

2025 NYC Electrical Code Updates

**Department of Buildings
Code Development & Technical Affairs**

March 26th, 2026
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<https://www.freepik.com/free-photos-vectors/nyc-buildings>

Agenda

- ❖ Background of the NYC Electrical Code
- ❖ Structure of the National Electrical Code
- ❖ New requirements for PV
- ❖ New requirements for ESS
- ❖ Other regulations



https://www.flaticon.com/free-icon/agenda_8659875?related_id=8659875&origin=search

Background



- ✓ The previous 2011 NYC Electrical Code
 1. Consist of:
 - a. Administrative Provision – Title 27
 - b. Technical Provisions – Based on 2008 NEC with NYC amendments
 2. Enacted by Local Law 39 of 2011
 3. Effective July 1st, 2011

- ✓ The Revision Cycle for the 2025 NYC EC was launched in the Summer of 2018. Subject matter experts and industry stakeholders were organized into six technical committees and one managing committee. Significant changes of (4) National Electrical Code (NEC) were evaluated during the development of the 2025 NYC Electrical Code:
 1. 2011 NEC
 2. 2014 NEC
 3. 2017 NEC
 4. 2020 NEC

- ✓ We adopted the 2020 NEC with NYC specific amendments for 2025 NYC EC.

Implementation Schedule

2025 NYC Electrical Code

Date	Effective Date/Allowable use Date
The 2025 NYC EC was enacted by a Local Law 128 of 2024	December 21, 2024
The 2025 NYC EC went into effect	December 21, 2025

- Applications that were filed before December 21, 2025 will remain subject to the 2011 NYC EC. Refer to a DOB [Service Notice on December 22, 2025](#) for more information.
- Refer to [Building Bulletin 2024-008](#) for more information on the implementation schedule.

Why are we updating the NYC Electrical Code?



<https://emilms.fema.gov/IS0815/groups/109.html>

1. The Electrical Code protects public health, safety, and welfare by establishing minimum requirements for safe installation of electrical equipment and systems.
2. Local Law 64 of 2001 required periodic revision of the Electrical Code to ensure that the Code will always be up-to-date and reflect the latest standards while addressing specific needs of the City's high-density urban environment.
3. The new code will improve safety, because it will reduce and eliminate costly, out-of-date and inefficient code provisions, while maintaining public safety.
4. The new code will also improve efficiency and innovation, because it will accommodate new and safer equipment, and energy saving technologies.

The **2025 NYC Electrical Code** consist of:

➤ **Administrative Provisions - Title 28**

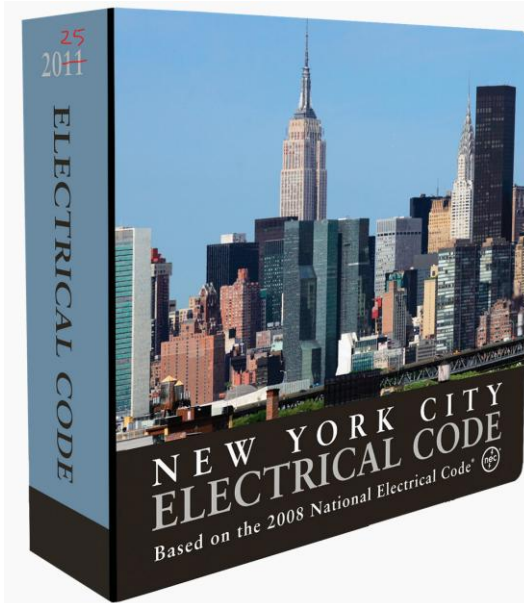
1. 2022 NYC Administrative Code was modified by **LL 128 of 2024** to include the new Electrical Code(EC).
2. The new EC is now part of the NYC Construction Codes.
3. The previous EC was under Title 27

➤ **Technical Provisions - NFPA 70-2020 National Electrical Code (NEC)**

1. New sections 80 thru 87 were added
2. Article 90 was adopted from NEC
3. Chapters 1 thru 9 of NEC were adopted
4. We added NYC Specific amendments

