STATE OF NEW YORK

11224

IN ASSEMBLY

May 1, 2026

Introduced by M. of A. MAHER -- read once and referred to the Committee on Local Governments

AN ACT to amend the facilities development corporation act, in relation to the transfer and conveyance of certain property to the town of Goshen

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

Section 1. Paragraph (a) of subdivision 13 of section 5 of section 1 of chapter 359 of the laws of 1968, constituting the facilities development corporation act, as separately amended by chapters 479 and 551 of the laws of 2022, is amended and a new paragraph (c) is added to read as follows:

(a) Subject to the terms and conditions of any lease, sublease, loan or other financing agreement with the state housing finance agency or the state medical care facilities finance agency, and to the determination of the appropriate commissioner of the department, and in the case of community mental health and developmental disabilities facilities, of the city or county, that such real property held for the purposes of a mental hygiene facilities improvement program is unnecessary for the present or foreseeable future needs of a mental hygiene facility, with the approval of the director of the budget, to convey for fair value, except as otherwise provided in [~~paragraph~~] **paragraphs** (b) **and (c)** of this subdivision, any right, title or interest of the people of the state of New York in and to such real property to any appropriate state agency, or public corporation, city or county for other public use or for sale, lease or other disposition in accordance with law, real property held by the corporation, provided, however, nothing in this subdivision shall be deemed to supersede the provisions of section 41.34 of the mental hygiene law and provided further that any such conveyance shall be subject to, and consistent with the terms and objectives of, any plan developed by the state interagency council on mental hygiene property utilization. The corporation shall provide written notice at least thirty days in advance of the effective date of any conveyance to the governor, the majority leader of the senate and the speaker of the

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

LBD15631-01-6

assembly. No conveyance as authorized in this subdivision that may adversely affect the tax exempt nature of any such lease, sublease, loan or other financing agreement with the state housing finance agency or the New York state medical care facilities finance agency may occur until the attorney general or other designated bond counsel determines in writing that the conveyance is consistent with all applicable state and federal laws, rules and regulations, and with deeds, leases, subleases, loan agreements, financing agreements, and bond resolutions relating to or affected by the conveyance, and that the conveyance does not impair the tax exempt status of outstanding obligations issued by the state housing finance agency or the New York state medical care facilities finance agency to finance or refinance the design, construction, acquisition, reconstruction, rehabilitation or improvement of mental health service facilities as defined in the New York state medical care facilities finance agency act.

(c) Notwithstanding any provision of law to the contrary, for the purposes of transferring and conveying certain property to the Town of Goshen that is located on the office of mental health's Mid-Hudson Forensic Psychiatric Center campus, constituting the existing wastewater treatment plant, including but not limited to, all structures and equipment, buried infrastructure, as well as spare parts and consumable supplies utilized in the sewer treatment process and located at the plant, together with the nineteen (19) acres of land on which the wastewater treatment plant is situated, a subdivided portion of 2834 State Route 17M in the Town of Goshen, Orange County, New York and identified with a Tax Parcel No. to be assigned, for the purposes described herein, the term "fair value" shall be deemed to be a nominal amount as determined by the commissioner of the office of mental health to be in the public interest, in order to facilitate the above-referenced transfer for public benefit and the continuation of wastewater treatment services to the office of mental health's Mid-Hudson Forensic Psychiatric Center. Any conveyance pursuant to this paragraph shall be consistent with and contingent upon any such terms and conditions imposed by the commissioner of the office of mental health including, but not limited to, those terms and conditions such commissioner deems proper to ensure the continual operation and maintenance of the wastewater treatment plant and provision of services to the office of mental health at a reasonable cost, as memorialized in a separate written agreement. The description of the lands to be transferred and conveyed as set forth herein is not intended to be a legal description but intended to identify the property subject to this paragraph.

§ 2. This act shall take effect immediately.