

STATE OF NEW YORK

619

2021-2022 Regular Sessions

IN ASSEMBLY

(Prefiled)

January 6, 2021

Introduced by M. of A. L. ROSENTHAL -- read once and referred to the
Committee on Housing

AN ACT in relation to suspending evictions for tenants who are forced to
spend time away from their rent regulated residences and cannot meet
certain occupancy requirements

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

1 Section 1. Notwithstanding any law to the contrary, where a tenant has
2 signed a lease and is occupying a rent regulated residence and such
3 lease requires such tenant to occupy such residence as his or her prima-
4 ry residence for a period of greater than one-half of a calendar year,
5 or one hundred eighty-three days, and due to COVID-19 such tenant has
6 not been able to occupy such residence as his or her primary residence
7 pursuant to the requirements of such lease, beginning from the date of
8 the state of emergency declared by executive order 202 that began on
9 March 7, 2020 until such state of emergency is lifted any days spent
10 away from such residence due to COVID-19 shall not be counted towards
11 any rent regulation occupancy time requirement, and shall not be grounds
12 for eviction pursuant to chapter 3 of title 26 of the administrative
13 code of the city of New York.
14 § 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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