

LOCAL LAW 14 - 2023

A Local Law to amend the Code of the Village of Mamaroneck regarding the administration of fair and affordable housing.

**BE IT ENACTED BY THE BOARD OF TRUSTEES OF THE VILLAGE OF MAMARONECK
AS FOLLOWS:**

Section 1.

Section 342-106(A) of the Code of the Village of Mamaroneck is amended to read as follows:

§ 342-106. Eligibility standards.

- A. Eligibility priorities. Eligible families applying for fair and affordable housing units and fair and deeply affordable housing units will be selected for occupancy on the basis of a lottery drawing conducted on an as-needed basis by the Village or its designated agent. The Village or its designated agent will establish the list of lottery winners based on bedroom count and provide the list to the owner or manager. The owner or manager will then notify the selected families.

Section 2.

Section 342-107 of the Code of the Village of Mamaroneck is amended to read as follows:

§ 342-107. Administration.

- A. The Village or its designated agent will be responsible for the administration of the purchase and rental of fair and affordable residences and for the promulgation of rules and regulations as may be necessary to implement these requirements. The owner or manager of the fair and affordable residence is responsible initially for determining and certifying eligibility and must provide certification and documentation of eligibility to the Village or its designated agent in accordance with its rules and regulations prior to the fair and affordable housing families or fair and deeply affordable housing families being placed on the list for the lottery drawing.
- B. At the time of the issuance of a certificate of occupancy, the Building Inspector must send a copy of the certificate to the Village or its designated agent, including a description of the fair and affordable housing units or fair and deeply affordable housing units and applicable limitations. The Village or its designated agent will then inform the owner of the maximum rental or sales charge which may be established for those units and the eligibility requirements for occupancy of those units.

- C. Based upon the information provided by the owner or manager of the fair and affordable residence, the Village or its designated agent will certify fair and affordable housing families and fair and deeply affordable housing families as eligible for rental or sales and will annually reexamine or cause to be reexamined each family's income.
- D. On or before April 1 of each year thereafter, the Village or its designated agent must notify the owner or manager of each development containing fair and affordable residences as to the rent, sales and income eligibility requirements for those residences.
- E. The owner or manager of each development containing fair and affordable residences must certify to the Village or its designated agent on or before June 1 of each year that the current rental or sales prices of all fair and affordable housing residences comply with the requirements of this article.

Section 3.

If any section, subsection, clause, phrase or other portion of this local law is, for any reason, declared invalid, in whole or in part, by any court, agency, commission, legislative body or other authority of competent jurisdiction, the portion of the law declared to be invalid will be deemed a separate, distinct and independent portion and the declaration will not affect the validity of the remaining portions of this local law, which will continue in full force and effect.

Section 4.

This law is adopted pursuant to the authority granted by Municipal Home Rule Law § 10(1)(e)(3) and will supersede any provision of the Village Law that is inconsistent with this local law.

Section 5.

This local law will take effect immediately upon its filing in the office of the Secretary of State in accordance with Municipal Home Rule Law § 27.