

**New York State Department of Taxation and Finance**  
**Office of Tax Policy Analysis**  
**Technical Services Division**

TSB-A-00(22)S  
Sales Tax  
April 25, 2000

STATE OF NEW YORK  
COMMISSIONER OF TAXATION AND FINANCE

ADVISORY OPINION

PETITION NO. S000214A

On February 14, 2000, the Department of Taxation and Finance received a Petition for Advisory Opinion from Chelsea Piers, L.P. d/b/a The Sports Center at Chelsea Piers, c/o Chelsea Piers Management Inc., Chelsea Piers-Pier 62, Suite 300, New York, New York 10011.

The issue raised by Petitioner, Chelsea Piers, L.P. d/b/a The Sports Center at Chelsea Piers, is whether certain fees charged by Petitioner for the use of its facility are subject to New York State and local sales taxes.

Petitioner submitted the following facts as the basis for this Advisory Opinion.

Petitioner, a New York limited partnership, provides a variety of participant sporting and fitness activities in New York City. Petitioner's facility, located on Pier 60 at the Chelsea Piers, has a six-lane, 25 yard, in-door swimming pool, a 10,000 square foot rock climbing wall, three basketball/volleyball courts and an indoor sand volleyball court, a 1/4-mile indoor running track and a 200 meter banked competition track, a boxing ring, and sauna and steam rooms. In addition, Petitioner offers traditional fitness and training facilities such as weight lifting equipment, stepping machines, running and cycling equipment, aerobics classes, along with personal training, nutritional counseling, wellness seminars and sports specific programs. Petitioner also offers boxing and swimming lessons, rock climbing lessons, yoga classes and dance instruction. It organizes member guest basketball leagues, ski trips, and other activities for its members.

Petitioner charges an initiation and membership fees for use of its facility. Members must pay extra fees for personal training services and nutritional counseling, as well as for private rock climbing and boxing instruction. Petitioner's members do not control any social or athletic activities, selection of members or Petitioner's management. Members do not possess any proprietary interest in Petitioner. The number of members is restricted solely because of the physical size of the facility.

**Applicable Law and Regulations**

Section 1105(f) of the Tax Law imposes sales tax, in part, on:

(1) Any admission charge ... except charges to a patron for admission to, or use of, facilities for sporting activities in which such patron is to be a participant, such as bowling alleys and swimming pools....

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(2)(i) The dues paid to any social or athletic club in this state if the dues ... are in excess of ten dollars per year, and on the initiation fee alone, regardless of the amount of dues, if such initiation fee is in excess of ten dollars....

Section 1107(a) of the Tax Law provides:

General. On the first day of the first month following the month in which a municipal assistance corporation is created under article ten of the public authorities law for a city of one million or more, in addition to the taxes imposed by sections eleven hundred five and eleven hundred ten, there is hereby imposed on such date, within the territorial limits of such city, and there shall be paid, additional taxes, at the rate of four percent, which except as provided in subdivisions (b) and (d) of this section, shall be identical to the taxes imposed by sections eleven hundred five and eleven hundred ten. Such sections and the other sections of this article, including the definition and exemption provisions, shall apply for purposes of the taxes imposed by this section in the same manner and with the same force and effect as if the language of those sections had been incorporated in full into this section and had expressly referred to the taxes imposed by this section.

Section 1212-A(a)(2) of the Tax Law authorizes the City of New York to impose a local sales tax on “beauty, barbering, hair restoring, manicuring, pedicuring, electrolysis, massage services and similar services, and every sale of services by weight control salons, health salons, gymnasiums, turkish and sauna bath and similar establishments and every charge for the use of such facilities;” such tax to be administered and collected by the Commissioner of Taxation and Finance.

Section 11-2002(h) of the Administrative Code of the City of New York imposes sales tax, in part, on:

Receipts from ... every sale of services by weight control salons, gymnasiums, turkish and sauna bath and similar establishments and every charge for the use of such facilities....

Section 527.11(b) of the Sales and Use Tax Regulations provides, in part:

(5) Club or organization. (i) The phrase club or organization means any entity which is composed of persons associated for a common objective or common activities. Whether the organization is a membership corporation or association or business corporation or other legal type of organization is not relevant. Significant factors, any one of which may indicate that an entity is a club or organization, are: an organizational structure under which the membership controls social or athletic activities, tournaments, dances, elections, committees, participation in the selection

of members and management of the club or organization, or possession by the members of a proprietary interest in the organization. The organizational structure may be formal or informal.

(ii) A club or organization does not exist merely because a business entity:

(a) charges for the use of facilities on an annual or seasonal basis, even if an annual or season pass is the only method of sale and provided such passes are sold on a first-come, first-served basis;

(b) restricts the size of the membership solely because of the physical size of the facility. Any other type of restriction may be viewed as an attempt at exclusivity;

(c) uses the word club or member as a marketing device;

(d) offers tournaments, leagues and social activities which are controlled solely by the management.

\* \* \*

(7) Athletic club. (i) An athletic club is any club or organization which has as a material purpose or activity the practice, participation in or promotion of any sports or athletics.

\* \* \*

(ii) Athletic activities does not include exercising or calisthenics solely for health or weight reduction purposes, as contrasted to sports. An establishment that merely provides steam baths, saunas, rowing machines, shaking machines and other exercise equipment shall not be considered an athletic club. However, there is a four-percent local sales tax in the city of New York on every sale of services by weight control salons, health salons, gymnasiums, Turkish baths, sauna baths and similar establishments, and on every charge for the use of such facilities.

### **Opinion**

Similar to the facts in New York Health and Racquet Club, Adv Op Comm T&F, May 19, 1999, TSB-A-99(26)S, Petitioner's charges to its patrons entitle them to use facilities for sporting activities in which the patron is to be a participant. Petitioner's charges, therefore, are not subject to the tax on admission charges under Section 1105(f)(1) of the Tax Law. Petitioner's charges would

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be subject to sales tax under Section 1105(f)(2) of the Tax Law if Petitioner operated an athletic club as defined in paragraphs (5) and (7) of Section 527.11 of the Sales and Use Tax Regulations.

Petitioner's members do not control any social or athletic activities, selection of members or club management, or possess any proprietary interest in Petitioner. The number of members is restricted solely because of the physical size of the individual facilities. Therefore, Petitioner is not operating an athletic club as defined in paragraphs (5) and (7) of Section 527.11 of the Sales and Use Tax Regulations. Accordingly, Petitioner's charges to its members are not subject to tax as dues to an athletic club under Section 1105(f)(2) of the Tax Law.

Since Petitioner provides a variety of sporting activities and facilities to its members, Petitioner's facilities are not weight control salons, gymnasiums or other establishments described in Section 11-2002(h) of the Administrative Code of the City of New York. Petitioner's charges, therefore, are not for services provided by, or use of facilities in, weight control salons, gymnasiums or other establishments described in such Section 11-2002(h) and are thus not subject to that tax. See Town Sports International and Subsidiaries, Adv Op Comm T&F, July 1, 1998, TSB-A-98(42)S and New York Health and Racquet Club, *supra*.

Membership charges for the use of Petitioner's facilities are therefore not subject to any of the taxes imposed under Sections 1105(f) and 1107 of the Tax Law or Section 11-2002(h) of the New York City Administrative Code.

DATED: April 25, 2000

/s/  
John W. Bartlett  
Deputy Director  
Technical Services Division

NOTE: The opinions expressed in Advisory Opinions are limited to the facts set forth therein.