STATE OF NEW YORK

8546

2019-2020 Regular Sessions

IN ASSEMBLY

August 23, 2019

Introduced by M. of A. THIELE -- read once and referred to the Committee on Judiciary

AN ACT to amend the general obligations law, in relation to excluding seasonal or temporary tenancies from the provisions regulating deposits and advances for permanent residential dwelling units

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

Section 1. Subdivision 1 and the opening paragraph of subdivision 1-a of section 7-108 of the general obligations law, subdivision 1 as amended and the opening paragraph of subdivision 1-a as added by section 25 of part M of chapter 36 of the laws of 2019, are amended to read as follows:

1. This section shall apply to all **permanent** dwelling units in residential premises, unless such dwelling unit is specifically referred to in section 7-107 of this title.

Except in dwelling units subject to the city rent and rehabilitation law or the emergency housing rent control law, continuing care retirement communities licensed pursuant to article forty-six or forty-six-A of the public health law, assisted living providers licensed pursuant to article forty-six-B of the public health law, adult care facilities licensed pursuant to article seven of the social services law, senior residential communities that have submitted an offering plan to the attorney general, [~~or~~] not-for-profit independent retirement communities that offer personal emergency response, housekeeping, transportation and meals to their residents**, or tenancies for temporary or seasonal use for a period of one hundred twenty days or less**:

§ 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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