

**Legal Alert: Electronic Leases/Signatures**

**December 23, 2021**

On December 21, 2021, Governor Kathy Hochul signed a bill amending the public housing law to permit for the *voluntary* use of rent stabilized lease agreements and signatures in electronic form. The law tasks the New York State Division of Housing and Community Renewal (DHCR) with the development of a procedure to ensure that tenants are aware of their rights, and have affirmatively consented to the *voluntary* use of an electronic lease and electronic signature. It further provides that DHCR will not accept an electronic lease form unless accompanied by an executed consent form, which consent form is to be provided to the tenant and the DHCR. We believe a Court will follow suit and not accept the lease without the consent form. The bill, as enacted, can be found [here](#).

We will update you with further developments as they arise.