



Legislation Text

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Int. No. 1119

By Council Members Koslowitz and Yeger

A Local Law to amend the New York City building code, in relation to requiring new nighttime establishments and new residential buildings that face commercial establishments to be fitted with soundproof windows and walls

Be it enacted by the Council as follows:

Section 1. Section 1202.1 of the New York city building code is amended by adding a new definition of “commercial nighttime establishment” in alphabetical order to read as follows:

COMMERCIAL NIGHTTIME ESTABLISHMENT. The term “commercial nighttime establishment” includes, but is not limited to, any bar, restaurant, event space, music or entertainment venue, club, cabaret or lounge which is open for business between the hours of 10:00 PM and 7:00 AM.

§ 2. Section 1207.3 of the New York City building code is amended by adding a new section 1207.3.2 to read as follows:

**1207.3.2 Acoustical isolation of commercial nighttime establishments to limit structure-borne noise.** Floor-ceiling constructions in group R buildings located within 1 mile of a commercial nighttime establishment shall have a minimum impact noise rating (INR) of zero, which shall be obtained by tests conducted by the contractor or building owner in accordance with the procedure of reference standard RS 12-3 and such constructions shall be designed and installed to avoid short circuiting the isolation devices that are incorporated into such constructions.

**Exception:** The INR of floor-ceiling constructions listed in reference standard RS 12-3 shall be used to determine compliance with the requirements of this section and with any other provision of this code that requires a specific INR.

**1207.3.2.1 Exterior-facing walls, windows, and doors.** Exterior-facing walls, partitions, and windows of new commercial nighttime establishments shall have a minimum sound transmission class (STC) rating of

50 for airborne noise.

**1207.3.2.2 Commercial nighttime establishment entrances and exit doors.** Doors of commercial nighttime establishment entrances and exits shall fit closely and not be undercut. Door frames for such doors shall be fitted with soundproofing rubber; acoustical caulk; and weatherstripping or door gaskets. Such doors shall be equipped with automatic door bottoms. Commercial nighttime establishment entrance and exit doors shall have a minimum STC of 35.

§ 3. Section BC 1207 of the New York city building code is amended by adding new sections 1207.5 and 1207.6 to read as follows:

**1207.5 Exterior-facing walls, windows, and doors.** Exterior-facing walls, partitions, and windows of new multiple dwelling units shall have a minimum STC rating of 50 for airborne noise.

**1207.6 Multiple dwelling unit entrances and exit doors.** Entrance and exit doors of multiple dwelling units shall fit closely and not be undercut, and shall have a minimum STC rating of 35 for airborne noise. Door frames for such doors shall be fitted with soundproofing rubber; acoustical caulk; and weatherstripping or door gaskets. Such doors shall be equipped with automatic door bottoms.

§ 4. This local law takes effect 120 days after it becomes law, except that the department of buildings, department of housing preservation and development, and department of environmental protection may take such measures as are necessary for the implementation of this local law, including the promulgation of rules, prior to such date.

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