputy Commissioner
Department of Buildings

ATTACHMENT

Fire Department letter-July 1st, 1983

cc: (W/Attachment)

Comm'r. Esnard

Polsky

Hassman

Iacobazzo

Borough Superintendents

Milton Fishkin--Chief Inspector, Bureau of Fire Prevention

Fire Department, 250 Livingston St., Brooklyn, N.Y. 11201

Sylvia Deutsch--Chairperson/Commissioner

Board of Standards & Appeals, 80 Lafayette St.,
New York, N. Y. 10013

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**RESCINDED BY BUILDINGS
BULLETIN 2024-002**

The City of New York
HOUSING AND DEVELOPMENT ADMINISTRATION
Department of Buildings

To: Borough Superintendents

Date: April 18, 1972

From: Thomas V. Burke, Director of Operations

Subject: Section D26-20.07 Housing Maintenance Code
Local Law 11 of 1971

The provisions of subdivision a(1) of section D26-20.07 of the Housing Maintenance Code are to be applied without change. The provisions of subdivision b of such section are to be applied as noted below.

Subdivision a(1) of section D26-20.07 of the Housing Maintenance Code reads as follows:

"a. In every old-law tenement which is less than four stories in height:

- (1) Every door opening into any entrance hall or stair, or into any public hall connected therewith, shall be self-closing; every glazed opening or glazed panel in such a door shall be glazed with wire glass, and every transom opening upon any public hall shall be glazed with wire glass firmly secured in a closed position; and"


Subdivision b of such section provides as follows:

"b. In every old-law tenement which is four stories or more in height, every door opening into any entrance hall or stair or into any public hall connected therewith, unless such entrance hall, stair or public hall is protected by an approved automatic sprinkler system, shall be fireproof, having a fire-resisting rating of at least one hour, and every transom shall be sealed with fire-retarded materials having a fire resistive rating of at least one hour. Notwithstanding the foregoing, existing door frames in good condition may be retained."

The provisions quoted shall not apply to doors which open directly to the exterior of buildings, such as those opening on a street, yard or court; nor shall such provisions apply to the vestibule doors immediately inside of the main entrance door or doors of an old-law tenement. The provisions shall not apply to bulkhead doors and roof scuttles, or to doors required to have a fire-resistance rating exceeding one hour.

Provisions for construction of such doors and scuttles are contained in sections 35, 217, 233 Multiple Dwelling Law.

TVB/af


Thomas V. Burke
Director of Operations

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**RESCINDED BY BUILDINGS
BULLETIN 2024-002**

THE CITY OF NEW YORK
DEPARTMENT OF BUILDINGS

DEPARTMENTAL MEMORANDUM

DATE: September 5, 1980

TO: Borough Superintendents

FROM: *BFP* Blaise F. Parascandola
Deputy Commissioner

SUBJECT: Procedure for Compliance with Filing Requirements for
Smoke and Heat Venting provisions of Local Law # 5
as Amended by Local Law # 86/1979 and effective
September 13, 1980

The following procedure is to be followed in order to provide an expeditious means of filing and review for compliance with the Local Law # 5 provisions required to be complied with by September 13, 1980.

The timetable for compliance has now reached the point where plans and permits for smoke control or pressurization plus compartmentation (or sprinklerization) must be filed and a permit obtained by September 13, 1980. (See Attachment A for complete timetable of compliance with Local Law # 5).

The requirements shall be met in two phases consisting of an initial filing of the schematic layout of the proposed system (Phase I) indicating by means of vertical and horizontal cross sections the basic components of the proposed system. No detailed plans are required, but computations showing compliance with requirements of Reference Standard RS 5-18 (as amended by LL # 84/1979) together with pertinent notes and general performance specifications shall be submitted if the pressurization alternate is selected. (The basic design elements of Reference Standard RS 5-18 are shown on Attachment B).

Smoke and Heat Venting
Upon acceptance by the department of Phase I a permit can be obtained, prior to the start of actual work. The applicant shall submit the final plans (Phase II) pursuant to Directive # 14, and commence work in order to complete the installation on schedule. Inspection of the installation shall be subject to controlled inspection. Testing of the finished installation shall be witnessed by a representative of the Building Department designated by the Borough Superintendent.

Sprinklers

Examination of sprinkler applications for compliance with the Local Law # 5 option shall remain unchanged the applicability of Directive # 14 shall apply as provided in previous memorandums. Where the backlog of applications awaiting examination exceeds one week then this office shall be notified so that the appropriate number of applications can be transferred to the Borough of Brooklyn for examination.

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**RESCINDED BY BUILDINGS
BULLETIN 2024-002**

**THE TABLE FOR COMPLIANCE WITH LOCAL LAW # 5
75 AMENDED BY LOCAL LAW NO. 86/1979**

<u>Type of Building</u>	<u>Requirements</u>	<u>Timetable Under Local Law No. 84, 86/1979</u>
Office Buildings Over 100' Feet with or without Central Air Conditioning	Interior Stairway Re-entry Signs at elevators and stairways Showroom sprinklers Interior fire alarm and -communication systems, Fire Command station Elevator readiness	2/7/73 2/7/73 2/7/73 6/13/80 9/13/80 9/13/81
Office Buildings Over 100 feet with Central Air Conditioning	Elevator interlock wiring	Work must be completed 1 year and 6 months from effective date 6/13/81
	<u>Option A</u> Smoke Control New Buildings (Smoke Shaft)	Plans must be filed and permit taken out within 9 months of eff. date Work must be completed 2 years and 9 months from effective date. 9/13/82
	Existing Buildings (Pressurization PLUS Compartmentation on sprinklerization of individual floors.)	Installation of pressur- ization system shall be as per Reference Standard RS-18 as amended by Local Law No. 84/1979 Plans must be filed and permit taken out within 9 months. Work must be done: (i) in course of alteration and (ii) within 2 years of eff. date 2/3 by 6/7/84 and whole building by 2/7/80 12/13/81 6/7/84 2/7/86

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BULLETIN 2024-002**

**TIMETABLE FOR COMPLIANCE WITH LOCAL LAW # 5
AS AMENDED BY LOCAL LAW NO. 06/1979
(cont'd)**

<u>Type of Building</u>	<u>Requirements</u>	<u>Timetable Under Local Law Nos. 84, 06/1979 *</u>
<u>Option B</u> Sprinklerize entire building	Plans must be filed and permit taken out within 9 months from effective date. Work on 1/3 of building must be completed within 2 years of effective date 2/3 within 3 years and the entire building within 4 years.	9/13/80 12/13/81 12/13/82 12/13/83

*Effective date December 13, 1979

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BULLETIN 2024-002**

ATTACHMENT B

Basic Design elements of Pressurization Systems (For complete data see KS 5-18 as amended by Local Law # 84/1979)

Air Supply

Fans supplying 100% outdoor air at one or more levels shall be activated by detectors and controlled from local start/stop station at the fans and the fire command station.

Total air supply shall not be less than 24,000 cfm plus 200 cfm per story per stair.

Maximum velocity of Air at opening into stair shall not exceed 3,000 feet per minute.

Operating Conditions

Max positive differential pressure = .4

Min positive differential pressure (1)

All doors closed = .1
Three doors opened = .05

(1) Or a min. average velocity of 400 ft per minutes in the plane of any open door with three doors open.

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