

# STATE OF NEW YORK

5073--A

Cal. No. 142

2023-2024 Regular Sessions

## IN ASSEMBLY

March 2, 2023

Introduced by M. of A. HUNTER, STECK, WALLACE, BUTTENSCHON, HAWLEY, ZEBROWSKI, McDONALD -- read once and referred to the Committee on Judiciary -- ordered to a third reading, amended and ordered reprinted, retaining its place on the order of third reading

AN ACT to amend the real property law, in relation to prohibiting mortgagees from requiring mortgagors of certain real property to purchase flood insurance exceeding certain limits

The People of the State of New York, represented in Senate and Assembly, do enact as follows:

1 Section 1. The real property law is amended by adding a new section  
2 283 to read as follows:

3 § 283. Limits on amount of flood insurance required by mortgagee. No  
4 mortgagee shall require a mortgagor to whom the mortgagee makes,  
5 increases, extends, or renews any loan or line of credit secured by  
6 improved residential real property to purchase or pay for flood insur-  
7 ance on such residential real property: (1) at a coverage amount that  
8 exceeds the outstanding principal mortgage balance as of the beginning  
9 of the year for which the policy shall be in effect; or (2) that  
10 includes coverage for contents. In each instance where a mortgagee  
11 requires a mortgagor to purchase or pay for flood insurance on such  
12 residential real property, the mortgagee shall provide notice to the  
13 mortgagor at the time the mortgagee is notified of the need to purchase  
14 or pay for flood insurance that states the following in clear and  
15 conspicuous print: 'Please note that the flood insurance we are requir-  
16 ing you to purchase will only protect your creditor or lender's interest  
17 in your property. The insurance may not be sufficient to pay for many  
18 needed repairs after a flood and may not compensate you for your losses  
19 in the property due to the flood. If you wish to protect your home or  
20 investment, you may wish to purchase more flood insurance than the  
21 amount we are requiring you to buy.'

22 § 2. This act shall take effect immediately.

EXPLANATION--Matter in *italics* (underscored) is new; matter in brackets  
[-] is old law to be omitted.

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