

9772

I N A S S E M B L Y

April 7, 2016

Introduced by M. of A. BICHOTTE -- read once and referred to the Committee on Real Property Taxation

AN ACT to amend the public housing law and the real property tax law, in relation to requiring taxpayers claiming certain tax credits, abatements and exemptions related to real estate development to be in compliance with certain requirements relating to minority and women-owned business enterprise participation in contracts; to amend the private housing finance law, in relation to requiring that certain applicants for grants and loans through the low income turnkey/enhanced housing trust fund program be in compliance with certain requirements relating to minority and women-owned business enterprise participation in contracts; to amend the private housing finance law, in relation to requiring that applicants for contracts for the furnishing of housing for persons of low income be in compliance with certain requirements relating to minority and women-owned business enterprise participation in contracts; to amend the real property tax law, the private housing finance law and the administrative code of the city of New York, in relation to requiring that local laws providing for a tax exemption or abatement for certain residential projects be in compliance with certain requirements relating to minority and women-owned business enterprise participation in contracts; to amend the real property tax law, in relation to making certain technical changes; and to provide for the expiration and repeal of such provisions

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

1 Section 1. Section 22 of the public housing law is amended by adding a
2 new subdivision 8 to read as follows:

3 8. MINORITY AND WOMEN-OWNED BUSINESS ENTERPRISE PARTICIPATION. NO
4 CREDIT SHALL BE ALLOWABLE UNDER THE PROVISIONS OF THIS SECTION UNLESS
5 THE TAXPAYER CLAIMING THE CREDIT IS IN FULL COMPLIANCE WITH THE
6 PROVISIONS OF SECTIONS THREE HUNDRED TWELVE AND THREE HUNDRED THIRTEEN
7 OF THE EXECUTIVE LAW, TO THE EXTENT THAT SUCH PROVISIONS APPLY;
8 PROVIDED, HOWEVER, THAT A TAXPAYER GRANTED A WAIVER OF COMPLIANCE AS

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

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1 PROVIDED IN SECTION THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW SHALL BE
2 DEEMED TO BE IN COMPLIANCE WITH SUCH PROVISIONS.

3 S 2. Subdivision 2 of section 421-a of the real property tax law is
4 amended by adding a new closing paragraph to read as follows:

5 NO EXEMPTION SHALL BE ALLOWABLE UNDER THE PROVISIONS OF THIS SECTION
6 UNLESS THE TAXPAYER CLAIMING THE EXEMPTION IS IN FULL COMPLIANCE WITH
7 THE PROVISIONS OF SECTIONS THREE HUNDRED TWELVE AND THREE HUNDRED THIR-
8 TEEN OF THE EXECUTIVE LAW, TO THE EXTENT THAT SUCH PROVISIONS APPLY;
9 PROVIDED, HOWEVER, THAT A TAXPAYER GRANTED A WAIVER OF COMPLIANCE AS
10 PROVIDED IN SECTION THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW SHALL BE
11 DEEMED TO BE IN COMPLIANCE WITH SUCH PROVISIONS.

12 S 3. The opening paragraph of paragraph a of subdivision 3 of section
13 421-a of the real property tax law, as amended by section 63-g of part A
14 of chapter 20 of the laws of 2015, is amended to read as follows:

15 Application forms for exemption under this section shall be filed with
16 the assessors between February first and March fifteenth and, based on
17 the certification of the local housing agency as herein provided, the
18 assessors shall certify to the collecting officer the amount of taxes to
19 be abated. If there be in a city of one million population or more a
20 department of housing preservation and development, the term "housing
21 agency" shall mean only such department of housing preservation and
22 development. No such application shall be accepted by the assessors
23 unless accompanied by a certificate of the local housing agency certify-
24 ing the applicant's eligibility pursuant to subdivisions two and four of
25 this section. No such certification of eligibility shall be issued by
26 the local housing agency until such agency determines WHETHER THE APPLI-
27 CANT IS IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTIONS THREE HUNDRED
28 TWELVE AND THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO THE EXTENT
29 THAT SUCH PROVISIONS APPLY, AND the initial adjusted monthly rent to be
30 paid by tenants residing in rental dwelling units contained within the
31 multiple dwelling and the comparative adjusted monthly rent that would
32 have to be paid by such tenants if no tax exemption were applicable as
33 provided by this section. The initial adjusted monthly rent will be
34 certified by the local housing agency as the first rent for the subject
35 dwelling units. A copy of such certification with respect to such units
36 shall be attached by the applicant to the first effective lease or occu-
37 pancy agreement. The initial adjusted monthly rent shall reflect the
38 full tax exemption benefits as approved by the agency.

