STATE OF NEW YORK

6154

2021-2022 Regular Sessions

IN ASSEMBLY

March 10, 2021

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

AN ACT to amend the multiple dwelling law, in relation to authorizing any dwelling with a certificate authorizing occupancy as a Class B hotel to also authorize occupancy of such units in such dwelling for permanent residence purposes

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

Section 1. Section 301 of the multiple dwelling law is amended by adding a new subdivision 7 to read as follows:

7. Any certificate by the department authorizing occupancy of a dwelling as a Class B hotel shall also authorize occupancy of units in such dwelling for permanent residence purposes, where (a) such units are operated by a housing provider that had been pre-qualified to operate housing in Class B hotels by a local housing agency and such units are rented to low- or moderate-income households pursuant to a regulatory agreement or contract with a local or state agency, and (b) any portion of such a dwelling is located within eight hundred feet of a district that under the local zoning regulations or ordinances permits residential uses, notwithstanding any provision of this chapter or of any state law, local law, ordinance, resolution or regulation that would have (1) prohibited such occupancy, (2) required a change or alteration to the dwelling, or (3) required a new or amended certificate. Each tenant of such unit shall be subject to either the rent stabilization law of nineteen hundred sixty-nine or the emergency tenant protection act of nineteen seventy-four, or both, if applicable to the locality. Alterations to any such dwelling may include the creation of multi-room suites, the addition of cooking facilities or accessory spaces, and shall comply with any applicable requirements of any state law, local law, ordinance, resolution or regulation relating to Class B hotels.

§ 2. This act shall take effect immediately.

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

LBD09856-01-1