



# House of Representatives

General Assembly

**File No. 308**

January Session, 2013

Substitute House Bill No. 6366

*House of Representatives, April 2, 2013*

The Committee on Housing reported through REP. BUTLER of the 72nd Dist., Chairperson of the Committee on the part of the House, that the substitute bill ought to pass.

## ***AN ACT CONCERNING THE ESTABLISHMENT OF THE DEPARTMENT OF HOUSING.***

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

1 Section 1. Section 4-38c of the general statutes is repealed and the  
2 following is substituted in lieu thereof (*Effective July 1, 2013*):

3 There shall be within the executive branch of state government the  
4 following departments: Office of Policy and Management, Department  
5 of Administrative Services, Department of Revenue Services,  
6 Department of Banking, Department of Agriculture, Department of  
7 Children and Families, Department of Consumer Protection,  
8 Department of Correction, Department of Economic and Community  
9 Development, State Board of Education, Department of Emergency  
10 Services and Public Protection, Department of Energy and  
11 Environmental Protection, Department of Housing, Department of  
12 Public Health, Board of Regents for Higher Education, Insurance  
13 Department, Labor Department, Department of Mental Health and  
14 Addiction Services, Department of Developmental Services,

15 Department of Social Services, Department of Transportation,  
16 Department of Motor Vehicles, Department of Veterans' Affairs and  
17 Department of Construction Services.

18 Sec. 2. (NEW) (*Effective July 1, 2013*) The Commissioner of Housing  
19 may appoint a Deputy Commissioner of Housing who shall be  
20 qualified by training and experience for the duties of the office of  
21 commissioner and shall, in the absence, disability or disqualification of  
22 the commissioner, perform all the functions and have all the powers  
23 and duties of said office. The position of the Deputy Commissioner of  
24 Housing shall be exempt from the classified service.

25 Sec. 3. (*Effective July 1, 2013*) (a) (1) Wherever the term "secretary" is  
26 used in the following general statutes, the term "commissioner" shall  
27 be substituted in lieu thereof; (2) wherever the term "the Office of  
28 Policy and Management" is used in the following general statutes, the  
29 term "Housing" shall be substituted in lieu thereof: 8-13m to 8-13s,  
30 inclusive, 8-13u to 8-13x, inclusive, and 12-170e.

31 (b) Wherever the term "Economic and Community Development" is  
32 used in the following general statutes, the term "Housing" shall be  
33 substituted in lieu thereof: 4b-21, 7-392, 8-37v, 8-37w, 8-37y, 8-37aa, 8-  
34 37jj, 8-37pp, 8-37qq, as amended by this act, 8-37rr, 8-37tt, 8-37vv, 8-  
35 37zz, 8-37aaa, 8-37lll, 8-37mmm, 8-39, 8-44a, 8-45, 8-47, 8-49, 8-57, 8-  
36 64c, 8-68, 8-68a, 8-68b, 8-68d, 8-68e, 8-68f, 8-68g, 8-68h, 8-68j, 8-70, 8-71,  
37 8-72, 8-72a, 8-73, 8-74, 8-76a, 8-77, 8-78, 8-79, 8-79a, 8-80, 8-82, 8-83, 8-  
38 84, 8-85, 8-87, 8-89, 8-92, 8-113a, 8-114a, 8-114d, 8-115a, 8-116a, 8-117b,  
39 8-118a, 8-118b, 8-118c, 8-119a, 8-119c, 8-119h, 8-119i, 8-119j, 8-119k, 8-  
40 119l, 8-119m, 8-119x, 8-119dd, 8-119ee, 8-119ff, 8-119gg, 8-119hh, 8-  
41 119jj, 8-119zz, 8-126, 8-154a, 8-154c, 8-154e, 8-161, 8-162, 8-169b, 8-  
42 169w, 8-206, 8-206e, 8-206f, 8-208, 8-208b, 8-208c, 8-209, 8-214a, 8-214b,  
43 8-214e, 8-214f, 8-214g, 8-214h, 8-215, 8-216, 8-216b, 8-216c, 8-218, 8-  
44 218a, 8-218b, 8-218c, 8-218e, 8-219a, 8-219b, 8-219c, 8-219d, 8-219e, 8-  
45 220, 8-220a, 8-243, 8-265p, 8-265w, 8-265oo, 8-271, 8-272, 8-273, 8-274, 8-  
46 278, 8-279, 8-280, 8-281, 8-284, 8-286, 8-336f, as amended by this act, 8-  
47 336m, 8-336p, 8-355, 8-356, 8-357, 8-359, 8-365, 8-367, 8-367a, 8-376, 8-