39 S 4. Section 421-b of the real property tax law is amended by adding a
40 new subdivision 4 to read as follows:

41 4. NO EXEMPTION SHALL BE ALLOWABLE UNDER THE PROVISIONS OF THIS
42 SECTION UNLESS THE TAXPAYER CLAIMING THE EXEMPTION IS IN FULL COMPLIANCE
43 WITH THE PROVISIONS OF SECTIONS THREE HUNDRED TWELVE AND THREE HUNDRED
44 THIRTEEN OF THE EXECUTIVE LAW, TO THE EXTENT THAT SUCH PROVISIONS APPLY;
45 PROVIDED, HOWEVER, THAT A TAXPAYER GRANTED A WAIVER OF COMPLIANCE AS
46 PROVIDED IN SECTION THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW SHALL BE
47 DEEMED TO BE IN COMPLIANCE WITH SUCH PROVISIONS.

48 S 5. Section 421-c of the real property tax law is amended by adding a
49 new subdivision 4 to read as follows:

50 4. NO EXEMPTION SHALL BE ALLOWABLE UNDER THE PROVISIONS OF THIS
51 SECTION UNLESS THE TAXPAYER CLAIMING THE EXEMPTION IS IN FULL COMPLIANCE
52 WITH THE PROVISIONS OF SECTIONS THREE HUNDRED TWELVE AND THREE HUNDRED
53 THIRTEEN OF THE EXECUTIVE LAW, TO THE EXTENT THAT SUCH PROVISIONS APPLY;
54 PROVIDED, HOWEVER, THAT A TAXPAYER GRANTED A WAIVER OF COMPLIANCE AS
55 PROVIDED IN SECTION THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW SHALL BE
56 DEEMED TO BE IN COMPLIANCE WITH SUCH PROVISIONS.

1 S 6. Section 421-d of the real property tax law is amended by adding a
2 new subdivision 3 to read as follows:

3 3. ANY LOCAL LAW PROVIDING FOR A TAX EXEMPTION AS PROVIDED IN THIS
4 SECTION SHALL REQUIRE THE TAXPAYER CLAIMING THE EXEMPTION BE IN FULL
5 COMPLIANCE WITH THE PROVISIONS OF SECTIONS THREE HUNDRED TWELVE AND
6 THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO THE EXTENT THAT SUCH
7 PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAYER GRANTED A WAIVER OF
8 COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED THIRTEEN OF THE EXECU-
9 TIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH SUCH PROVISIONS.

10 S 7. Section 421-e of the real property tax law, as amended by chapter
11 121 of the laws of 1988, is amended to read as follows:

