



# Annual Report 2024

New York State Senate  
Standing Committee on

Cities 2 (Other NYS Cities)

# SENATOR RACHEL MAY

Chair

Senator Andrea Stewart-Cousins  
President Pro Tempore  
NYS Senate Majority Leader



**THE SENATE  
STATE OF NEW YORK**



**RACHEL MAY**  
**SENATOR, 48<sup>TH</sup> DISTRICT**

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**Chair**  
Cities 2  
Legislative Commission on  
Rural Resources  
**Committees**  
Aging  
Agriculture  
Elections  
Environmental Conservation  
Health  
Housing, Construction and  
Community Development

December 17, 2024

The Honorable Andrea Stewart-Cousins  
Temporary President and Majority Leader  
New York State Senate  
Albany, NY 12247

Dear Senator Stewart-Cousins:

I am pleased to transmit the Annual Report of the Senate's Standing Committee on Cities 2 for the 2024 Legislative Session. As Chair, I am proud to continue to lead our efforts to address important matters under my committee's jurisdiction.

During the 2024 session, this committee met once in session and reported eight bills. Early in the year, we released a report on poverty in small- and medium-sized cities in the State. The Committee also held a roundtable in Syracuse on the housing crisis.

I thank my colleagues who served on the Committee for their efforts and support of the work that was done in the committee this year, and I thank you for the continued support from the Majority Conference in the committee's operations.

Sincerely,

A handwritten signature in black ink that reads "Rachel May". The signature is written in a cursive, flowing style.

Rachel May  
New York Senator, 48th District





# 2024 LEGISLATIVE SESSION REPORT

## NEW YORK STATE SENATE STANDING COMMITTEE ON CITIES 2

**Senator Rachel May,  
Chairperson**

### **Majority Committee Members**

Senator Samra G. Brouk

Senator Shelley B. Mayer

Senator Lea Webb

### **Minority Committee Members**

Senator Rob Rolison

Senator Mark C. Walczyk

### **Committee Staff**

Kristin Williams – Deputy Chief of Staff

Eric van der Vort – Senior Director of  
Legislation and Policy

Amy Gunnells – Legislative Aide and  
Committee Clerk



## **COMMITTEE JURISDICTION AND OVERVIEW**

The New York State Senate Standing Committee on Cities 2 has legislative oversight responsibilities for issues concerning cities outside of New York City. The committee was established in 2022, recognizing that small- and mid-sized cities outside the five boroughs face unique challenges, including: aging infrastructure, housing blight, municipal labor hiring, public safety policies, economic development, and access to transportation and broadband resources. The committee is poised to foster opportunities for these municipalities to become agents of economic and population growth for the State as we compete with other states and global cities for workforce talent and investment.

During the 2024 Legislative Session, 16 bills were referred to the Committee for its review. Of these bills, eight were reported from the Committee. Eight were passed by the Senate, and Seven passed in both houses. This work was conducted during one meeting. A list of all bills that were reported from the committee is provided at the end of this report.

In addition to its regular meetings, the Committee held one roundtable on the housing crisis.

## COMMITTEE HIGHLIGHTS

The Committee held a roundtable in Syracuse on the State's housing crisis.

In April, the Committee also published its report on the *Poverty and Concentrated poverty in Small and Medium Cities* hearing it held in December 2023. Report highlights include:

- **Employment:** Access to employment is a significant determinant of poverty. Aqua Porter, the Executive Director of the Rochester-Monroe Anti-Poverty Initiative, testified at the hearing that employment discrimination and inadequate access to education and training programs contribute to unemployment. It's crucial to prioritize equal access to education, training, and employment to break the cycle of poverty and empower individuals to thrive.
- **Essential resources:** Community organizations are overwhelmed and unable to meet the needs of all community members due to various reasons such as legal status, transportation issues, and lack of awareness. Rev. Myra Brown highlighted the impact of fines and fees on impoverished individuals, perpetuating a cycle of ever-increasing penalties for non-payment, further increasing vulnerability in employment, education, and housing.
- **Housing:** Income disparities, high cost of living, and increasing mortgage rates are among the obstacles to housing stability, according to Nick Coulter, Co-Founder of Person-Centered Housing Options. He specifically mentioned the low funding levels for individuals with Temporary Assistance for Needy Families (TANF) and absentee landlords who siphon wealth out of residents. Jason Mays, Executive Director of the Hudson Valley Justice Center, added that multinational private equity firms are among the absentee landlords, predicted to hold over 40% of all single-family rentals by 2030.



## TWO HOUSE BILLS

Bill	Sponsor	Summary	Significant Act
S05159A	Breslin	Provides that the governing body of an assessing unit with a population greater than 97,000 and less than 100,000 is authorized to enact a local law or resolution, authorizing the assessor of such assessing unit to extend the taxable status date applicable to such assessing unit by no more than 90 days.	Substituted By A4674A - Chaptered 556
S07007A	Ashby	Authorizes the City of Troy, County of Rensselaer, to enter into a PILOT Agreement with T.R.I.P. Redevelopment Associates, granting an exemption from real property taxes.	Substituted By A7271 - Chaptered 207
S07008A	Ashby	Authorizes the City of Troy, County of Rensselaer, to enter into a PILOT Agreement with Hillside Redevelopment Associates, granting an exemption from real property taxes.	Substituted By A7270 - Chaptered 206
S08899	Stewart-Cousins	Extends certain provisions relating to bonds and notes of the city of Yonkers until June 30, 2025.	Substituted By A9466 - Chaptered 131
S09047	Bailey	Relates to the offering of installment payment plans for tax delinquent property in the city of Mount Vernon, subject to a first payment equal to at least ten percent of delinquent taxes, assessments or other legal charges, and subject to specific periods of duration. Eff. Date 09/27/2024 (See Table)	Chaptered 397
S09089	May	Exempts persons holding the office of code enforcement officer of the city of Auburn from the requirement that such person be a resident of the political subdivision or municipal corporation of the state for which such person shall be chosen or within which such person's official functions are required to be exercised. Eff. Date 09/27/2024	Chaptered 400
S09256	Ryan	Facilitates the marketing of any issue of serial bonds or notes of the city of Buffalo issued on or before June 30, 2025. Eff. Date 06/28/2024	Chaptered 165

## 2024 SENATE CITIES 2 COMMITTEE ACTIVITY

Bill	Sponsor	Summary	Significant Act
S01379	Felder	Establishes the prohibition against requiring a permit for the singing of the national anthem or the reciting of the pledge of allegiance.	Senate Rules
S05159A	Breslin	Provides that the governing body of an assessing unit with a population greater than 97,000 and less than 100,000 is authorized to enact a local law or resolution, authorizing the assessor of such assessing unit to extend the taxable status date applicable to such assessing unit by no more than 90 days.	Substituted By A4674A - Chaptered 556
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