STATE OF NEW YORK

2490

2025-2026 Regular Sessions

IN ASSEMBLY

January 17, 2025

Introduced by M. of A. RA -- read once and referred to the Committee on Aging

AN ACT to amend the executive law, in relation to establishing the senior housing accessibility study group; and to repeal such provisions upon the expiration thereof

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

Section 1. The executive law is amended by adding a new section 373-c to read as follows:

§ 373-c. Senior housing accessibility study group. 1. There shall be established a senior housing accessibility study group. Such study group shall consist of the director of the division of building standards and codes, or such director's designee, who shall also serve as the chair of the group, the commissioner of health, or such commissioner's designee, the director of the office for the aging, or such director's designee, the commissioner of the division of homes and community renewal, or such commissioner's designee, and three members to be appointed by the governor, one of whom shall represent and have experience with the housing construction industry, one of whom shall represent and have experience as an advocate for the disabled community, and one of whom shall be an architect licensed in the state of New York. The members of the study group shall receive no compensation for their services, but shall be allowed their actual and necessary expenses incurred in the performance of their duties pursuant to this section. Such study group may conduct any hearings or take any written testimony as it deems necessary and shall take all other steps necessary to provide a thorough analysis of all issues related to senior housing accessibility.

2. The senior housing accessibility study group shall examine, evaluate, and make recommendations for amending the New York state uniform fire prevention and building code to improve and enhance accessibility requirements for all newly constructed or substantially reconstructed

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

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senior housing developments. Such enhancements may include, but shall not be limited to:

(a) installing ramps for all first-floor entrances at the front, rear, or side of each building;

(b) requiring that all second-floor units have staircases sufficient to allow the installation of chair glides, if necessary, for resident or owner use;

(c) requiring that all residential full bathrooms should fulfill all requirements for accessibility pursuant to the federal Americans with Disabilities Act (ADA);

(d) requiring that all recreation facilities are made fully compliant with ADA specifications and are accessible to all residents. This shall include swimming pools with compliant ramp grading and rails, accessible gates, and contrasting striping for those with limited vision;

(e) require the installation of ADA compliant door actuators for entry and exit doors and bathrooms in clubhouses and recreation centers;

(f) require that all public United States postal service mailboxes and locations shall be fully accessible, with curb cut ramps ensuring the shortest path of travel from all units, and appropriate landings to allow for turnaround space; and

(g) require that all resident parking spaces shall have a minimum of a thirty-inch access aisle to ensure ease of function access to a person's vehicle. This requirement shall be in addition to all visitor and accessible parking spaces required by the New York state uniform fire prevention and building code for accessibility.

3. The senior housing accessibility study group shall issue its final recommendations in accordance with this section no later than thirty days prior to the expiration of this section. Such study group shall issue such report to the governor, the speaker of the assembly, the minority leader of the assembly, the temporary president of the senate, and the minority leader of the senate.

§ 2. This act shall take effect immediately and shall expire and be deemed repealed one year after it shall have become a law.