

STATE OF NEW YORK

2294--A

Cal. No. 367

2023-2024 Regular Sessions

IN SENATE

January 19, 2023

Introduced by Sens. MAYER, JACKSON, SEPULVEDA -- read twice and ordered printed, and when printed to be committed to the Committee on Housing, Construction and Community Development -- reported favorably from said committee, ordered to first and second report, ordered to a third reading, amended and ordered reprinted, retaining its place in the order of third reading

AN ACT to amend the multiple residence law and the multiple dwelling law, in relation to requiring owners and agents of multiple residences and multiple dwellings to provide names and contact information of residents to emergency personnel

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

Section 1. The multiple residence law is amended by adding a new section 16 to read as follows:

§ 16. Multiple residence emergency information. 1. In the case of an emergency affecting a multiple residence, the owner or agent of such multiple residence shall provide emergency service personnel, upon the request of such emergency service personnel, including but not limited to local police and fire departments, with the names and contact information of all affected residents or occupants as listed in the lease of such multiple residence as is required to ascertain the safety of such residents or occupants. For the purposes of this section, an emergency shall include but not be limited to fires, gas leaks, building collapses, natural disasters, acts of terrorism and other events where the physical safety of residents must be accounted for by ascertaining their whereabouts.

2. The owner or agent of such multiple residence shall update the list of names and contact information of all affected residents or occupants of such multiple residence upon the execution of a new lease, lease renewal or lease amendment. Specific and informed written consent shall be obtained by the owner or agent of the multiple residence from each

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

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1 occupant or resident each time the list is updated and no occupant's or
2 resident's name or contact information shall be included in such list
3 without their specific and informed written consent. Written notice
4 shall be provided to the occupant or resident about the contact list and
5 shall include but not be limited to that such list is maintained by the
6 owner and the potential impact of opting-out.

7 3. Such list of names and contact information shall only be maintained
8 for the purpose of an emergency evacuation and shall not be dissem-
9 inated, used or accessed by emergency services personnel or dissem-
10 inated, used or accessed by the owner or agent of such multiple resi-
11 dence for any other purposes.

12 § 2. The multiple dwelling law is amended by adding a new section 15
13 to read as follows:

14 § 15. Multiple dwelling emergency information. 1. In the case of an
15 emergency affecting a multiple dwelling, the owner or agent of such
16 multiple dwelling shall provide emergency service personnel, upon the
17 request of such emergency service personnel, including but not limited
18 to local police and fire departments, with the names and contact infor-
19 mation of all affected residents or occupants as listed in the lease of
20 such multiple dwelling as is required to ascertain the safety of such
21 residents or occupants. For the purposes of this section, an emergency
22 shall include but not be limited to fires, gas leaks, building
23 collapses, natural disasters, acts of terrorism and other events where
24 the physical safety of residents must be accounted for by ascertaining
25 their whereabouts.

26 2. The owner or agent of such multiple dwelling shall update the list
27 of names and contact information of all affected residents or occupants
28 of such multiple dwelling upon the execution of a new lease, lease
29 renewal or lease amendment. Specific and informed written consent shall
30 be obtained by the owner or agent of the multiple dwelling from each
31 occupant or resident each time the list is updated and no occupant's or
32 resident's name or contact information shall be included in such list
33 without their specific and informed written consent. Written notice
34 shall be provided to the occupant or resident about the contact list and
35 shall include but not be limited to that such list is maintained by the
36 owner and the potential impact of opting-out.

37 3. Such list of names and contact information shall only be maintained
38 for the purpose of an emergency evacuation and shall not be dissem-
39 inated, used or accessed by emergency services personnel or dissem-
40 inated, used or accessed by the owner or agent of such multiple dwelling
41 for any other purposes.

42 § 3. This act shall take effect on the ninetieth day after it shall
43 have become a law.