



Legislation Text

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Int. No. 6

By Council Members Barron, Brannan, Koslowitz, Ayala, Ampry-Samuel and Rosenthal

A Local Law to amend the administrative code of the city of New York, in relation to evictions of elderly tenants

Be it enacted by the Council as follows:

Section 1. Title 26 of the administrative code of the city of New York is amended by adding a new chapter 18 to read as follows:

CHAPTER 18

EVICCTIONS OF ELDERLY TENANTS

§ 26-1801 Definitions.

§ 26-1802 Notification requirement.

§ 26-1803 Tenant assistance.

§ 26-1804 Reporting.

§ 26-1805 Violations.

§ 26-1801 Definitions. As used in this chapter, the terms “dwelling unit” and “owner” shall have the meanings ascribed to such terms by the housing maintenance code and:

Commissioner. The term “commissioner” means the commissioner of housing preservation and development.

Department. The term “department” means the department of housing preservation and development.

Senior. The term “senior” means a person who is sixty-two years of age or older.

Senior occupant. The term “senior occupant” means, with respect to a dwelling unit, a person who is (i) a senior or the spouse or domestic partner of a senior and (ii) entitled to the possession or use and occupancy of such unit.

§ 26-1802 Notification requirement. On or before the day on which an owner serves a petition or notice of petition for a summary proceeding to recover possession of a dwelling unit, pursuant to article seven of the real property actions and proceedings law, upon a senior occupant of such unit, the owner shall provide notification to the department of the name, address and phone number of the senior occupant. Such notification shall be in a form and manner determined by the department.

§ 26-1803 Tenant assistance. Upon receiving a notice pursuant to section 26-1802, the department shall provide to the senior occupant identified on the notice a list of persons that may provide legal services to senior tenants, including low-income senior tenants, or that may assist such tenants in obtaining legal services.

§ 26-1804 Reporting. The commissioner, in conjunction with the commissioner of the commission on human rights, shall analyze the information received pursuant to section 26-1802 and shall, by no later than July first in each year, electronically submit to the mayor and the speaker of the council, and make publicly available online, a report regarding the findings of such analysis including, but not limited to, any trends identified in evictions of senior tenants and any finding or pattern of discrimination against senior tenants with respect to eviction.

§ 26-1105 Violations. Any person who violates section 26-1802 shall be guilty of a class A misdemeanor.

§ 2. This local law takes effect 120 days after it becomes law, except that the commissioner of housing preservation and development may take such measures as are necessary for its implementation, including the promulgation of rules, before such effective date.