

Proposed Int. No. 1947-A

By Council Members Constantinides, Kallos, Reynoso, Lander, Levin, Gibson, Van Bramer, Rosenthal, Rivera, Chin, Rodriguez and Ayala

A Local Law to amend the administrative code of the city of New York in relation to rent regulated accommodations

Be it enacted by the Council as follows:

1           Section 1. The definition of “rent regulated accommodation” in section 28-320.1 of the  
2 administrative code of the city of New York, as amended by local law number 147 for the year  
3 2019, is amended to read as follows:

4           **RENT REGULATED ACCOMMODATION.** The term “rent regulated accommodation”  
5 means a building [containing one or more] in which more than 35% of dwelling units are required  
6 by law or by an agreement with a governmental entity to be regulated in accordance with the  
7 emergency tenant protection act of 1974, the rent stabilization law of 1969, or the local emergency  
8 housing rent control act of 1962.

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10           § 2. Article 320 of chapter 3 of title 28 of the administrative code of the city of New York  
11 is amended by adding a new section 28-320.3.10.1 to read as follows:

12           **§ 28-320.3.10.1 Additional time for certain covered buildings.** A covered building where at  
13 least one dwelling unit is required by law or by an agreement with a governmental entity to be  
14 regulated in accordance with the emergency tenant protection act of 1974, the rent stabilization  
15 law of 1969, or the local emergency housing rent control act of 1962, but that is not a rent regulated  
16 accommodation pursuant to this article, may delay compliance with annual building emissions  
17 limits until January 1, 2026, and submission of the first report required by section 28-320.3.7 until  
18 May 1, 2027.

19  
20           § 3. The definition of “rent regulated accommodation” in section 28-321.1 of the  
21 administrative code of the city of New York, as added by local law number 147 for the year 2019,  
22 is amended to read as follows:

23           **RENT REGULATED ACCOMMODATION.** The term “rent regulated accommodation”  
24 means a building [containing one or more] in which more than 35% of dwelling units are required  
25 by law or by an agreement with a governmental entity to be regulated in accordance with the  
26 emergency tenant protection act of 1974, the rent stabilization law of 1969, or the local emergency  
27 housing rent control act of 1962.

28           § 4. This local law takes effect immediately.

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10/21/20  
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