



General Assembly

January Session, 2009

Raised Bill No. 6620

LCO No. 4239

* _____HB06620TRA___031909_____*

Referred to Committee on Transportation

Introduced by:
(TRA)

AN ACT CREATING A PROCEDURE FOR SELF-STORAGE FACILITIES TO AUCTION AUTOMOBILES ABANDONED AT SUCH FACILITIES.

Be it enacted by the Senate and House of Representatives in General Assembly convened:

1 Section 1. Section 42-159 of the general statutes is repealed and the
2 following is substituted in lieu thereof (*Effective October 1, 2009*):

3 As used in this chapter:

4 (1) "Self-service storage facility" means any real property designed
5 and used for the renting or leasing of individual self-contained units of
6 storage space to occupants who are to have access to such units for
7 storing and removing personal property only, and not for residential
8 purposes. A self-service storage facility and an owner are not a
9 warehouse, as defined in section 42a-7-102, except that if an owner
10 issues a document of title, as defined in section 42a-1-201, for the
11 personal property stored, the owner and the occupant are subject to
12 the provisions of article 7 of the Uniform Commercial Code and the
13 provisions of this chapter do not apply.

14 (2) "Owner" means the owner, operator, lessor, or sublessor of a self-

15 service storage facility, his agent, or any other person authorized by
16 him to manage the facility or to receive rent from an occupant under a
17 rental agreement.

18 (3) "Occupant" means a person, or the sublessee, successor, or
19 assignee of a person, entitled to the use of a storage unit at a self-
20 service storage facility under a rental agreement, to the exclusion of
21 others.

22 (4) "Rental agreement" means any written agreement or lease that
23 establishes or modifies the terms, conditions, rules or any other
24 provisions concerning the use and occupancy of a unit in a self-service
25 storage facility.

26 (5) "Personal property" means movable property not affixed to land
27 and includes, but is not limited to, goods, merchandise, [and]
28 household items and motor vehicles.

29 (6) "Last known address" means that address provided by the
30 occupant in the latest rental agreement or the address provided by the
31 occupant in a subsequent written notice of a change of address.

32 (7) "Default" means failure to perform any obligation or duty
33 imposed by a rental agreement or by this chapter.

34 Sec. 2. Section 42-160 of the general statutes is repealed and the
35 following is substituted in lieu thereof (*Effective October 1, 2009*):

36 (a) The owner of a self-service storage facility shall have a lien upon
37 all personal property located at such facility for the amounts of any
38 rent, labor or other valid charges incurred in relation to such personal
39 property, for any valid expenses incurred in the necessary preservation
40 of such personal property and for any expenses reasonably incurred in
41 the sale or other disposition of such personal property pursuant to law.
42 Such lien attaches on the date of default by the occupant.
43 Notwithstanding the provisions of section 42a-9-333 such lien shall not
44 have priority over a lien or security interest which has attached or been

