STATE OF NEW YORK

5968

2025-2026 Regular Sessions

IN ASSEMBLY

February 25, 2025

Introduced by M. of A. FITZPATRICK, DiPIETRO, GIGLIO, RA, TAGUE -- Multi-Sponsored by -- M. of A. BARCLAY, DeSTEFANO, MANKTELOW, McDONOUGH -- read once and referred to the Committee on Local Governments

AN ACT to amend the general municipal law, in relation to expanding the provisions of the urban development action area act

The People of the State of New York, represented in Senate and Assembly, do enact as follows:

Section 1. Subdivisions 2 and 3 of section 692 of the general municipal law, subdivision 2 as amended by chapter 555 of the laws of 1994 and subdivision 3 as amended by chapter 492 of the laws of 2002, are amended to read as follows:

2. "Municipality". A city [~~having a population of one hundred thousand or more~~] and the town of Huntington.

3. "Eligible area". Real property, title to which is held by a municipality. Provided, however, that [~~in a city of one million or more,~~] property that the city conveys by deed made pursuant to a judgment of foreclosure in an in rem tax lien foreclosure proceeding, or property whose conveyance is caused by, or the result of, the city's foreclosure of a tax lien thereon, including property to which title has not vested in the city, which is then acquired by a third party, shall also be deemed an eligible area under this article. Provided further, however, that in a city of one million or more, property that has been acquired by the federal government as the result of the foreclosure of a mortgage loan insured or held by the federal government shall also be deemed an eligible area under this article. Provided further, however, that real property consisting of two contiguous acres or more of wooded land which exists as substantially undeveloped at the time this article becomes effective shall not be included as an eligible area for purposes of this article.

§ 2. Subdivision 2 of section 696-d of the general municipal law, as added by chapter 680 of the laws of 1996, is amended to read as follows:

EXPLANATION--Matter in *italics* (underscored) is new; matter in brackets [-] is old law to be omitted.

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2. Notwithstanding the provisions of any general, special or local law, the agency [~~in a city having a population of one million or more~~] is hereby authorized to make or contract to make mortgage loans or to participate with another lender in the making of mortgage loans for the development of any neighborhood improvement project that such agency determines to be an improvement associated with the construction or rehabilitation of private or multiple dwellings. Real property assisted with a loan pursuant to this section shall be located: (i) in an urban development action area; (ii) in proximity to an urban development action area; or (iii) in proximity to an urban development action area project for which the area designation requirement was waived pursuant to section six hundred ninety-three of this article.

§ 3. This act shall take effect immediately.