12 S 421-e. Exemption of cooperative, condominium, homesteading and
13 rental projects from local taxation. 1. The local legislative body of
14 any city, town or village is hereby authorized and empowered to adopt
15 and amend a local law to provide that any cooperative, condominium,
16 homesteading or rental project which receives payments, grants or loans
17 pursuant to article eighteen of the private housing finance law or any
18 new construction project which receives payments, grants or loans pursu-
19 ant to article nineteen of the private housing finance law shall be
20 exempt from taxation as provided in such local law. Such local law may
21 provide that such eligible property shall be exempt from all or any
22 portion of the taxes imposed by a municipality, including those imposed
23 by a school district, other than assessments for local improvements for
24 a period not to exceed twenty years in the aggregate after the taxable
25 status date immediately following the completion thereof, calculated not
26 to exceed the following exemptions: twelve years of full exemption
27 followed by two years of exemption from eighty percent of such taxation,
28 followed by two years of exemption from sixty percent of such taxation,
29 followed by two years of exemption from forty percent of such taxation,
30 followed by two years of exemption from twenty percent of such taxation;
31 provided that the tax exemption authorized by this section shall be in
32 addition to any other tax exemption or abatement authorized by law, and
33 provided further, however, that in the event a cooperative, condominium,
34 homesteading or rental project ceases to be subject to one or more
35 provisions of article eighteen of the private housing finance law pursu-
36 ant to the provisions of paragraph (c) of subdivision six-a of section
37 eleven hundred two of such law, any tax exemption authorized pursuant to
38 this section with respect to the eligible property of such project shall
39 terminate.

40 2. ANY LOCAL LAW PROVIDING FOR A TAX EXEMPTION AS PROVIDED IN THIS
41 SECTION SHALL REQUIRE THE TAXPAYER CLAIMING THE EXEMPTION BE IN FULL
42 COMPLIANCE WITH THE PROVISIONS OF SECTIONS THREE HUNDRED TWELVE AND
43 THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO THE EXTENT THAT SUCH
44 PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAYER GRANTED A WAIVER OF
45 COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED THIRTEEN OF THE EXECU-
46 TIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH SUCH PROVISIONS.

47 S 8. Section 421-f of the real property tax law is amended by adding a
48 new subdivision 9 to read as follows:

49 9. ANY LOCAL LAW OR RESOLUTION PROVIDING FOR A TAX EXEMPTION AS
50 PROVIDED IN THIS SECTION SHALL REQUIRE THE TAXPAYER CLAIMING THE
51 EXEMPTION BE IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTIONS THREE
52 HUNDRED TWELVE AND THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO THE
53 EXTENT THAT SUCH PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAYER
54 GRANTED A WAIVER OF COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED
55 THIRTEEN OF THE EXECUTIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH
56 SUCH PROVISIONS.

1 S 9. Section 421-ff of the real property tax law is amended by adding
2 a new subdivision 9 to read as follows:

3 9. ANY LOCAL LAW OR RESOLUTION PROVIDING FOR A TAX EXEMPTION AS
4 PROVIDED IN THIS SECTION SHALL REQUIRE THE TAXPAYER CLAIMING THE
5 EXEMPTION BE IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTIONS THREE
6 HUNDRED TWELVE AND THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO THE
7 EXTENT THAT SUCH PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAYER
8 GRANTED A WAIVER OF COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED
9 THIRTEEN OF THE EXECUTIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH
10 SUCH PROVISIONS.

11 S 10. Subdivision 7 of section 421-h of the real property tax law, as
12 added by chapter 502 of the laws of 2003, is amended by adding a new
13 paragraph (c) to read as follows:

14 (C) ANY LOCAL LAW OR RESOLUTION PROVIDING FOR A TAX EXEMPTION AS
15 PROVIDED IN THIS SECTION SHALL REQUIRE THE TAXPAYER CLAIMING THE
16 EXEMPTION BE IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTIONS THREE
17 HUNDRED TWELVE AND THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO THE
18 EXTENT THAT SUCH PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAYER
19 GRANTED A WAIVER OF COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED
20 THIRTEEN OF THE EXECUTIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH
21 SUCH PROVISIONS.

22 S 11. Subdivision 7 of section 421-h of the real property tax law, as
23 added by chapter 550 of the laws of 2004, is amended by adding a new
24 paragraph (d) to read as follows:

25 (D) ANY LOCAL LAW OR RESOLUTION PROVIDING FOR A TAX EXEMPTION AS
26 PROVIDED IN THIS SECTION SHALL REQUIRE THE TAXPAYER CLAIMING THE
27 EXEMPTION BE IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTIONS THREE
28 HUNDRED TWELVE AND THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO THE
29 EXTENT THAT SUCH PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAYER
30 GRANTED A WAIVER OF COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED
31 THIRTEEN OF THE EXECUTIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH
32 SUCH PROVISIONS.

