



DEPARTMENT OF BUILDINGS
EXECUTIVE OFFICES
60 HUDSON STREET, NEW YORK, N.Y. 10013
RUDOLPH J. RINALDI, COMMISSIONER

CAROLE S. SLATER
General Counsel & Director
Office of Legal Affairs
(212) 312-8130

ISSUANCE # 374

LEGAL
POLICY AND PROCEDURE NOTICE # 3/92

TO: DISTRIBUTION

FROM:--- CAROLE S. SLATER *CS*
General Counsel and Director
Office of Legal Affairs

RE: DOB Variance of MDL §277 Requirements
Legalization of Residential Lofts
Multiple Dwelling Law Amendments of 1992

DATE: October 13, 1992

This PPN supplements Legal PPN # 2/92 dated June 29, 1992.

PURPOSE: To inform interested parties of the recent amendment to §277 of the Multiple Dwelling Law ("MDL") Article 7C with regard to the legalization of residential lofts covered as interim multiple dwellings ("IMDs"). Said amendment authorizes the Commissioner of Buildings to vary the requirements of MDL §277.

EFFECTIVE DATE: Immediately

SPECIFICS: — In 1992, the New York State Legislature amended Multiple Dwelling Law §277 by adding a new subdivision 16, which allows the Commissioner to vary the requirements and standards found in MDL §277 pursuant to New York City Charter §645(b)(2). The Board of Standards and Appeals' jurisdiction is unaffected and applicants can continue to apply for a variance from the MDL §277 requirements pursuant to New York City Charter §666(8).

The borough offices, therefore will no longer be responsible for preparing docket sheets, court calendars or maintaining tickler/tracking systems for the summonses etc.

Office of the Borough Commissioner:

The Borough Commissioner shall make certain that the log book is being maintained.

JMc:mh