

**1968 BUILDING CODE  
OF THE CITY OF NEW YORK**

---

**Plus Selected Rules of the Department of Buildings  
LOCAL LAW NO. 76 Effective Dec. 6, 1968  
INCLUDES AMENDMENTS To July 1, 2008**

**MICHAEL R. BLOOMBERG**  
MAYOR

**ROBERT D. LIMANDRI**  
Commissioner

**PREFACE**

This revision brings the 1968 Building Code current to July 1, 2008.

When enacted by the City Council on October 22, 1968, the 1968 Building Code was hailed as a great improvement over the anachronistic 1938 Building Code and included what was then the latest thinking in building code science, incorporating advances in technology and construction that had been made following the Second World War. Over the years, the Council amended the 1968 Building Code to address certain changes as needed; however, the 1968 Building Code never enjoyed a complete overhaul, gradually falling behind and becoming increasingly outdated. By the turn of the 21st Century, the 1968 Building Code had become an antiquated, complicated tangle of provisions.

In 2003, the Department of Buildings began a multi-year effort to replace the 1968 Building Code, culminating with Mayor Michael R. Bloomberg's signing of Local Law 33 of 2007. The result was the 2008 New York City Construction Codes, which replaced the 1968 Building Code with a new set of codes that increases public

safety, incorporates the latest in engineering and technology, and contains progressive ideas on sustainable development. Most importantly, the new Construction Codes must be thoroughly reviewed and updated every three years, ensuring that New York City's construction regulations never again become outdated.

While the 2008 New York City Construction Codes will apply to all new buildings beginning July 1, 2009, the 1968 Building Code, and its predecessor from 1938, will continue to remain relevant for years to come. First, certain new buildings filed prior to July 1, 2009 will continue to be subject to the 1968 code. Additionally, provisions of the 1968 code will apply to most alterations to existing buildings. Lastly, buildings constructed in accordance with the 1968 code generally must maintain compliance with its provisions.

The flowchart that follows the editor's note illustrates the circumstances under which the 1968 code remains applicable for alteration projects.



Robert D. LiMandri  
Commissioner

## **Preface**

### **EDITOR'S NOTE:**

For further information, readers may wish to refer to the published series of the Department of Buildings' Directives and Memorandums, which are available at CityStore ([NYC.gov/citystore](http://NYC.gov/citystore)) or visit the Department of Buildings website at [NYC.gov/buildings](http://NYC.gov/buildings) for the latest policy and procedure notices.

The legislature enacted, effective September 1, 1986, Chapter 839 of the state laws of 1986, which made certain technical corrections and changes to the recodification.

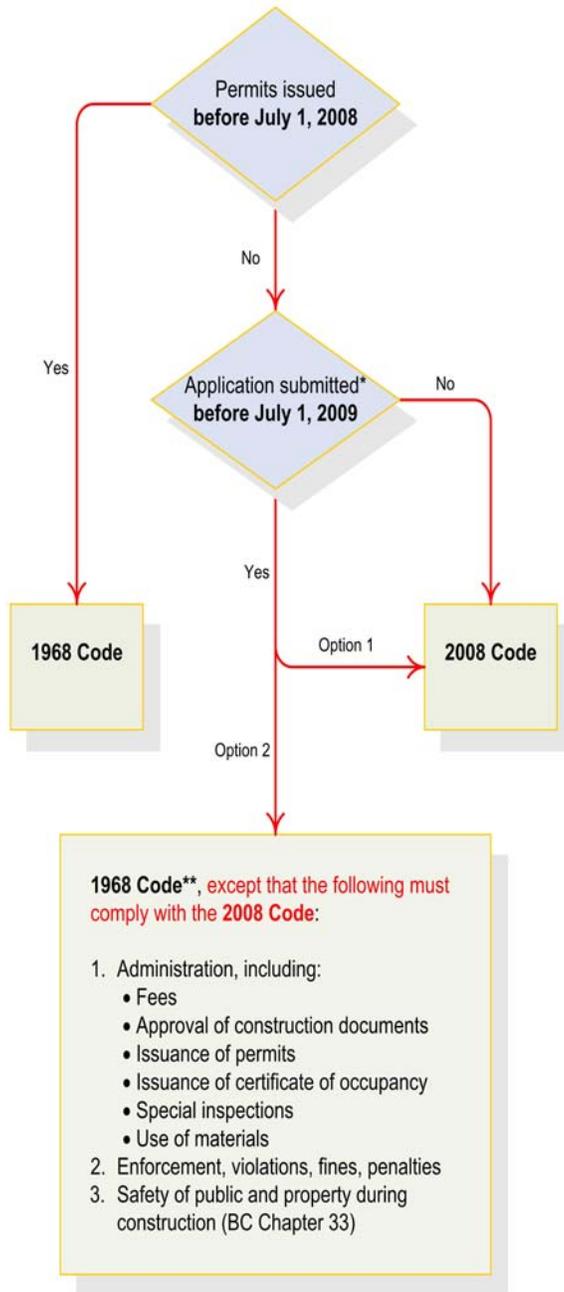
Within the Reference Standards Appendix of this volume are references to specific sections in the Building Code. Standards enacted prior to the recodification of the Building Code refer to the code using the old section numbers. Editorial notes pointing out discrepancies between the former code and the recodified version not specifically indicated as changes, or references to laws that have amended the code since recodification, are indicated with asterisks and corresponding footnotes in bold italics at the following the section. Obvious errors (such as misspellings) are corrected and noted within the text with a [*sic*] following the particular word.

