STATE OF NEW YORK

6384--A

2021-2022 Regular Sessions

IN SENATE

April 26, 2021

Introduced by Sen. HOYLMAN -- 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 and committed to the Committee on Finance -- committee discharged, bill amended, ordered reprinted as amended and recommitted to said committee

AN ACT to amend the public housing law, in relation to directing the commissioner of housing and community renewal to conduct annual audits of compliance with the affordable New York housing program

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

Section 1. Section 14 of the public housing law is amended by adding a new subdivision 8 to read as follows:

8. The commissioner shall conduct an annual audit of the affordable New York housing program established pursuant to section four hundred twenty-one-a of the real property tax law to measure compliance with the requirements of such section. The audit shall review properties which receive benefits pursuant to the affordable New York housing program to confirm that owners of such properties are complying with the rent registration, affordability, rent stabilization and application requirements of such program. The audit shall also review units within the geographic exclusion area, including any expanded geographic exclusion areas, such as the one added in two thousand seven, to ensure compliance with the affordability requirements. The commissioner shall publish the results of the audit annually on or before December thirty-first and shall make such results publicly available on the division's website. The initial audit shall be completed by the commissioner, in consultation with the state comptroller, and shall include all properties which are receiving or have received benefits pursuant to the affordable New York housing program or prior programs established pursuant to section

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

LBD10443-05-2

four hundred twenty-one-a of the real property tax law; provided, however, that all subsequent audits need only include properties which received benefits during the prior year. In the event that the affordable New York housing program is terminated or otherwise discontinued, a final audit of the program shall be submitted one year after the last property subject to rent registration, affordability, rent stabilization and application requirements of the program is no longer subject to such requirements.

§ 2. This act shall take effect immediately.