# STATE OF NEW YORK

2134--A

2025-2026 Regular Sessions

# IN SENATE

January 15, 2025

Introduced by Sens. KRUEGER, JACKSON -- 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 and committed to the Committee on Cities 1 -- committee discharged, bill amended, ordered reprinted as amended and recommitted to said committee

AN ACT to amend the administrative code of the city of New York, in relation to requirements for a building owner to refuse to renew a lease when the building is to be demolished

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

Section 1. Subparagraph (a) of paragraph 9 of subdivision c of section 26-511 of the administrative code of the city of New York is amended to read as follows:

(a) where [~~he or she~~] **such owner establishes to the satisfaction of the division of housing and community renewal that such owner: (i)** intends in good faith to demolish the building and **construct a new building; (ii)** has obtained **from the department of buildings** a permit [~~therefor from the department of buildings~~] **for such demolition project and has submitted plans for the construction of a new building to the department of buildings for approval; and (iii) has the financial ability to complete such demolition and construction**; or

§ 2. This act shall take effect immediately; provided that the amendments to subparagraph (a) of paragraph 9 of subdivision c of section 26-511 of the administrative code of the city of New York made by section one of this act shall expire on the same date as such section expires and shall not affect the expiration of such section as provided in section 26-520 of such code.

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

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