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### Broker's Fees for NYC Renters

At the end of January, New York's Department of State (DOS) [issued guidance](#) for real estate professionals on two tenant protection acts, the Statewide Housing Security & Tenant Protection Act of 2019 and the Housing Stability & Tenant Protection Act of 2019, Governor Cuomo signed into law in June 2019.

The guidance states that an agent (including a licensed agent, real estate broker, or salesperson) working on behalf of a landlord cannot collect a broker's fee from a prospective tenant. Instead, this fee must be paid by the landlord. Since the release of the DOS guidance, a NYS judge granted a temporary restraining order allowing brokers to continue to continue to collect their fee from tenants. The decision is expected to stay in place until at least March 13, when DOS has to respond to the restraining order in court.

This rule does not apply to licensed agents when the agent has been formally engaged to represent the interests of the prospective tenant or when the agent is brokering the sale of a property, including within a cooperative or condominium. Anyone seeking to file a complaint with DOS against a licensed real estate broker or salesperson may download a [complaint form](#).

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### Earned Income Tax Credit

The Earned Income Tax Credit (EITC) is a benefit for low income workers. It reduces the amount of tax owed and may also provide a refund. To qualify for EITC the worker must meet certain requirements including income.

For Tax Year 2019, adjusted gross income cannot exceed the following:

- For those with no qualifying children: \$15,570 (\$21,370 if married filing jointly);
- For those with one qualifying child: \$41,094 (\$46,884 if married filing jointly);
- For those with two qualifying children: \$46,703 (\$52,493 if married filing jointly);
- For those with three or more qualifying children: \$50,162 (\$55,952 if married filing jointly).

Use the EITC Assistant tool to see if you qualify, <https://www.irs.gov/Credits-&Deductions/Individuals/Earned-Income-Tax-Credit/Use-the-EITC-Assistant>.

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### 2020 Federal Poverty Levels

The 2020 federal poverty levels have been released, see chart below. Most needs-based benefit programs/services use the federal poverty level to determine eligibility. For a comprehensive chart which includes 125% FPL, 130% FPL and others go to: [https://bplc.cssny.org/benefit\\_tools/7](https://bplc.cssny.org/benefit_tools/7).

Household Size	100% FPL
1 Monthly	\$1,063
Annual	\$12,760
2 Monthly	\$1,437
Annual	\$17,240
3 Monthly	\$1,810
Annual	\$21,720
4 Monthly	\$2,183
Annual	\$26,200

## Community Resources/Events

### Application for Fresh Air Fund's Summer 2020 Programs

The Fresh Air Fund is now accepting applications for their camp programs; Friendly Towns (Host Family Program), Summer Camp & Camp Junior, Career Awareness Program/Camp Mariah, Explorers Summer Learning Program. Go to <https://freshair.org/learn-about-our-camps/> for a description of these camps.

To qualify, children must meet the age, residency and income requirements. To apply, go to <https://freshair.org/child-application/>. Families may also sign up for these programs with a community partner, <https://freshair.org/sign-up-in-your-neighborhood/>.

### NYC Parks Summer Day Camp

The NYC Parks will be opening up their lottery for summer day camp beginning **March 6, 2020 through March 15, 2020**. The cost for regular day camp (9 a.m. - 5 p.m., Monday - Friday): \$500 per child for seven weeks; Extended day camp (8 a.m. - 6 p.m., Monday - Friday): \$575 per child for seven weeks (available at select sites)

To qualify, Children must be between the ages of 6 and 13 by the first day of camp (July 6, 2020). If there is more than one eligible child, register them together on a single application. Only one registration permitted at one site.

Summer Camp Dates: Monday, July 6 – Friday, August 21, 2020

For more information go to <https://www.nycgovparks.org/reg/summercamp>.