

# PROGRAM BILL # 23

S. -----  
Senate  
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IN SENATE--Introduced by Sen

--read twice and ordered printed,  
and when printed to be committed  
to the Committee on

----- A.  
Assembly  
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IN ASSEMBLY--Introduced by M. of A.

with M. of A. as co-sponsors

--read once and referred to the  
Committee on

**\*EMERHORE\***  
(Extends the provisions of rent  
control laws)

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Emer Hou. extend rent control law

## AN ACT

to amend chapter 576 of the laws of 1974 amending the emergency housing rent control law relating to the control of and stabilization of rent in certain cases, the emergency housing rent control law, chapter 329 of the laws of 1963 amending the emergency housing rent control law relating to recontrol of rents in Albany, chapter 555 of the laws of 1982 amending the general business law and the administrative code of the city of New York relating to conversion of residential property

## IN SENATE

Senate introducer's signature

The senators whose names are circled below wish to join me in the sponsorship of this proposal

- |                 |               |                |                  |              |
|-----------------|---------------|----------------|------------------|--------------|
| s20 Adams       | s44 Farley    | s58 Kennedy    | s18 Montgomery   | s23 Savino   |
| s15 Addabbo     | s02 Planagan  | s34 Klein      | s54 Nozzolio     | s28 Serrano  |
| s55 Alesi       | s08 Fuschillo | s26 Krueger    | s53 O'Mara       | s51 Seward   |
| s11 Avella      | s59 Gallivan  | s27 Kruger     | s37 Oppenheimer  | s09 Skelos   |
| s40 Ball        | s12 Gianaris  | s24 Lanza      | s21 Parker       | s14 Smith    |
| s42 Bonacic     | s22 Golden    | s39 Larkin     | s13 Peralta      | s25 Squadron |
| s46 Breslin     | s47 Griffo    | s01 LaValle    | s30 Perkins      | s16 Stavisky |
| s38 Carlucci    | s60 Grisanti  | s52 Libous     | s61 Ranszenhofer | s35 Stewart- |
| s50 DeFrancisco | s06 Hannon    | s45 Little     | s48 Ritchle      | Cousins      |
| s32 Diaz        | s36 Hassell-  | s05 Marcellino | s33 Rivera       | s49 Valesky  |
| s17 Dilan       | Thompson      | s07 Martins    | s56 Robach       | s57 Young    |
| s29 Duane       | s10 Huntley   | s62 Maziarz    | s41 Saland       | s03 Zeldin   |
| s31 Espallat    | s04 Johnson   | s43 McDonald   | s19 Sampson      |              |

## IN ASSEMBLY

Assembly introducer's signature

The Members of the Assembly whose names are circled below wish to join me in the multi-sponsorship of this proposal:

