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MEMORANDUM

TO: Honorable Members of the New York State Senate & Assembly

FROM: John B. Kiernan

RE: Governor Hochul's Housing Proposal and the State Budget

DATE: February 1, 2023

This memo is being submitted to you on behalf of our client, the Nassau County Village Officials Association (NCVOA). The NCVOA represents 64 villages which are the home communities of nearly 500,000 residents of Nassau County.

In the Governor's recent State of the State message, she indicated that she would be proposing a vast housing program to create 800,000 units of new housing across the state. She indicated that her plan would utilize unprecedented statutory mandates diminishing the long-standing local government powers of villages, cities, and towns throughout the state. This is being proposed without any widespread study or analysis or public and community hearings. This would involve a "New York Housing Compact" that would have the power to impose numerical quotas for building new housing units in "every single locality across the state."

This program is a radical, unprecedented, and drastic departure from the historical and home rule powers enjoyed by localities and recognized by the state for decades and decades.

The Governor's remarks fully implied that this Housing Compact would be included as part of her Executive Budget, which you will receive later this week. While the NCVOA understands that a serious discussion about the new and affordable housing is important, the inclusion of such a legally drastic and unprecedented proposal by the Governor should not be part of the Executive Budget considerations and debate.

A full, through discussion and study is needed. Public hearings, consultations with local officials, community groups and other government service institutes such as school districts, police departments, water and sewer services and EMS providers are required and needed. This

full discussion and analysis cannot take place in the next 59 days before you must adopt the 2023-2024 Budget.

A program that would require the rezoning of ten-of-thousands of acres of property on Long Island should not be involved with and caught up with the discussions and deliberations of normal budget items such as education aid, health care, Medicaid, criminal justice expenses and social services. If this is part of the Budget process, there will be no opportunity to fully study, debate and consider the effect and ramifications of the Governor's rezoning proposals, a mandate that will affect the status of thousands of homes owned by hard-working middle-class homeowners.

The Governor's announced plan made no reference to any environmental impact studies, traffic and school capacity studies, the state's goals and objectives on climate change, emissions, and electric production. It seems to be completely arbitrary and devoid of supporting research.

All the above cannot be fully studied, understood, and justified in the 59 days that remain until you adopt a state budget.

Please urge your colleagues and the legislative leaders to exclude the Governor's housing proposal from the Budget process. Please ensure that any proposed housing program considers existing circumstances in localities, meets environmental standards, and considers the effect on existing neighborhoods that have served many thousands of families well for the last 75-100 years, and continue to do so.

Thank you.