



Legislation Text

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Int. No. 1339

By Council Members Ayala, Gibson, Lander, Richards, the Public Advocate (Mr. Williams), Chin, Powers, Reynoso, Cornegy, Rivera, Rosenthal, Kallos, Adams and Rose

A Local Law to amend the administrative code of the city of New York, in relation to providing information about lawful source of income discrimination to city rental assistance applicants

Be it enacted by the Council as follows:

Section 1. Chapter 1 of title 21 of the administrative code of the city of New York is amended by adding a new section 21-142 to read as follows:

§ 21-142 Information regarding lawful source of income discrimination. a. Definitions. For purposes of this section, the following terms have the following meanings:

Household share letter. The term “household share letter” means a letter issued by the department that identifies a rental assistance program applicant as potentially eligible for a rental assistance program and that states the potential amount of rental assistance to be provided by the department and the potential amount of rent to be paid by the applicant.

Lawful source of income. The term “lawful source of income” includes income derived from social security, or any form of federal, state or local public assistance or housing assistance including section 8 vouchers.

Rental assistance. The term “rental assistance” means financial assistance provided by the department for the purpose of paying an individual’s rent on an ongoing basis and includes, but is not limited to, the financial assistance provided through the CityFHEPS program established pursuant to chapter 10 of title 68 of the rules of the city of New York, and any successor program.

Rental assistance program. The term “rental assistance program” means any fully city-funded rental assistance program that provides rental assistance to homeless individuals or individuals at risk of homelessness for which the department determines eligibility including, but not limited to, the CityFHEPS program established pursuant to chapter 10 of title 68 of the rules of the city of New York, and any successor program.

b. The department shall arrange for the provision of a written notice regarding the protections of title 8 of this code related to lawful source of income at the time that a rental assistance program applicant receives a household share letter.

c. The notice required by subdivision b of this section shall include the following information:

1. Examples of different forms of lawful source of income;
2. Examples of phrases that may indicate discrimination based on lawful source of income in violation of title 8 of this code;
3. A statement that it is illegal for landlords, brokers and other housing agents to refuse to accept rental assistance for payment of rent or a security deposit in buildings with six or more units;
4. A statement that it is illegal for landlords, brokers and other housing agents to request additional payments for rent, a security deposit or broker’s fee because an individual receives rental assistance;
5. A statement that it is illegal for landlords, brokers and other housing agents to publish any type of advertisement that indicates a refusal to accept rental assistance;
6. A statement that it is illegal for landlords to refuse or delay making repairs to an individual’s unit because such individual pays rent with rental assistance;
7. A statement that an individual has the right to be free from discriminatory, harassing or threatening behavior or comments based on such individual’s receipt of or application for rental assistance;
8. Contact information, including phone numbers, for the department’s source of income discrimination unit and the city commission on human rights; and
9. Any other information deemed appropriate by the commissioner.

§ 2. This local law takes effect 90 days after it becomes law.

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