- |                   |                  |                  |                 |                  |
|-------------------|------------------|------------------|-----------------|------------------|
| a049 Abbate       | a107 Crouch      | a095 Jaffee      | a038 Miller, M. | a012 Saladino    |
| a092 Abinanti     | a014 Curran      | a057 Jeffries    | a052 Millman    | a113 Sayward     |
| a105 Amedore      | a063 Cusick      | a135 Johns       | a103 Molinaro   | a029 Scarborough |
| a084 Arroyo       | a045 Cymbrowitz  | a112 Jordan      | a015 Montesano  | a016 Schimel     |
| a035 Aubry        | a034 DenDekker   | a099 Katz        | a132 Morelle    | a140 Schimminger |
| a124 Barclay      | a081 Dinowitz    | a074 Kavanagh    | a039 Moya       | a145 Schroeder   |
| a040 Barron       | a114 Duprey      | a065 Kellner     | a003 Murray     | a064 Silver      |
| a082 Benedetto    | a004 Englebright | a100 Kirwan      | a037 Nolan      | a036 Simotas     |
| a073 Bing         | a071 Farrell     | a129 Kolb        | a128 Oaks       | a146 Smardz      |
| a122 Blankenbush  | a123 Finch       | a025 Lancman     | a069 O'Donnell  | a093 Spano       |
| a055 Boyland      | a007 Fitzpatrick | a091 Latimer     | a051 Ortiz      | a079 Stevenson   |
| a008 Boyle        | a137 Friend      | a013 Lavine      | a136 Palmesano  | a011 Sweeney     |
| a026 Braunstein   | a143 Gabryszak   | a050 Lentol      | a088 Paulin     | a110 Tediscc     |
| a044 Brennan      | a090 Galef       | a125 Lifton      | a141 Peoples-   | a115 Tenney      |
| a131 Bronson      | a133 Gantt       | a072 Linares     | Stokes          | a002 Thiele      |
| a046 Brook-Krasny | a077 Gibson      | a127 Lopez, P.   | a058 Perry      | a061 Titone      |
| a147 Burling      | a149 Giglio      | a053 Lopez, V.   | a087 Pretlow    | a031 Titus       |
| a117 Butler       | a066 Glick       | a001 Losquadro   | a021 Ra         | a062 Tobacco     |
| a101 Cahill       | a150 Goodell     | a126 Lupardo     | a097 Rabbitt    | a041 Weinstein   |
| a096 Calhoun      | a075 Gottfried   | a111 Magee       | a009 Rala       | a020 Weisenberg  |
| a043 Camara       | a005 Graf        | a120 Magnarelli  | a006 Ramos      | a024 Weprin      |
| a106 Canestrari   | a098 Gunther     | a059 Maisel      | a134 Reillich   | a070 Wright      |
| a089 Castelli     | a130 Hanna       | a060 Malliotakis | a109 Reilly     | a094 Zebrowski   |
| a086 Castro       | a139 Hawley      | a030 Markey      | a078 Rivera, J. | a023             |
| a138 Ceretto      | a148 Hayes       | a019 McDonough   | a080 Rivera, N. | a027             |
| a033 Clark        | a083 Heastie     | a104 McEneny     | a076 Rivera, P. | a054             |
| a047 Colton       | a028 Hevesi      | a017 McKeivitt   | a119 Roberts    | a116             |
| a010 Conte        | a048 Hkind       | a108 McLaughlin  | a056 Robinson   |                  |
| a032 Cook         | a018 Hooper      | a022 Meng        | a068 Rodriguez  |                  |
| a142 Corwin       | a144 Hoyt        | a121 Miller, D.  | a067 Rosenthal  |                  |
| a085 Crespo       | a042 Jacobs      | a102 Miller, J.  | a118 Russell    |                  |

1) Single House Bill (introduced and printed separately in either or both houses). Uni-Bill (introduced simultaneously in both houses and printed as one bill. Senate and Assembly introducer sign the same copy of the bill).

2) Circle names of co-sponsors and return to introduction clerk with 2 signed copies of bill and 4 copies of memorandum in support (single house); or 4 signed copies of bill and 8 copies of memorandum in support (uni-bill).

019 MAR 09 11

to cooperative or condominium ownership in the city of New York, chapter 402 of the laws of 1983 amending the general business law relating to conversions of rental residential property to cooperative or condominium ownership in certain municipalities in the counties of Nassau, Westchester and Rockland and the rent regulation reform act of 1997, in relation to extending the period of effectiveness thereof

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

1 Section 1. Section 17 of chapter 576 of the laws of 1974, amending the  
2 emergency housing rent control law relating to the control of and  
3 stabilization of rent in certain cases, as amended by chapter 80 of the  
4 laws of 2011, is amended to read as follows:

5 § 17. Effective date. This act shall take effect immediately and  
6 shall remain in full force and effect until and including the [twenty-  
7 second] twenty-third day of June 2011; except that sections two and  
8 three shall take effect with respect to any city having a population of  
9 one million or more and section one shall take effect with respect to  
10 any other city, or any town or village whenever the local legislative  
11 body of a city, town or village determines the existence of a public  
12 emergency pursuant to section three of the emergency tenant protection  
13 act of nineteen seventy-four, as enacted by section four of this act,  
14 and provided that the housing accommodations subject on the effective  
15 date of this act to stabilization pursuant to the New York city rent  
16 stabilization law of nineteen hundred sixty-nine shall remain subject to  
17 such law upon the expiration of this act.

