STATE OF NEW YORK

631--A

Cal. No. 646

2017-2018 Regular Sessions

IN SENATE

January 4, 2017

Introduced by Sens. BOYLE, BROOKS -- read twice and ordered printed, and when printed to be committed to the Committee on Housing, Construction and Community Development -- recommitted to the Committee on Housing, Construction and Community Development in accordance with Senate Rule 6, sec. 8 -- reported favorably from said committee, ordered to first and second report, ordered to a third reading, amended and ordered reprinted, retaining its place in the order of third reading

AN ACT to amend the executive law, in relation to establishing the lease and landlord fraud public awareness program to promote public awareness of the potential risks of signing a fraudulent lease with an individual misrepresenting themselves as a landlord

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

Section 1. Subparagraphs 14 and 15 of paragraph (a) of subdivision 3 of section 94-a of the executive law, as added by section 21 of part A of chapter 62 of the laws of 2011, are amended and a new subparagraph 16 is added to read as follows:

(14) cooperate with and assist consumers in class actions in proper cases; [~~and~~]

(15) create an internet website or webpage pursuant to section three hundred ninety-c of the general business law[~~.~~]**; and**

(16) (i) establish the lease and landlord fraud public awareness program to promote public awareness of the potential risks of signing a fraudulent lease with an individual misrepresenting themselves as a landlord;

(ii) to implement the lease and landlord public awareness program, the division shall:

A. develop a public education and outreach campaign including, but not limited to, written materials and brochures to promote lease and landlord fraud awareness and educate the general public on fraudulent leases and individuals misrepresenting themselves as landlords; and

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

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B. develop educational materials and brochures which shall be made available to the general public and local municipalities.

§ 2. This act shall take effect on the one hundred eightieth day after it shall have become a law. Effective immediately, the addition, amendment and/or repeal of any rule or regulation necessary for the implementation of this act on its effective date are authorized to be made and completed on or before such effective date.