33 S 12. Section 421-h of the real property tax law, as added by chapter
34 550 of the laws of 2004, is renumbered section 421-o.

35 S 13. Subdivision 7 of section 421-i of the real property tax law, as
36 added by chapter 397 of the laws of 2005, is amended by adding a new
37 paragraph (c) to read as follows:

38 (C) ANY LOCAL LAW OR RESOLUTION PROVIDING FOR A TAX EXEMPTION AS
39 PROVIDED IN THIS SECTION SHALL REQUIRE THE TAXPAYER CLAIMING THE
40 EXEMPTION BE IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTIONS THREE
41 HUNDRED TWELVE AND THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO THE
42 EXTENT THAT SUCH PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAYER
43 GRANTED A WAIVER OF COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED
44 THIRTEEN OF THE EXECUTIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH
45 SUCH PROVISIONS.

46 S 14. Subdivision 7 of section 421-i of the real property tax law, as
47 added by chapter 181 of the laws of 2006, is amended by adding a new
48 paragraph (c) to read as follows:

49 (C) ANY LOCAL LAW OR RESOLUTION PROVIDING FOR A TAX EXEMPTION AS
50 PROVIDED IN THIS SECTION SHALL REQUIRE THE TAXPAYER CLAIMING THE
51 EXEMPTION BE IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTIONS THREE
52 HUNDRED TWELVE AND THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO THE
53 EXTENT THAT SUCH PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAYER
54 GRANTED A WAIVER OF COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED
55 THIRTEEN OF THE EXECUTIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH
56 SUCH PROVISIONS.

1 S 15. Section 421-i of the real property tax law, as added by chapter
2 181 of the laws of 2006, is renumbered section 421-p.

3 S 16. Subdivision 6 of section 421-j of the real property tax law, as
4 added by chapter 399 of the laws of 2006, is amended by adding a new
5 paragraph (c) to read as follows:

6 (C) ANY LOCAL LAW OR RESOLUTION PROVIDING FOR A TAX EXEMPTION AS
7 PROVIDED IN THIS SECTION SHALL REQUIRE THE TAXPAYER CLAIMING THE
8 EXEMPTION BE IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTIONS THREE
9 HUNDRED TWELVE AND THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO THE
10 EXTENT THAT SUCH PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAYER
11 GRANTED A WAIVER OF COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED
12 THIRTEEN OF THE EXECUTIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH
13 SUCH PROVISIONS.

14 S 17. Subdivision 7 of section 421-j of the real property tax law, as
15 added by chapter 590 of the laws of 2006, is amended by adding a new
16 paragraph (c) to read as follows:

17 (C) ANY LOCAL LAW OR RESOLUTION PROVIDING FOR A TAX EXEMPTION AS
18 PROVIDED IN THIS SECTION SHALL REQUIRE THE TAXPAYER CLAIMING THE
19 EXEMPTION BE IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTIONS THREE
20 HUNDRED TWELVE AND THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO THE
21 EXTENT THAT SUCH PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAYER
22 GRANTED A WAIVER OF COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED
23 THIRTEEN OF THE EXECUTIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH
24 SUCH PROVISIONS.

25 S 18. Section 421-j of the real property tax law, as added by chapter
26 590 of the laws of 2006, is renumbered section 421-q.

27 S 19. Subdivision 7 of section 421-k of the real property tax law is
28 amended by adding a new paragraph (c) to read as follows:

29 (C) ANY LOCAL LAW OR RESOLUTION PROVIDING FOR A TAX EXEMPTION AS
30 PROVIDED IN THIS SECTION SHALL REQUIRE THE TAXPAYER CLAIMING THE
31 EXEMPTION BE IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTIONS THREE
32 HUNDRED TWELVE AND THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO THE
33 EXTENT THAT SUCH PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAYER
34 GRANTED A WAIVER OF COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED
35 THIRTEEN OF THE EXECUTIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH
36 SUCH PROVISIONS.

