STATE OF NEW YORK

3689

2025-2026 Regular Sessions

IN SENATE

January 29, 2025

Introduced by Sen. SANDERS -- 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 real property actions and proceedings law, in relation to prohibiting the eviction of tenants for the certified medical use of medical marihuana

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

Section 1. The real property actions and proceedings law is amended by adding a new section 716 to read as follows:

§ 716. Eviction based on the certified medical use of medical marihuana prohibited. 1. A tenant shall not be removed from possession of a residential unit pursuant to this article because of such person's certified medical use of medical marihuana, as defined in section thirty-three hundred sixty of the public health law. It shall be a defense to a proceeding to recover possession of a residential unit that a landlord seeks such recovery because of a person's certified medical use of medical marihuana, and that, but for such use, the landlord would not seek to recover possession. A landlord may rebut such defense by showing that such landlord seeks to recover possession of a residential unit because of any other lawful ground.

2. Nothing in this section shall restrict a landlord's legal rights to recover possession of a residential unit on grounds not based on or derived from the certified medical use of medical marihuana.

§ 2. This act shall take effect immediately.

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

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