

CITY COUNCIL
CITY OF NEW YORK

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TRANSCRIPT OF THE MINUTES

Of the

COMMITTEE ON HOUSING AND BUILDINGS

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March 10, 2014
Start: 09:59 a.m.
Recess: 10:13 a.m.

HELD AT: Council Chambers - City Hall

B E F O R E:
Jumaane D. Williams
Chairperson

COUNCIL MEMBERS:
ANTONIO REYNOSO
ERIC A. ULRICH
HELEN K. ROSENTHAL
KAREN KOSLOWITZ
MARK LEVINE
RAFAEL L. ESPINAL, JR.
RITCHIE J. TORRES
ROBERT E. CORNEGY, JR.
ROSIE MENDEZ
YDANIS A. RODRIGUEZ

[gavel]

CHAIRPERSON WILLIAMS: Good morning

everyone. This is not the budget hearing as of yet.

We're going to have a hearing before to vote out

some bills from committee. Thank you everyone for

joining. My name is Jumaane Williams and I'm the

Chair of Committee of Housing and Buildings. I'm

joined today by Council Member Levine, Mendez,

Torres, Rodriguez, Johnson, and Koslowitz. Today's

hearing we'll vote on one bill and nine

resolutions. The first two piece of legislation

we'll vote, we'll vote on to deal with renewing,

rent regulation in the city of New York. On the

state law rent control will expire in June 2015

unless the council passes a resolution. Finding

that because there is still a housing shortage

there continues to be a need for rent regulation

thus today we'll also be voting on resolution 9597

which has the affect of law which determines that a

public emergency requiring rent control in the city

of New York continues to exist and will continue to

exist on and after April first 2015. In addition to

passing this resolution the council needs to pass

and the mayor needs to sign Intro number 685 which

1 we'll push back to April 2018. The expiration date
2 for rent regulation, New York City's
3 administration, administrative code. The remaining
4 resolutions being voted on today will call upon the
5 state legislature to make various reforms to the
6 rent regulation system. Such reforms include
7 allowing the city to expand rent regulation to
8 housing accommodations that these or have ceased to
9 be Mitchell Lamas or receive project base section 8
10 rental assistance, protect tenants with
11 preferential rent, requiring the major capital
12 improvement be charged as temporary rent charge,
13 rent surcharge and not a permanent rent increase,
14 reform in the individual apartment improvements,
15 rent increase system, eliminating the vacancy bonus
16 and vacancy decontrol, creating parity between the
17 rent increase system on the rent stabilization and
18 rent control, and lastly repealing deregulation all
19 together. These needed reforms will ensure that
20 tenants living in the more than one million
21 households currently under the rent regulation
22 system will not lose their protections against
23 arbitrary evictions and large scale rent increases.
24 I'd like to thank my staff for the work they did to
25

1
2 assemble this hearing and this vote including Nick
3 Smith my Deputy Chief of Staff, Jen Wilcox, and
4 Shajuan Day Codrey [phonetic] councils to the
5 committee, Guillermo Patino and Jose Conde Policy
6 Analyst to the committee, Sarah Gastelum the
7 committee's finance analyst. Finally I would like
8 to encourage all of my colleagues to vote aye on
9 all of this legislation we're voting on today. With
10 that said I'm not going to, I'm going to ask any
11 colleagues that have to make comments please do so
12 at the time that you vote. And I'd like to ask the
13 clerk to please call the roll.

14 COMMITTEE CLERK MARTIN: William Martin,
15 Committee Clerk. Roll call vote, Committee on
16 Housing and Buildings. Chair Williams.

17 CHAIRPERSON WILLIAMS: I vote aye.

18 COMMITTEE CLERK MARTIN: Mendez.
19 Rodriguez.

20 COUNCIL MEMBER RODRIGUEZ: Aye.

21 COMMITTEE CLERK MARTIN: Koslowitz.

22 COUNCIL MEMBER KOSLOWITZ: Absolutely
23 aye.

24 COMMITTEE CLERK MARTIN: Levine.

25 COUNCIL MEMBER LEVINE: Aye.

COMMITTEE CLERK MARTIN: Torres.

COUNCIL MEMBER TORRES: Aye.

COMMITTEE CLERK MARTIN: By a vote of,
by a vote of six in the affirmative, zero in the
negative and no abstentions all items have been
adopted.

CHAIRPERSON WILLIAMS: I'm going to hold
the vote open for ten minutes. I know some
colleagues are on the way. We'll then close this
hearing and begin the preliminary budget hearing.
Thank you.

[pause]

COMMITTEE CLERK MARTIN: Continuation
roll call Committee on Housing and Buildings.
Council Member Espinal.

COUNCIL MEMBER ESPINAL: Aye.

COMMITTEE CLERK MARTIN: Vote now stands
at seven.

CHAIRPERSON WILLIAMS: Alright we're
going to close this hearing. And so the hearing's
now adjourned.

[gavel]

C E R T I F I C A T E

World Wide Dictation certifies that the foregoing transcript is a true and accurate record of the proceedings. We further certify that there is no relation to any of the parties to this action by blood or marriage, and that there is interest in the outcome of this matter.



Date March 27, 2015