37 S 20. Paragraphs (b) and (c) of subdivision 5 of section 421-l of the
38 real property tax law, as added by chapter 122 of the laws of 2012, are
39 amended and a new paragraph (d) is added to read as follows:

40 (b) The owner of real property applying for such exemption has satis-
41 fied all outstanding town, county, village and school tax obligations;
42 [and]

43 (c) Such reconstruction, alteration or improvement is documented by a
44 building permit, if required, for the improvements or other appropriate
45 documentation as required by the assessor and/or code enforcement offi-
46 cer[.]; AND

47 (D) ANY LOCAL LAW OR RESOLUTION PROVIDING FOR A TAX EXEMPTION AS
48 PROVIDED IN THIS SECTION SHALL REQUIRE THE TAXPAYER CLAIMING THE
49 EXEMPTION BE IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTIONS THREE
50 HUNDRED TWELVE AND THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO THE
51 EXTENT THAT SUCH PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAYER
52 GRANTED A WAIVER OF COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED
53 THIRTEEN OF THE EXECUTIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH
54 SUCH PROVISIONS.

55 S 21. Section 421-m of the real property tax law is amended by adding
56 a new subdivision 8 to read as follows:

1 8. ANY LOCAL LAW OR RESOLUTION PROVIDING FOR A TAX EXEMPTION AS
2 PROVIDED IN THIS SECTION SHALL REQUIRE THE TAXPAYER CLAIMING THE
3 EXEMPTION BE IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTIONS THREE
4 HUNDRED TWELVE AND THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO THE
5 EXTENT THAT SUCH PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAYER
6 GRANTED A WAIVER OF COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED
7 THIRTEEN OF THE EXECUTIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH
8 SUCH PROVISIONS.

9 S 22. Subdivision 7 of section 421-n of the real property tax law is
10 amended by adding a new paragraph (c) to read as follows:

11 (C) ANY LOCAL LAW OR RESOLUTION PROVIDING FOR A TAX EXEMPTION AS
12 PROVIDED IN THIS SECTION SHALL REQUIRE THE TAXPAYER CLAIMING THE
13 EXEMPTION BE IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTIONS THREE
14 HUNDRED TWELVE AND THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO THE
15 EXTENT THAT SUCH PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAYER
16 GRANTED A WAIVER OF COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED
17 THIRTEEN OF THE EXECUTIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH
18 SUCH PROVISIONS.

19 S 23. Section 467-b of the real property tax law is amended by adding
20 a new subdivision 8-a to read as follows:

21 (8-A) NO TAX ABATEMENT SHALL BE ALLOWABLE UNDER THE PROVISIONS OF THIS
22 SECTION UNLESS THE TAXPAYER CLAIMING THE ABATEMENT IS IN FULL COMPLIANCE
23 WITH THE PROVISIONS OF SECTIONS THREE HUNDRED TWELVE AND THREE HUNDRED
24 THIRTEEN OF THE EXECUTIVE LAW, TO THE EXTENT THAT SUCH PROVISIONS APPLY;
25 PROVIDED, HOWEVER, THAT A TAXPAYER GRANTED A WAIVER OF COMPLIANCE AS
26 PROVIDED IN SECTION THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW SHALL BE
27 DEEMED TO BE IN COMPLIANCE WITH SUCH PROVISIONS.

