S T A T E O F N E W Y O R K

3854

2009-2010 Regular Sessions

I N S E N A T E

April 2, 2009

Introduced by Sens. KRUEGER, DUANE, HUNTLEY, MONSERRATE -- read twice and ordered printed, and when printed to be committed to the Committee on Housing, Construction and Community Development

AN ACT to amend the administrative code of the city of New York, in relation to renewal of a lease under the stabilization code

THE PEOPLE OF THE STATE OF NEW YORK, REPRESENTED IN SENATE AND ASSEMBLY, DO ENACT AS FOLLOWS:

Section 1. Subparagraph (a) of paragraph 9 of subdivision c of section 26-511 of the administrative code of the city of New York is amended to read as follows:

(a) where THE OWNER HAS ESTABLISHED TO THE SATISFACTION OF THE DIVISION OF HOUSING AND COMMUNITY RENEWAL AFTER A HEARING THAT he or she intends in good faith to demolish the building and has obtained a permit therefor from the department of buildings PRIOR TO FILING ANY APPLICATION WHICH SHALL BE FILED AT LEAST NINETY DAYS PRIOR TO THE EXPIRATION OF THE LEASE TERM; FOR THE PURPOSE OF THIS SUBPARAGRAPH, "DEMOLISH" MEANS THE COMPLETE RAZING OF THE ENTIRE BUILDING, INCLUDING ALL EXTERIOR WALLS, IN ORDER TO CONSTRUCT A NEW BUILDING WITH THE SAME OR GREATER NUMBER OF RENTAL HOUSING UNITS; or

S 2. This act shall take effect immediately and shall apply to any action or proceeding pending in any court and to any application, complaint, or proceeding pending before an administrative agency on such effective date, as well as to any action or proceeding commenced thereafter; provided, however that the amendments to subparagraph (a) of paragraph 9 of subdivision c of section 26-511 of chapter 4 of title 26 of the administrative code of the city of New York made by section one of this act shall expire on the same date as such law expires and shall not affect the expiration of such law as provided under section 26-520 of such law.

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

LBD04538-01-9