

On motion of TRUSTEE _____, seconded by TRUSTEE _____ the following resolution was adopted by the Board of Trustees of the Village of Croton- on-Hudson, New York with a - vote.

Resolution #-2023

WHEREAS, the New York State Emergency Tenant Protection Act of 1974 (ETPA) enables municipalities in New York State to opt-in to rent stabilization and other tenant protections predicated on a continuing housing emergency constituting of a vacancy rate of less than 5%; and

WHEREAS, the Board of Trustees of the Village of Croton-on-Hudson held a Public Hearing on May 5, 2003 to consider whether an emergency exists; and

WHEREAS, the Public Hearing on May 5, 2003 was also held to consider whether the provisions of the Emergency Tenant Protection Act of 1974 should be invoked in regard to the Village of Croton-on-Hudson; and

WHEREAS, on May 5, 2003, the Village Board declared that an emergency exists and declared an emergency as to all buildings with fifty (50) or more housing units built prior to 1974; and

WHEREAS, before making any changes to the existing regulations, a vacancy survey must be undertaken; and

WHEREAS, in October of 2022, the Village conducted a survey of all residential properties with six or more units which were built before 1974 to determine the current vacancy rate in Croton-on-Hudson; and

WHEREAS, the survey results indicated that the Village has a current vacancy rate of 2.3%; and

WHEREAS, the Village Board wishes to consider whether the provisions of the Emergency Tenant Protection Act of 1974 should be expanded to all properties built before 1974 with six or more housing units in the Village of Croton-on-Hudson; and

WHEREAS, municipalities that wish to adopt the regulations under ETPA must formally adopt a resolution declaring a housing emergency under the ETPA, after a public hearing has been held with a minimum of ten days' notice and finding that the jurisdiction has less than 5% vacancy of applicable rental units,

NOW THEREFORE BE IT RESOLVED that the Village Board of Trustees hereby schedules a Public Hearing for March 27, 2023, at 7:00 PM in the Georgianna Grant

Meeting Room of the Stanley H. Kellerhouse Municipal Building to consider declaring a housing emergency under the Emergency Tenant Protection Act and expanding ETPA protections to all properties built before 1974 with six or more housing units in the Village of Croton-on-Hudson.

Dated: March 13, 2023