

## NYC ADMINISTRATIVE CODE §6-134

Covered Employers shall ensure that covered employees are paid no less than the living wage and supplements listed in this Schedule. Covered Employers include businesses (other than not-for-profit organizations) with annual gross revenues of five million dollars or more who have received financial assistance from the City of New York (as defined in New York City Administrative Code §6-134) with a total value of one million dollars or more, and:

- Tenants or lessees, or sub-tenants or sub-lessees of a financial assistance recipient, in which the financial assistance recipient maintains an ownership interest of fifty percent or more, who occupy property improved or developed with financial assistance;
- Concessionaires, including contractors, subcontractors, or tenants operating on the premises of any stadium, arena, or other sports facility developed pursuant to a project agreement between the City (or City economic development entity) and financial assistance recipient;
- Persons or entities that contract or subcontract with a financial assistance recipient to perform work for a period of more than ninety days on the premises of the financial assistance recipient or on the premises of property improved or developed with financial assistance including but not limited to temporary services or staffing agencies, food service contractors, and other on-site service contractors.

Covered Employees are any persons employed by a Covered Employer within the City of New York, unless the financial assistance is targeted to a particular real property, in which case only persons employed at the real property to which the financial assistance pertains shall be deemed covered employees. Covered employees include:

- Persons performing work on a full-time, part-time, temporary or seasonal basis;
- Employees, independent contractors, and contingent or contracted workers;
- Persons made available to work through the services of a temporary services, staffing or employment agency or similar entity.

**Term:** The requirements of Living Wage shall apply for the term of the financial assistance or for ten years, whichever is longer, from the date of commencement of the project subject to a project agreement or the date the project subject to a project agreement commences operations, whichever is later.

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NYC FINANCIAL ASSISTANCE RECIPIENTS LIVING WAGE SCHEDULE

**Exemptions:**

- Employers with manufacturing operations at the premises to which the financial assistance pertains.
- Employers who operate on the premises of a project where residential units comprise more than 75% of the project area, and no less than 75% of the residential units are affordable for families earning less than 125% of the area median income.
- Grocery stores who participate in the Food Retail Expansion to Support Health (FRESH) program.
- Construction contractors or building services contractors, including but not limited to, any contractor of work performed by a watchperson, guard, doorman, building cleaner, porter, handyperson, janitor, gardener, groundskeeper, stationary fireman, elevator operator and starter, or window cleaner.
- Employers occupying or operating on property improved or developed within “Zone 3 Adjacent Developments” provided, however, that such exemption shall not extend to any recipient who receives financial assistance through the purchase of a condominium equating to financial subsidies in addition to the financial assistance originally granted.

The information is intended to assist you in meeting your prevailing wage obligation. You should consult New York City Administrative Code §6-134 to determine whether you are covered by this living wage law. New York City Administrative Code §6-134 requires the City to maintain an updated list of financial assistance recipients who are subject to the living wage requirement.

The schedule is applicable for work performed during the effective period, unless otherwise noted. You will be notified of any changes to this schedule by addenda published on our web site [www.comptroller.nyc.gov](http://www.comptroller.nyc.gov). Schedules for future one-year periods will be published annually on or about January 1st of each succeeding year and on our web site [www.comptroller.nyc.gov](http://www.comptroller.nyc.gov).

Answers to questions concerning prevailing wage practices may be obtained from the Classification Unit by calling (212) 669-4443. Please direct all other compliance issues to: [laborlaw@comptroller.nyc.gov](mailto:laborlaw@comptroller.nyc.gov) or Bureau of Labor Law, Attn: Paul Brumlik, Office of the Comptroller, 1 Centre Street, Room 651, New York, N.Y. 10007.

Covered Employers are solely responsible for maintaining original payroll records, which delineate, among other things, the hours each employee worked and the wages and benefits they received.

**Benefits are paid for EACH HOUR WORKED unless otherwise noted.**

Paul Brumlik  
Director of Classifications  
Bureau of Labor Law

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## LIVING WAGE (NYC ADMIN. CODE §6-134)

### Covered Employee

Effective Period: 1/1/2026 - 12/31/2026

Wage Rate per Hour: **\$14.05**

Supplemental Benefit Rate per Hour: **\$2.20**

The supplement rate may be provided in the form of cash wages, health benefits or any combination of the two, and the value of such benefits shall be determined based on the prorated hourly cost to the employer of the health benefits received by the employee.

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If you are a covered employee and you have been paid less than the Living Wage, please contact us at 212-669-4443 or download our complaint form from our website at [\(click on the Bureau of Labor Law\)](#).

Si es un empleado elegible y recibió menos del salario digno, por favor contáctenos en 212-669-4443 o descarga un formulario de reclamo del sitio del Internet [\(oprime "Oficina de Derecho Laboral"\)](#).