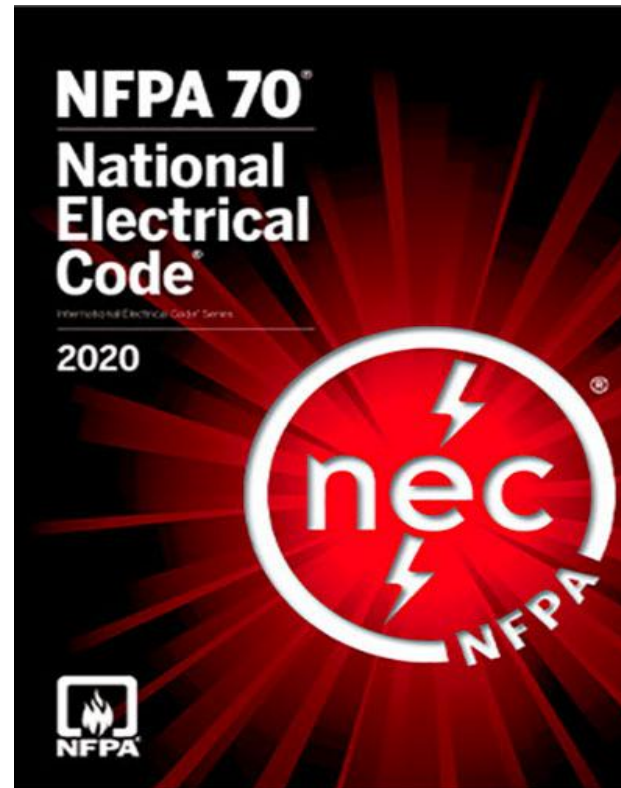
➤ **Other Regulations:**

1. Rules of the City of New York (RCNY)
2. Building Bulletins (BB)



<https://www.bnibooks.com/products/2011-new-york-city-electrical-code>

Technical Provisions



<https://www.nfpa.org/electricalsolutions>

Technical Provisions consist of:

1. **New Added Sections 80 thru 87**

These sections cover NYC Electrical Code applicability, enforcement, permit requirements, construction documents, inspections, and violations.

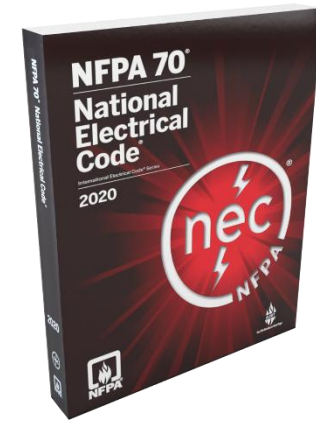
2. **Adopted Article 90 from the NEC**

This Article covers the scope of the Electrical Code and special permission.