48 381, 8-384, 8-386, 8-387, 8-388, 8-389, 8-400, 8-401, 8-402, 8-403, 8-404, 8-  
49 405, 8-410, 8-411, 8-412, 8-420, 8-423, 12-631, 16a-40, 16a-40j, as  
50 amended by this act, 17a-3, 17a-485c, 17b-337, 21-70, 21-70a, 21-84a, as  
51 amended by this act, 22a-1d, 29-271, 47-88b, 47-284, 47-288, 47-294, 47-  
52 295, 47a-56i, 47a-56j and 47a-56k.

53 (c) Wherever the term "Social Services" is used in the following  
54 general statutes, the term "Housing" shall be substituted in lieu  
55 thereof: 17b-802, 17b-803, 17b-804, 17b-805, 17b-811a, 17b-812, 17b-  
56 812a, 17b-814 and 17b-815.

57 (d) The Legislative Commissioners' Office shall, in codifying the  
58 provisions of this section, make such technical, grammatical and  
59 punctuation changes as are necessary to carry out the purposes of this  
60 section.

61 Sec. 4. Subsection (c) of section 8-37i of the general statutes is  
62 repealed and the following is substituted in lieu thereof (*Effective July*  
63 *1, 2013*):

64 (c) Said department shall constitute a successor to the functions,  
65 powers and duties of the Department of Community Affairs relating to  
66 [housing] economic development as set forth in chapters [128, 129,]  
67 130, 131 and 135, in accordance with the provisions of sections 4-38d  
68 and 4-39.

69 Sec. 5. Subsection (b) of section 8-37r of the general statutes is  
70 repealed and the following is substituted in lieu thereof (*Effective July*  
71 *1, 2013*):

72 (b) The Department of Housing shall constitute a successor to the  
73 functions, powers and duties of the Department of Economic  
74 Development and the Department of Community Affairs relating to  
75 housing, community development, redevelopment and urban renewal  
76 as set forth in chapters 128, 129, 130, 135 and 136 in accordance with  
77 the provisions of sections 4-38d, 4-38e and 4-39.

78 Sec. 6. Subsection (a) of section 8-121 of the general statutes is

79 repealed and the following is substituted in lieu thereof (*Effective July*  
80 *1, 2013*):

81 (a) The Connecticut Housing Authority shall, in accordance with the  
82 provisions of sections 4-38d, 4-38e and 4-39, constitute a successor to  
83 the functions, powers and duties of the Commissioner of [Economic  
84 and Community Development] Housing relating to the exercise by the  
85 Commissioner of [Economic and Community Development] Housing  
86 of the powers of a housing authority pursuant to chapter 128 and this  
87 chapter.

88 Sec. 7. Subsection (g) of section 8-206a of the general statutes is  
89 repealed and the following is substituted in lieu thereof (*Effective July*  
90 *1, 2013*):

91 (g) In accordance with the provisions of section 4-38d, all powers  
92 and duties transferred to the Commissioner of Community Affairs by  
93 this section are transferred to the Commissioner of [Economic and  
94 Community Development] Housing.