18 § 2. Subdivision 2 of section 1 of chapter 274 of the laws of 1946,  
19 constituting the emergency housing rent control law, as amended by chap-  
20 ter 80 of the laws of 2011, is amended to read as follows:

21 2. The provisions of this act, and all regulations, orders and  
22 requirements thereunder shall remain in full force and effect until and  
23 including June [22] 23, 2011.

24 § 3. Section 2 of chapter 329 of the laws of 1963, amending the emer-  
25 gency housing rent control law relating to recontrol of rents in Albany,  
26 as amended by chapter 80 of the laws of 2011, is amended to read as  
27 follows:

1 § 2. This act shall take effect immediately and the provisions of  
2 subdivision 6 of section 12 of the emergency housing rent control law,  
3 as added by this act, shall remain in full force and effect until and  
4 including June [22] 23, 2011.

5 § 4. Section 10 of chapter 555 of the laws of 1982, amending the  
6 general business law and the administrative code of the city of New York  
7 relating to conversion of residential property to cooperative or condo-  
8 minium ownership in the city of New York, as amended by chapter 80 of  
9 the laws of 2011, is amended to read as follows:

10 § 10. This act shall take effect immediately; provided, that the  
11 provisions of sections one, two and nine of this act shall remain in  
12 full force and effect only until and including June [22] 23, 2011;  
13 provided further that the provisions of section three of this act shall  
14 remain in full force and effect only so long as the public emergency  
15 requiring the regulation and control of residential rents and evictions  
16 continues as provided in subdivision 3 of section 1 of the local emer-  
17 gency housing rent control act; provided further that the provisions of  
18 sections four, five, six and seven of this act shall expire in accord-  
19 ance with the provisions of section 26-520 of the administrative code of  
20 the city of New York as such section of the administrative code is, from  
21 time to time, amended; provided further that the provisions of section  
22 26-511 of the administrative code of the city of New York, as amended by  
23 this act, which the New York City Department of Housing Preservation and  
24 Development must find are contained in the code of the real estate  
25 industry stabilization association of such city in order to approve it,  
26 shall be deemed contained therein as of the effective date of this act;  
27 and provided further that any plan accepted for filing by the department  
28 of law on or before the effective date of this act shall continue to be

1 governed by the provisions of section 352-eeee of the general business  
2 law as they had existed immediately prior to the effective date of this  
3 act.

4 § 5. Section 4 of chapter 402 of the laws of 1983, amending the gener-  
5 al business law relating to conversions of rental residential property  
6 to cooperative or condominium ownership in certain municipalities in the  
7 counties of Nassau, Westchester and Rockland, as amended by chapter 80  
8 of the laws of 2011, is amended to read as follows:

9 § 4. This act shall take effect immediately; provided, that the  
10 provisions of sections one and three of this act shall remain in full  
11 force and effect only until and including June [22] 23, 2011; and  
12 provided further that any plan accepted for filing by the department of  
13 law on or before the effective date of this act shall continue to be  
14 governed by the provisions of section 352-eee of the general business  
15 law as they had existed immediately prior to the effective date of this  
16 act.

17 § 6. Subdivision 6 of section 46 of chapter 116 of the laws of 1997,  
18 constituting the rent regulation reform act of 1997, as amended by chap-  
19 ter 80 of the laws of 2011, is amended to read as follows:

20 6. sections twenty-eight, twenty-eight-a, twenty-eight-b and twenty-  
21 eight-c of this act shall expire and be deemed repealed after June [22]  
22 23, 2011;

23 § 7. This act shall take effect immediately.

