STATE OF NEW YORK

10517

IN SENATE

May 15, 2026

Introduced by Sen. KAVANAGH -- read twice and ordered printed, and when printed to be committed to the Committee on Housing, Construction and Community Development

AN ACT to amend the private housing finance law, in relation to requiring a procedure for notification of a family member of a tenant or cooperator in the case that their application to succeed a lease or occupancy agreement is denied by a limited-profit housing company

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

Section 1. Section 31 of the private housing finance law is amended by adding a new subdivision 16 to read as follows:

16. The commissioner or supervising agency shall develop a procedure whereby a family member of a tenant or cooperator is notified in the case that their application to succeed to a lease or occupancy agreement is denied by a limited-profit housing company subject to the provisions of this article, and such procedure shall also include the appeals process available to the denied applicant. The notification that shall be sent to the applicant shall be in written form, include reasons for the denial, and the appeals process. Such appeal shall include a hearing held by the commissioner or the supervising agency with the applicant, or their designee, and any interested witnesses to review the housing company's determination and any additional information submitted by the applicant. Any limited-profit housing company may elect additional procedures so long as such procedures are not inconsistent with the procedures developed by the commissioner or supervising agency and any other requirements set forth in this article.

§ 2. This act shall take effect on the ninetieth day after it shall have become a law. Effective immediately, the addition, amendment and/or repeal of any rule or regulation necessary for the implementation of this act on its effective date are authorized to be made and completed on or before such effective date.

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

LBD14892-03-6