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

3459

2009-2010 Regular Sessions

I N S E N A T E

March 19, 2009

Introduced by Sen. ESPADA -- (at request of the Division of Housing & Community Renewal) -- 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 private housing finance law, in relation to facilitating redevelopment of housing projects owned by redevelopment companies

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

Section 1. Section 112-a of the private housing finance law, as added by chapter 208 of the laws of 2008, is amended to read as follows:

S 112-a. Redevelopment loans. Notwithstanding any provision of section one hundred eleven or one hundred twelve of this article to the contrary, where a redevelopment company undergoes a comprehensive redevelopment plan, the supervising agency may approve a loan and encumbrance of such project in an amount in excess of actual cost of the project, provided that such amount represents cost of CAPITAL IMPROVEMENTS, REDEVELOPMENT, OR acquisition by a new owner, any consequent rent increase is not unduly burdensome to the tenants, and the redevelopment company enters into an agreement to remain subject to the provisions of this article for a period of no less than fifteen years from issuance of the loan and encumbrance.

S 2. This act shall take effect immediately.

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

LBD09035-01-9