

THE CITY OF NEW YORK
DEPARTMENT OF BUILDINGS

DEPARTMENTAL MEMORANDUM

DATE: March 1, 1983

TO: Borough Superintendents
FROM: Irving E. Minkin, P.E., Acting Commissioner
SUBJECT: Occupancy Violations for Interim Multiple Dwellings (IMDs)

Enactment of Article 7 C of the Multiple Dwelling Law authorizes temporary residential occupancy of interim multiple dwellings (IMDs) conditioned upon limitations set forth in said provision of law.

Accordingly, you are to be guided by the following procedures when inspections disclose residential occupancy of loft buildings where this department has no record of authorization of such use:

1. The Loft Board will be providing this office with a list of registered IMDs, and update same periodically.
2. Index Cards for the Borough office should reflect the foregoing IMD status for the listed premises.
3. All occupancy violations issued for illegal residential use of non-residential loft buildings that were written to the tenants shall be dismissed. No such violation is to be issued to residential tenants in IMDs in the future.
4. Current illegal occupancy violations that have been written for residential loft buildings being used for "illegal residential use" are to be rewritten with the following language:

Residential occupancy is contrary to Buildings Department records.

Remedy: Register with the Loft Board as an Interim Multiple Dwelling (IMD). If the Loft Board determines the building is not an IMD, conform the use and Certificate of Occupancy. Additionally, conform with all related laws.

Continued.....

1921

5. Until the Loft Board has commenced furnishing this Department with the above mentioned lists of IMDs, Borough offices are to communicate with either Suzanne O'Keefe or William Bernstein of the Loft Board staff with regard to any contemplated violations for alleged illegal occupancy in all loft buildings, (566-1438 - Loft Board)


Irving E. Minkin, P.E.
Acting Commissioner

IEM:ow

cc: Commissioner Esnard
Deputy Commissioner Parascandola
Assistant Commissioner Dennis
Executive Staff
Cari Weisbrod
Gabe Taussig

1922