

## MEMORANDUM

A.5344-A (Glick)/S.1457-B (Kavanagh)

***AN ACT to amend the real property tax law, in relation to increasing the combined household income limit for eligibility for a senior citizens rent increase exemption (SCRIE), disability rent increase exemption (DRIE), senior citizen homeowners' exemption (SCHE), and disabled homeowners exemption (DHE) on the basis of the consumer price index; to amend part U of chapter 55 of the laws of 2014, amending the real property tax law relating to the tax abatement and exemption for rent regulated and rent controlled property occupied by senior citizens, in relation to the effectiveness thereof; and to amend chapter 129 of the laws of 2014, amending the real property tax law relating to the tax abatement and exemption for rent regulated and rent controlled property occupied by persons with disabilities, in relation to the effectiveness thereof***

LeadingAge New York supports this legislation, which would increase the maximum income threshold for SCRIE, DRIE, SCHE, and DHE to \$75,000 and further require its increase according to consumer price index adjustments moving forward.

According to the community-based organization Woodside on the Move, about 60,000 older adults live in rent stabilized housing in NYC and almost half are rent burdened, with 33 percent paying more than half their income in rent. However, despite increasing rent burdens, many older New Yorkers on fixed and modest incomes are ineligible for SCRIE under the current income eligibility threshold, which was set in 2014 and does not reflect rising rents or today's economic realities. Moreover, small increases in income – even for the purposes of taking a temporary additional distribution from an IRA or pension fund to cover medical expenses – can negatively impact program benefits.

When forced to choose between rising housing, healthcare, and food costs, older adults are more likely to face homelessness, avoidable health consequences, and unnecessary hospitalization or reliance on long-term care. In fact, older New Yorkers are the fastest-growing homeless population in New York City. At the same time, shelters and supportive housing providers are often ill-equipped to address the aging related needs of their clients.

Especially given the workforce challenges plaguing higher-level health and long-term care settings, the State must support access to modest and effective programs like SCRIE and SCHE that help older adults maintain housing stability, remain independent, and age with dignity in the community. **For these reasons, LeadingAge New York supports A.5344-A (Glick)/S.1457-B (Kavanagh) and urges its adoption.**

*LeadingAge New York represents over 350 not-for-profit and public long-term care providers, including nursing homes, home care agencies, senior housing, retirement communities, assisted living, adult care facilities, adult day health care and managed long term care.*

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