

STATE OF NEW YORK

9188

IN ASSEMBLY

February 9, 2022

Introduced by M. of A. ANDERSON -- read once and referred to the Committee on Environmental Conservation

AN ACT to amend the environmental conservation law, in relation to establishing an indoor air quality inspection and evaluation program

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

Section 1. Article 19 of the environmental conservation law is amended by adding a new title 13 to read as follows:

TITLE 13

INDOOR AIR QUALITY

Section 19-1301. Definitions.

19-1303. Indoor air quality inspection and evaluation program.

19-1305. Guidance; best practices.

19-1307. Rules and regulations.

§ 19-1301. Definitions.

For the purposes of this title, the following terms shall have the following meanings:

1. "Covered entity" shall include any public building as defined in subdivision two of this section.

2. "Public building" shall include a factory building, an office building, a mercantile building, a hotel building, a theatre building, a warehouse building, an apartment building, a state or municipal building, a school, a college or university building, a building containing a place of public assembly maintained or leased for pecuniary gain, or any other building more than one story high except a dwelling house less than three stories high or occupied by fewer than three families.

3. "Indoor air quality" means air quality within and around a covered entity which affects the health and comfort of individuals within or near such building.

4. "Hazardous air pollutants" means any substance listed as a substance hazardous to the public health, safety or the environment in regulations promulgated pursuant to article thirty-seven of the environmental conservation law which may affect indoor air quality and

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

LBD14060-01-1

1 includes, but is not limited to lead, radon, asbestos, formaldehyde,
2 volatile organic compounds, mold, excess moisture, pesticides,
3 substances from fuel-burning combustion appliances, tobacco products and
4 any substance known to cause health effects which exceeds a specified
5 level as designated by the commissioner.

6 5. "Health effects" means those that are immediate including, but not
7 limited to irritation of the eyes, nose, or throat, headaches, dizziness
8 and fatigue and those that are long-term including, but not limited to
9 respiratory diseases, heart disease, asthma and lung cancer.

10 § 19-1303. Indoor air quality inspection and evaluation program.

11 1. Within one year of the effective date of this title, the department
12 shall establish an indoor air quality inspection and evaluation program.

13 2. The department shall, in order to effectuate the provisions of
14 subdivision one of this section:

15 (a) promulgate regulations for inspections, evaluations, acceptable
16 levels of hazardous air pollutants, ventilation standards, notifications
17 and best practices to improve indoor air quality in covered entities;

18 (b) enter into any necessary interagency agreements to coordinate the
19 indoor air quality inspection and evaluation program;

20 (c) inspect a covered entity, upon their own initiative or upon
21 complaint to the department regarding indoor air quality;

22 (d) provide results of an inspection with any appropriate local health
23 authority, and any other person or department the department deems
24 necessary;

25 (e) assist covered entities in developing reasonable plans to improve
26 indoor air quality conditions including but not limited to those found
27 during inspection; and

28 (f) develop and implement community outreach programs to educate the
29 public on indoor air quality and risk reduction.

30 3. After each inspection, the department shall prepare a report that:

31 (a) describes the department's findings;

32 (b) describes whether any test results exceed acceptable levels for
33 any hazardous air pollutants established by the department or the occu-
34 pational safety and health administration guidelines for indoor air
35 quality;

36 (c) identifies any conditions that are contributing or could contrib-
37 ute to poor indoor air quality, including, but not limited to inadequate
38 ventilation; and

39 (d) provides guidance on steps the covered entity may take to improve
40 indoor air quality.

41 4. A complaint regarding the indoor air quality of a covered entity
42 shall be in writing and sent to the department in a manner to be deter-
43 mined by the department. The department shall determine whether an
44 inspection of such covered entity pursuant to paragraph (c) of subdivi-
45 sion two of this section is necessary. If necessary, the department
46 shall conduct such inspection within sixty days of receipt of the
47 complaint.

48 § 19-1305. Guidance; best practices.

49 The department, in consultation with the department of health, shall
50 distribute a guidance document or documents of best practices for manag-
51 ing indoor air quality as described in this title, including, but not
52 limited to best practices for ventilation. The department may utilize a
53 manual, directives or other literature on indoor air quality developed
54 by federal health or environmental agencies or those developed by another
55 state, if applicable. The department, as deemed necessary by the

1 commissioner, shall periodically review and revise such guidance docu-
2 ments to ensure they continue to represent the best practices available.
3 § 19-1307. Rules and regulations.

4 The commissioner shall promulgate rules and regulations in consulta-
5 tion with the commissioner of health to effectuate the requirements of
6 this title.

7 § 2. This act shall take effect immediately.