28 S 24. Section 1102 of the private housing finance law is amended by
29 adding a new subdivision 9 to read as follows:

30 9. NO APPLICANT SHALL BE ELIGIBLE FOR A CONTRACT AS PROVIDED IN THIS
31 SECTION UNLESS SUCH APPLICANT IS IN FULL COMPLIANCE WITH THE PROVISIONS
32 OF SECTIONS THREE HUNDRED TWELVE AND THREE HUNDRED THIRTEEN OF THE EXEC-
33 UTIVE LAW, TO THE EXTENT THAT SUCH PROVISIONS APPLY; PROVIDED, HOWEVER,
34 THAT A TAXPAYER GRANTED A WAIVER OF COMPLIANCE AS PROVIDED IN SECTION
35 THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW SHALL BE DEEMED TO BE IN
36 COMPLIANCE WITH SUCH PROVISIONS.

37 S 25. Section 1106-d of the private housing finance law is amended by
38 adding a new subdivision 3 to read as follows:

39 3. NO APPLICANT SHALL BE ELIGIBLE FOR A GRANT OR LOAN AS PROVIDED IN
40 THIS SECTION UNLESS SUCH APPLICANT IS IN FULL COMPLIANCE WITH THE
41 PROVISIONS OF SECTIONS THREE HUNDRED TWELVE AND THREE HUNDRED THIRTEEN
42 OF THE EXECUTIVE LAW, TO THE EXTENT THAT SUCH PROVISIONS APPLY;
43 PROVIDED, HOWEVER, THAT A TAXPAYER GRANTED A WAIVER OF COMPLIANCE AS
44 PROVIDED IN SECTION THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW SHALL BE
45 DEEMED TO BE IN COMPLIANCE WITH SUCH PROVISIONS.

46 S 26. Section 1106-h of the private housing finance law is amended by
47 adding a new subdivision 5 to read as follows:

48 5. ANY LOCAL LAW PROVIDING FOR A TAX EXEMPTION OR TAX ABATEMENT AS
49 PROVIDED IN THIS SECTION SHALL REQUIRE THE TAXPAYER CLAIMING THE
50 EXEMPTION BE IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTIONS THREE
51 HUNDRED TWELVE AND THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO THE
52 EXTENT THAT SUCH PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAYER
53 GRANTED A WAIVER OF COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED
54 THIRTEEN OF THE EXECUTIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH
55 SUCH PROVISIONS.

1 S 27. Section 11-242 of the administrative code of the city of New
2 York is amended by adding a new subdivision (k) to read as follows:

3 (K) NO TAX EXEMPTION OR ABATEMENT SHALL BE ALLOWABLE UNDER THE
4 PROVISIONS OF THIS SECTION UNLESS THE TAXPAYER CLAIMING THE EXEMPTION OR
5 THE ABATEMENT IS IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTIONS
6 THREE HUNDRED TWELVE AND THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO
7 THE EXTENT THAT SUCH PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAY-
8 ER GRANTED A WAIVER OF COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED
9 THIRTEEN OF THE EXECUTIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH
10 SUCH PROVISIONS.

11 S 28. Section 11-243 of the administrative code of the city of New
12 York is amended by adding a new subdivision (ff) to read as follows:

13 (FF) NO TAX EXEMPTION OR ABATEMENT SHALL BE ALLOWABLE UNDER THE
14 PROVISIONS OF THIS SECTION UNLESS THE TAXPAYER CLAIMING THE EXEMPTION OR
15 THE ABATEMENT IS IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTIONS
16 THREE HUNDRED TWELVE AND THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO
17 THE EXTENT THAT SUCH PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAY-
18 ER GRANTED A WAIVER OF COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED
19 THIRTEEN OF THE EXECUTIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH
20 SUCH PROVISIONS.

21 S 29. Section 11-244 of the administrative code of the city of New
22 York is amended by adding a new subdivision (m) to read as follows:

23 (M) NO TAX EXEMPTION OR ABATEMENT SHALL BE ALLOWABLE UNDER THE
24 PROVISIONS OF THIS SECTION UNLESS THE TAXPAYER CLAIMING THE EXEMPTION OR
25 THE ABATEMENT IS IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTIONS
26 THREE HUNDRED TWELVE AND THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO
27 THE EXTENT THAT SUCH PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAY-
28 ER GRANTED A WAIVER OF COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED
29 THIRTEEN OF THE EXECUTIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH
30 SUCH PROVISIONS.

