

# STATE OF NEW YORK

10486

## IN SENATE

May 15, 2026

Introduced by Sen. COMRIE -- read twice and ordered printed, and when printed to be committed to the Committee on Social Services

AN ACT to amend the social services law, in relation to providing housing opportunities, empowerment and supports

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

1 Section 1. Short title. This act shall be known and may be cited as  
2 the "HOMES stability and community access act".

3 § 2. Article 2-A of the social services law is amended by adding a new  
4 title 3 to read as follows:

### TITLE III

#### HOUSING OPPORTUNITY AND MAINTENANCE THROUGH

#### EMPOWERMENT AND SUPPORTS

#### Section 47-a. Definitions.

#### 47-b. HOMES program.

#### 47-c. Housing portals.

11 § 47-a. Definitions. As used in this title, the following terms shall  
12 have the following meanings:

13 1. "HOMES program" shall mean the Housing Opportunity and Maintenance  
14 through Empowerment and Supports program established by section forty-  
15 seven-b of this title.

16 2. "Homeless" shall mean an undomiciled household which is unable to  
17 secure permanent and habitable housing without special assistance, as  
18 determined by the commissioner, including but not limited to households  
19 temporarily residing in emergency shelters, transitional facilities,  
20 hotels/motels, or substandard conditions.

21 3. "Not-for-profit corporation" and "charitable organization" shall  
22 mean entities established pursuant to the not-for-profit corporation law  
23 or otherwise established pursuant to law.

24 4. "Household" shall mean a single individual or family, including  
25 couples without dependent children who, or which, are eligible to  
26 receive public assistance.

27 § 47-b. HOMES program. The commissioner shall, within the amounts  
28 appropriated therefor:

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

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1 1. select through a competitive request-for-proposal process, local  
2 social services districts and not-for-profit corporations serving home-  
3 less and at-risk households to provide expanded eligibility of existing  
4 programs to persons experiencing housing instability;

5 2. authorize an increased number of community-based organizations to  
6 assist tenants with applications;

7 3. establish state portals for landlords and tenants;

8 4. ensure temporary evictions while applications are under review; and

9 5. provide an integration of supportive services that promote long-  
10 term housing stability.

11 § 47-c. Housing portals. Within ninety days of the effective date of  
12 this section, the commissioner shall establish:

13 1. A landlord portal system allowing landlords to:

14 (a) Review voucher payment status;

15 (b) Submit required documentation; and

16 (c) Resolve payment issues directly with the state.

17 2. A tenant portal system allowing tenants and authorized community-  
18 based organizations to:

19 (a) Track application status;

20 (b) Upload documents;

21 (c) Monitor rent payments; and

22 (d) Receive updates regarding their case.

23 3. A centralized portal allowing landlords, tenants and certified  
24 not-for-profit organizations to submit any questions, complaints,  
25 requests for review and appeals.

26 § 3. This act shall take effect on the one hundred eightieth day after  
27 it shall have become a law. Effective immediately, the addition, amend-  
28 ment and/or repeal of any rule or regulation necessary for the implemen-  
29 tation of this act on its effective date are authorized to be made and  
30 completed on or before such effective date.