

# 1 RCNY §101-17

## CHAPTER 100

### Subchapter A Administration

**§101-17 Major projects development program.** The major projects development program will offer dedicated project coordination and guidance services to participating projects as set forth in subdivision (a) of this section. Such services will include consultations with dedicated Department staff throughout the life of a project, including, but not limited to, pre-application development consultations, pre-construction consultations, pre-inspection consultations, and consultations regarding construction phasing and scheduling as needed. The consultations may cover (1) zoning and code compliance, (2) phasing of filings, permits, and occupancy, (3) construction, site safety, and public safety checks, and (4) the issuance of a Temporary Certificate of Occupancy and Final Certificate of Occupancy.

**(a) Applicability.**

(1) The major projects development program is a voluntary program that applies to:

- (i) owners of proposed new buildings that will be 20 stories or greater, regardless of whether such proposed building preserves existing building elements;
- (ii) owners of proposed new buildings that preserve existing building elements and for which the resulting building includes additional floor area of 100,000 square feet or more;
- (iii) owners of proposed new buildings with a total floor area of 500,000 square feet or more; and
- (iv) owners of existing or proposed buildings designated by the commissioner as eligible for this program due to unique hazards associated with the construction or demolition of the structure, including complex construction logistics potentially impacting adjoining properties or public safety.

(2) Acceptance into the program is on a first-come-first-served rolling basis, depending on program capacity.

**(b) Requirements.** Owners who choose to participate in this program shall:

- (1) provide all project scope information, required filings, and project schedule, sequencing and phasing information, and provide timely updates of such information, as directed by the Department;
- (2) attend all scheduled consultations and provide any additional information and documentation requested by the Department; and
- (3) address any objections and deficient conditions on the work site in a timely manner.

**(c) Fee.** In order to participate in this program, the owner will be charged a fee as provided in section 101-03 of this title. Such fee will be charged in addition to all other applicable fees set out in such section 101-03, Article 112 of Title 28 of the Administrative Code, or any other provision of law.

**(d) Removal from program.** The Department may, on written notice to the owner, remove a project from the program for failure to comply with the requirements of the program. The notice will inform the owner of the reasons for the proposed removal from the program and that the owner has the right to present to the Department information as to why the project should not be removed from the program within:

- (1) 10 business days of delivery of the notice by hand or electronically to the owner's designated email address; or
- (2) 15 calendar days of the posting of notice by mail.

**(e) Withdrawal from program.** An owner who wishes to withdraw a project from the program for financial or any other reasons must inform the Department in writing.

**(f) Effect of removal or withdrawal.** After removal or withdrawal, as described in subdivisions (d) and (e) of this section, an owner must continue to comply with all requirements of law or rule applicable to the project without receiving the consultation and guidance services authorized pursuant to this section.