31 S 30. Section 11-257 of the administrative code of the city of New
32 York is amended by adding a new subdivision (i) to read as follows:

33 (I) NO TAX EXEMPTION OR ABATEMENT SHALL BE ALLOWABLE UNDER THE
34 PROVISIONS OF THIS SECTION UNLESS THE TAXPAYER CLAIMING THE EXEMPTION OR
35 THE ABATEMENT IS IN FULL COMPLIANCE WITH THE PROVISIONS OF SECTIONS
36 THREE HUNDRED TWELVE AND THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW, TO
37 THE EXTENT THAT SUCH PROVISIONS APPLY; PROVIDED, HOWEVER, THAT A TAXPAY-
38 ER GRANTED A WAIVER OF COMPLIANCE AS PROVIDED IN SECTION THREE HUNDRED
39 THIRTEEN OF THE EXECUTIVE LAW SHALL BE DEEMED TO BE IN COMPLIANCE WITH
40 SUCH PROVISIONS.

41 S 31. Section 26-406 of the administrative code of the city of New
42 York is amended by adding a new subdivision (f) to read as follows:

43 (F) NO TAX ABATEMENT SHALL BE ALLOWABLE UNDER THE PROVISIONS OF THIS
44 SECTION UNLESS THE TAXPAYER CLAIMING THE ABATEMENT IS IN FULL COMPLIANCE
45 WITH THE PROVISIONS OF SECTIONS THREE HUNDRED TWELVE AND THREE HUNDRED
46 THIRTEEN OF THE EXECUTIVE LAW, TO THE EXTENT THAT SUCH PROVISIONS APPLY;
47 PROVIDED, HOWEVER, THAT A TAXPAYER GRANTED A WAIVER OF COMPLIANCE AS
48 PROVIDED IN SECTION THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW SHALL BE
49 DEEMED TO BE IN COMPLIANCE WITH SUCH PROVISIONS.

50 S 32. Section 26-509 of the administrative code of the city of New
51 York is amended by adding a new subdivision (e) to read as follows:

52 (E) NO TAX ABATEMENT SHALL BE ALLOWABLE UNDER THE PROVISIONS OF THIS
53 SECTION UNLESS THE TAXPAYER CLAIMING THE ABATEMENT IS IN FULL COMPLIANCE
54 WITH THE PROVISIONS OF SECTIONS THREE HUNDRED TWELVE AND THREE HUNDRED
55 THIRTEEN OF THE EXECUTIVE LAW, TO THE EXTENT THAT SUCH PROVISIONS APPLY;
56 PROVIDED, HOWEVER, THAT A TAXPAYER GRANTED A WAIVER OF COMPLIANCE AS

1 PROVIDED IN SECTION THREE HUNDRED THIRTEEN OF THE EXECUTIVE LAW SHALL BE
2 DEEMED TO BE IN COMPLIANCE WITH SUCH PROVISIONS.

3 S 33. This act shall take effect immediately; provided, however, that:

4 a. the provisions of this act shall expire and be deemed repealed on
5 the same date as section 313 of the executive law expires and is deemed
6 repealed pursuant to subdivision (h) of section 121 of chapter 261 of
7 the laws of 1988, as amended;

8 b. the amendments to section 421-d of the real property tax law made
9 by section six of this act shall not affect the repeal of such section
10 and shall be deemed repealed therewith;

11 c. the amendments to section 467-b of the real property tax law made
12 by section twenty-three of this act shall survive the expiration and
13 reversion of such section as provided in section 17 of chapter 576 of
14 the laws of 1974, as amended; and

15 d. the amendments to section 26-509 of the administrative code of the
16 city of New York made by section thirty-two of this act shall not affect
17 the expiration of such section pursuant to section 26-520 of such code
18 and shall expire therewith.