

3996

2011-2012 Regular Sessions

I N   A S S E M B L Y

February 1, 2011

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Introduced by M. of A. CAMARA, JAFFEE, ROBINSON, ROSENTHAL, WRIGHT,  
JEFFRIES, CASTRO -- Multi-Sponsored by -- M. of A. BOYLAND, BRENNAN,  
CLARK, FARRELL, GABRYSZAK, GOTTFRIED, LENTOL, MARKEY, SCARBOROUGH,  
WEISENBERG -- read once and referred to the Committee on Judiciary

AN ACT to amend the real property actions and proceedings law, in  
relation to sealing the court records of evictions of tenants leasing  
real property that is the subject of a foreclosure

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

1     Section 1. The real property actions and proceedings law is amended by  
2     adding a new section 757 to read as follows:  
3     S 757. EVICTION AS THE RESULT OF FORECLOSURE. IN THE EVENT THAT A  
4     LESSEE IS REMOVED FROM REAL PROPERTY PURSUANT TO THIS ARTICLE, AND THE  
5     LEASED REAL PROPERTY WAS THE SUBJECT OF A FORECLOSURE PROCEEDING PURSU-  
6     ANT TO THIS CHAPTER OR THE SUBJECT OF A TAX FORECLOSURE PROCEEDING, THE  
7     COURT RECORDS RELATING TO ANY SUCH LESSEE SHALL BE SEALED AND BE DEEMED  
8     CONFIDENTIAL. NO DISCLOSURE OR USE OF SUCH INFORMATION RELATING TO ANY  
9     SUCH LESSEE SHALL BE AUTHORIZED, AND THE USE OF SUCH INFORMATION SHALL  
10    BE PROHIBITED. ANY VIOLATION OF THIS SECTION SHALL RESULT IN A CIVIL  
11    PENALTY OF NOT LESS THAN ONE THOUSAND DOLLARS, NOR MORE THAN TWO THOU-  
12    SAND DOLLARS.  
13    S 2. This act shall take effect immediately.

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

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