3. **Unamended sections from 2020 NEC (Chapters 1 thru 9)**

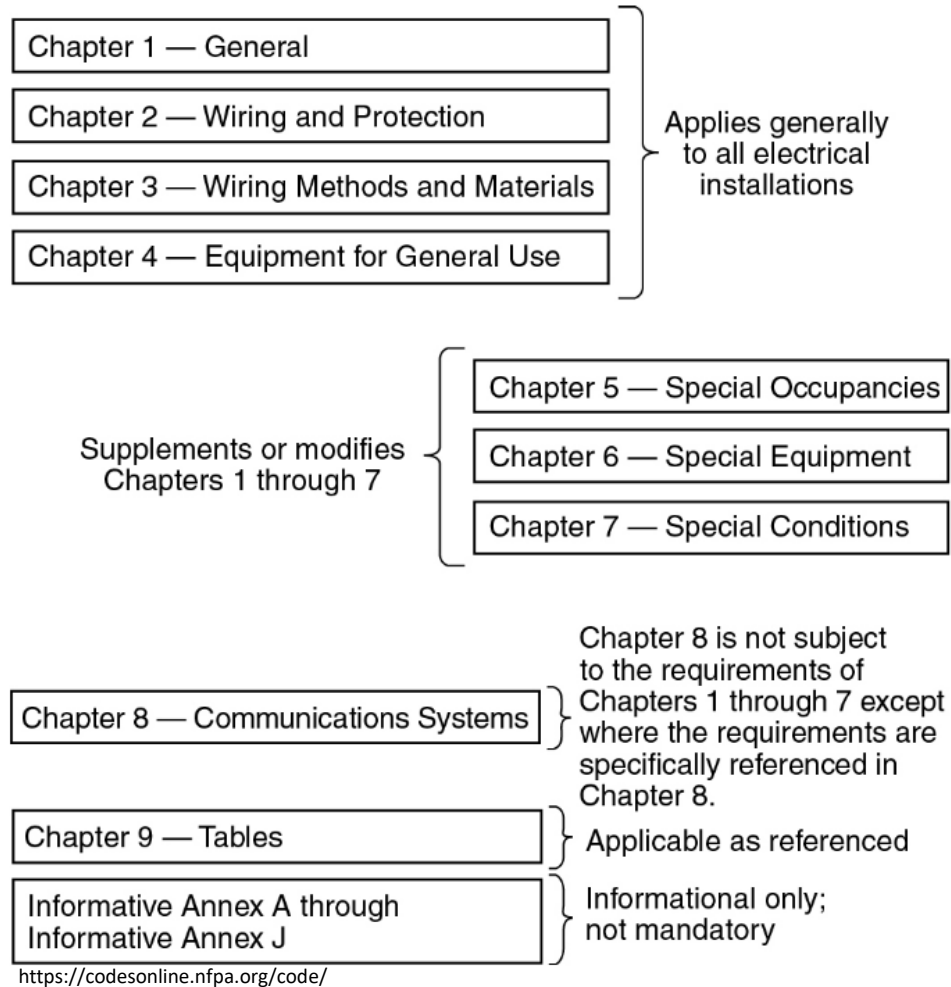
4. **Added amendments to 2020 NEC (Chapters 1 thru 9)**

Amendments were made to ensure specific requirement suitable to New York City's environment are addressed.



<https://www.nfpa.org/electricalsolutions>

Structure of National Electrical Code(NEC)



Article 690 – Solar Photovoltaic (PV) Systems

- What remain the same:
 - Contractor must file an Electrical Permit via DOB NOW.
 - Electrical Inspection is required for the final electrical sign-off.
 - Electrical installation must be performed by NYC Master Electrician.
 - A One-Line diagram must be available, when requested by the Department.
- What are some of the major Changes:
 - Added two notes in 690.1:
 - Note 1. PV system that attached to the roof covering shall be labeled to identify the fire classification in accordance with Chapter 15 of the Building Code.
 - Note 2. Rooftop installations must comply with the rooftop area access requirements of the Fire Code.



<https://pixabay.com/vectors/solar-panels-renewable-energy-8593759/>

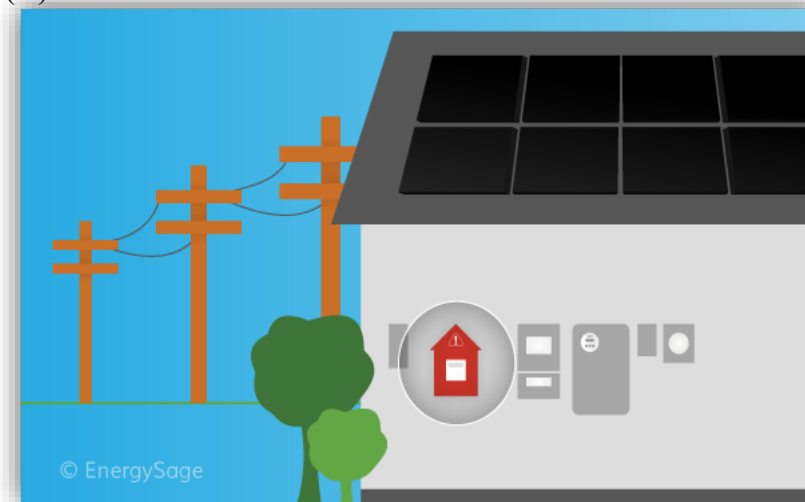
Article 690 – Solar Photovoltaic (PV) Systems

- Changes, Continue...
 - Maximum Voltage of a PV system
 1. Circuits on or in buildings are allowed to have a maximum voltage no more than **1,000V**
 2. Circuits on or in 1- and 2-family are allowed to have a maximum voltage no more than **600V**.
 3. When not located on or in buildings, listed DC equipment, rated no more than **1,500V**, will not be required to comply with Parts II and III of Article 490, which contains special requirements for High Voltage Installations.

