

**RESCINDED BY BUILDINGS  
BULLETIN 2022-004**

City of New York  
DEPARTMENT OF BUILDINGS

DIRECTIVE No. 14-1967

To: Borough Superintendents

Date: May 16, 1967

From: Julius W. Schneider  
Director of Operations

Subj: Section 23-33 Zoning Res-  
olution - Special Provisions  
for Existing Small Lots

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This directive supersedes all previous directives, procedures and memoranda on this subject.

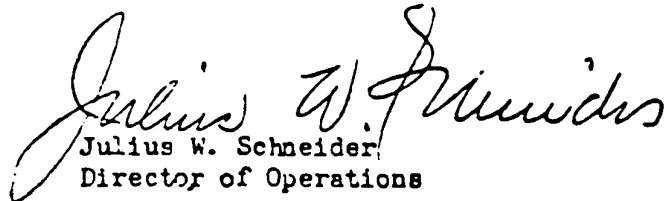
The general provisions regarding minimum lot size are contained in Section 23-32 of the Zoning Resolution.

Exceptions to the general provisions of Section 23-32 are contained in Section 23-33 entitled REGULATIONS APPLYING IN SPECIAL SITUATIONS.

Section 23-33 shall be interpreted as follows - these exceptions will not apply if -

- 1 - the undersized lot was in common ownership with a contiguous lot located within a single block on the effective date of the Zoning Resolution, December 15, 1961, or
- 2 - the undersized lot was in common ownership with a contiguous lot at the time application for a building permit is made.

JWS:SF

  
Julius W. Schneider  
Director of Operations

cc: Comm. Moerdler  
Dep. Comm. Ferro  
Dep. Comm. Diamond  
Asst. Comm. Debrot  
First Asst. Counsel Beck  
Asst. Comm. Narvaez  
Dir. of Investigations Colon  
Asst. Comm. Unger  
Asst. to Comm. Perlmutter  
Dir. of Bldg. Constr. Burke

cc: Ch. Insp. of Constr-Oper. Breiner  
Executive Engineer Minkin  
Plan Examiner Sakona  
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Senior Administrator Greenberg  
Administrator Kehoe  
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Actg. Dir. of Training Nathan  
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