### **Page Setup:**

Where text is interrupted by a table, left column above the table will continue unto the right column above the table. Text below the table will follow the same pattern.

# Which code applies?

## New Buildings



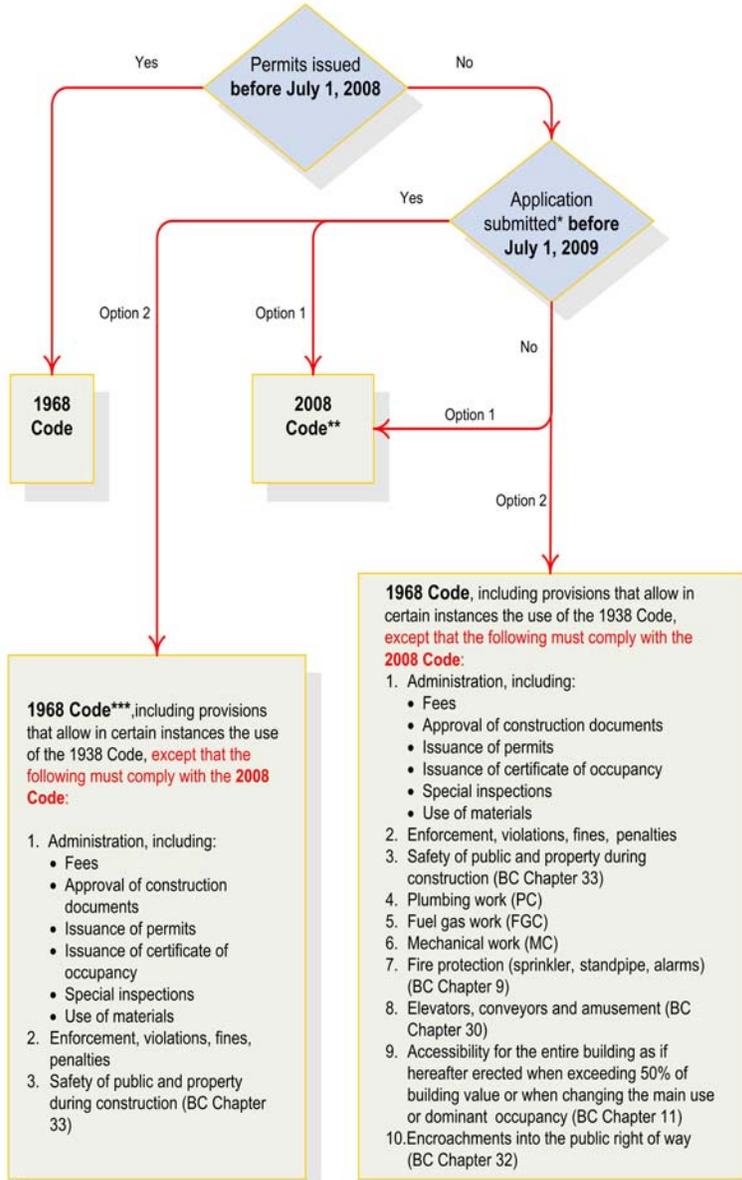
\* Submission of application for construction document approval

\*\* In addition, this option remains available only if:

- (1) the application is not abandoned;
- (2) the work is commenced within 12 months of issuance of a permit, and
- (3) the work is diligently carried out to completion

# Which code applies?

## Alterations to Existing Buildings



\* Submission of application for construction document approval

\*\* The 2008 Code cannot be elected where the 2008 Code provisions as applied to the particular building would result in a reduction in fire safety or structural safety. As an alternative, the entire building may be made to comply with 2008 Code

\*\*\* In addition, this option remains available only if:  
 (1) the application is not abandoned;  
 (2) the work is commenced within 12 months of issuance of a permit, and  
 (3) the work is diligently carried out to completion