* Under the 2025 Electrical Code, CCD1s will no longer be required for inverters that operate less than or equal to 1,000V, except for 1- and 2- family.

- SECTION 690.12 added requirements for Rapid Shutdown

PV circuits on or in buildings must include a **rapid shutdown function** to reduce shock hazard for firefighters in accordance with 690.12(A) through (D).



<https://news.energysage.com/rapid-shutdown-overview/>

Article 691 – Large-Scale PV Electric Supply Stations

- **New Article:**

- This article covers the installation of large-scale PV electric supply stations, with an inverter generating capacity of no less than 5,000 kW, and not under utility control.
- Section 691.4 covers special requirements for Large-Scale PV Electric Supply Stations.
- Section 691.5 covers equipment requirements.
- Section 691.11 covers fence Bonding and Grounding.



https://www.freepik.com/free-photo/aerial-view-solar-power-plant_27255054.htm#from_element=cross_selling_photo

Article 706 – Energy Storage Systems (ESS)

- **New Article:**

- This article covers the installation of ESS having a capacity greater than 1 kWh that may be stand-alone or interactive with other electric power production sources. These systems are mainly intended to store and provide energy, during normal operating conditions.
- ESS shall not to be used as Emergency Power Source.
- ESS must using a chemistry that is recognized by the NYC Construction Codes, Fire Code, and other applicable regulations. Such as Rule 3616-07, which modifies NFPA 855.
- ESS must be UL 9540 listed, and it must go through UL 9540A full-scale testing.



<https://insideclimatenews.org/news/20022019/100-percent-renewable-energy-battery-storage-need-worst-case-polar-vortex-wind-solar/>

Article 706 – Energy Storage Systems (ESS)

- **New Article: (Continue)...**

- All ESS installations in NYC must be reviewed and approved by OTCR (the Office of Technical Certification and Research), via Site-Specific Evaluation (OTCR-2). Filing requirements are provided in OTCR's website.
- Contractor must file an Electrical Permit via DOB NOW for the electrical work.
- Electrical Plan Review (EPR) is required, when the installation is 1,000kVA or larger.
- Electrical Inspection is required for the final electrical sign-off.



<https://www.ultralibrarian.com/2024/03/21/battery-energy-storage-system-components-ulc/>

Other Regulations:

❖ Rules

A rule is a standard or requirement set by a city agency, which affects members of the public.

❖ Building Bulletins

We publishes Building Bulletins that represent the official policies of the Department to assist our customers.



<https://www.istockphoto.com/search/2/image-film?phrase=break+the+rules>

Rules of the City of New York(RCNY)

RCNY § 4000-01 Electrical Work Review



<https://depositphotos.com/mx/vectors/rules.html>

— **Electrical Plan Review (EPR)**

- Required for installations that are 1,000 KVA or greater
- Required for installation above 1,000V AC or 1,500V DC
- Submit: One Line Diagram, Electrical Room Plan, Selective Coordination Studies, etc.
- A \$650 filing fee is required.

— **Electrical Equipment Review**

- Required for equipment not properly addressed in the Code.
- Required for equipment that are not listed.
- Perform by OTCR (the Office of Technical Certification and Research)
- A \$600 filing fee is required.

— **Special Permission (Electrical CCD1)**

- Since the new EC is under Title 28, it has become part of the Construction Code.
- Electrical CCD1 will follow the same filing process as other Construction Code CCD1s, via DOB NOW.
- Hardship and safe alternative are required for each CCD1 submission.
- A \$1,000 filling fee is required for each electrical CCD1 (Determinations or Pre-determinations.)



Thank You

<https://www.slideegg.com/thank-you-slide-36>

Q & A



<https://www.freepik.com/free-photos-vectors/question#uuid=a9a6670a-c414-44e5-98b3-93056442eab8>