



Zoning Resolution

THE CITY OF NEW YORK
Zohran K. Mamdani, Mayor

CITY PLANNING COMMISSION
Sideya Sherman, Chair

52-82 - Non-Conforming Signs other than Advertising Signs

File generated by <https://zr.planning.nyc.gov> on 6/8/2026

52-82 - Non-Conforming Signs other than Advertising Signs

LAST AMENDED

4/8/1998

Any #non-conforming# #sign#, except a #flashing sign# or a #sign# subject to the provisions of Section [52-734](#) (Non-conforming signs for adult establishments), and except any #advertising signs# may be structurally altered, reconstructed or replaced in the same location and position, provided that such structural alteration, reconstruction or replacement does not result in:

- (a) the creation of a new #non-conformity# or an increase in the degree of #non-conformity# of such #sign#;
- (b) an increase in the #surface area# of such #sign#; or
- (c) an increase in the degree of illumination of such #sign#.

However, any structural alteration, reconstruction or replacement of a #non-conforming# #sign# #accessory# to a #non-conforming# #use# shall be subject to the provisions of Section [52-31](#) (General Provisions).

To the extent that such structural alteration, reconstruction or replacement of #non-conforming# #signs# is permitted under the provisions of this Section, the provisions of the following Sections are modified:

Section [52-22](#) (Structural Alterations)

Sections [52-51](#) to [52-55](#), inclusive, relating to Damage or Destruction.