

STATE OF NEW YORK

7089

2025-2026 Regular Sessions

IN ASSEMBLY

March 20, 2025

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

AN ACT to amend the general municipal law, in relation to authorizing industrial development agencies to provide assistance to qualified residential facilities

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

1 Section 1. Subdivision 4 of section 854 of the general municipal law,
2 as amended by section 5 of part X of chapter 59 of the laws of 2021, is
3 amended to read as follows:

4 (4) "Project" - shall mean any land, any building or other improve-
5 ment, and all real and personal properties located within the state of
6 New York and within or outside or partially within and partially outside
7 the municipality for whose benefit the agency was created, including,
8 but not limited to, machinery, equipment and other facilities deemed
9 necessary or desirable in connection therewith, or incidental thereto,
10 whether or not now in existence or under construction, which shall be
11 suitable for manufacturing, warehousing, research, commercial, renewable
12 energy or industrial purposes or other economically sound purposes iden-
13 tified and called for to implement a state designated urban cultural
14 park management plan as provided in title G of the parks, recreation and
15 historic preservation law and which may include or mean an industrial
16 pollution control facility, a recreation facility, educational or
17 cultural facility, a horse racing facility, a railroad facility, a qual-
18 ified residential facility, a renewable energy project or an automobile
19 racing facility, provided, however, no agency shall use its funds or
20 provide financial assistance in respect of any project wholly or
21 partially outside the municipality for whose benefit the agency was
22 created without the prior consent thereto by the governing body or
23 bodies of all the other municipalities in which a part or parts of the
24 project is, or is to be, located, and such portion of the project

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

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1 located outside such municipality for whose benefit the agency was
2 created shall be contiguous with the portion of the project inside such
3 municipality.

4 § 2. Section 854 of the general municipal law is amended by adding a
5 new subdivision 22 to read as follows:

6 (22) "Qualified residential facility" - shall mean any multi-family
7 residential facility with units that are for sale, in any municipality
8 located within the county of Westchester, and which is located in an
9 urban renewal area designated under article fifteen of this chapter or a
10 highly distressed area, together with buildings, structures, machinery,
11 equipment, facilities and appurtenances thereto deemed necessary, useful
12 or desirable in connection therewith, or incidental thereto, but shall
13 not include a continuing care retirement community.

14 § 3. This act shall take effect immediately.