**Plain Language Summary**

**Current Introduction Number:**

Int. No. 384

**Prime Sponsors:**

By Council Members Brooks-Powers, Lee, Ossé, Louis, Nurse, Abreu, Restler, Sanchez, Williams, Won, Velázquez, Riley and Hanif

**Bill Title:**

A Local Law to amend the New York city charter, in relation to the creation of an office of the homeowner advocate within the department of housing preservation and development

**Bill Summary:**

**This plain language summary is for informational purposes only and does not substitute for legal counsel. For more information, you should review the full text of the bill, which is available online at legistar.council.nyc.gov.**

This bill would create the Office of the Homeowner Advocate (OHA) within the Department of Housing Preservation and Development. OHA would be tasked with providing support to homeowners, defined in the bill as a person who utilizes a building as a primary residence by being: (1) the lawful owner of shares in a cooperative corporation that entitles such owner to occupancy of a dwelling unit in such building; (2) the owner of a residential condominium unit in such building; or (3) the owner of such building containing a residence within the city, provided such building may be either a one- or two- family dwelling or a multiple dwelling as defined by section 4 of the New York state multiple dwelling law. Support would include acting as a liaison between homeowners and City, State, and Federal agencies, providing referrals to homeowners, and holding trainings for homeowners. OHA would help homeowners access private and public financial and technical resources. OHA would create public awareness campaigns about the rights and responsibilities of homeowners. In addition to providing support to homeowners, OHA would also be required to report annually on homeowner inquiries received, amount of time taken to address these inquiries, and actions taken to address these inquiries. Finally, OHA would be required to report on existing non-for-profit organizations that provide free and low cost services to homeowners as well as recommendations for such services that are not currently available.

**Effective Date:**

Effective 90 days after becoming law.

**Legislative Impact:**

**Agency Rulemaking Required**: Is City agency rulemaking required?

**Report Required**: Is a report due to Council required?

**Sunset Date Included**: Does the legislation have a sunset date?

**Council Appointment Required**: Is an appointment by the Council required?

**Other Appointment Required**: Are other appointments not by the Council required?

**Note:** In the full bill text online at legistar.council.nyc.gov, language in proposed consolidated laws that is enclosed by [brackets] would be deleted, and language that is underlined would be new. Language in proposed unconsolidated laws, in contrast, will not have brackets or underlining because it would be entirely new. Consolidation means that the law would be placed in the New York City Charter or Administrative Code.

Session 12

IP

LS #8427

5/4/22 1:14pm

Session 11

GZ

LS #2340, 18093

Int. #2436-2021