95 Sec. 8. Section 32-1k of the general statutes is repealed and the  
96 following is substituted in lieu thereof (*Effective July 1, 2013*):

97 As used in [sections 8-244b to 8-244d, inclusive, this section and]  
98 section 32-1l, as amended by this act, the following terms shall have  
99 the following meanings unless the context clearly indicates another  
100 meaning and intent:

101 (1) "Department" means the Department of Economic and  
102 Community Development;

103 (2) "Commissioner" means the Commissioner of Economic and  
104 Community Development; and

105 (3) ["CHFA" means the Connecticut Housing Finance Authority, as  
106 created under chapter 134;] "CII" means Connecticut Innovations,  
107 Incorporated, as created under chapter 581.

108 [(4) "CII" means Connecticut Innovations, Incorporated, as created  
109 under chapter 581; and

110 (5) "SHA" means the State Housing Authority as created under  
111 section 8-244b.]

112 Sec. 9. Section 32-11 of the general statutes is repealed and the  
113 following is substituted in lieu thereof (*Effective July 1, 2013*):

114 In addition to his other powers and duties, the commissioner shall  
115 have the following powers and duties:

116 (1) To utilize the department's resources for planning and  
117 developing an economic and community development reorganization  
118 plan which (A) sets forth policy goals for the department, (B)  
119 determines strategies to encourage economic and community  
120 development, [and the provision of housing in this state, including  
121 housing for very low, low and moderate income families,] (C)  
122 determines the feasibility of dividing the operation of programs and  
123 resources of the state in support of economic and community  
124 development between and among the department [and CHFA] and  
125 CII, (D) identifies strategies to increase the leverage of resources of the  
126 state used in furtherance of the purposes of [CHFA and] CII, (E)  
127 identifies, if feasible, divisions and recommends a timetable and  
128 procedures for transferring resources and operations between and  
129 among the department [and CHFA] and CII, and (F) recommends  
130 specific economic and community development objectives and  
131 administrative structures for the department [and CHFA] and CII. In  
132 developing such plan, the department shall be the lead agency, in  
133 collaboration with [CHFA and] CII, for research, planning and  
134 development of the plan and shall solicit community and regional  
135 input in the preparation of such plan in such a manner as will best help  
136 develop, clarify or further state policies for economic and community  
137 development. The commissioner shall submit a copy of the  
138 reorganization plan to the joint standing committees of the General  
139 Assembly having cognizance of matters relating to commerce and  
140 planning and development;

141 [(2) To propose to the Governor on or before January 1, 1996,  
142 legislation to implement the economic and community development  
143 reorganization plan described in subdivision (1) of this section;]

144 [(3)] (2) Notwithstanding the provisions of the general statutes or  
145 any special act and with the approval of the Treasurer and the  
146 Secretary of the Office of Policy and Management, to transfer to  
147 [CHFA and] CII: (A) Any revenues received by the department or the  
148 state in connection with any program or project of the department and  
149 the right to receive any such revenues; and (B) any loan assets or  
150 equity interests held by the department in connection with any  
151 program or project of the department; provided, no such transfer shall  
152 be approved by the Treasurer or the Secretary of the Office of Policy  
153 and Management if either determines that such transfer could  
154 adversely affect the tax-exempt status of any bonds of the state, the  
155 substantial interests of third parties, the financial budget of the state or  
156 other essential rights, interests, or prerogatives of the state. The  
157 commissioner may impose such conditions as he deems necessary or  
158 appropriate with respect to the use by [CHFA or] CII of any revenues,  
159 rights, assets, interests or amounts transferred to it by the department  
160 under this subdivision; provided, the commissioner may waive any  
161 requirement under this subdivision for the adoption of written  
162 procedures until July 1, 1996;

163 [(4)] (3) To award to [CHFA or] CII financial, technical or other  
164 assistance. Financial assistance awarded by the department to [CHFA  
165 or] CII may take any of the following forms, subject to any conditions  
166 imposed by the department: (A) Grants; (B) loans; (C) guarantees; (D)  
167 contracts of insurance; and (E) investments. In addition, to the extent  
168 funds or resources are available to the department for such purposes,  
169 the commissioner may provide such further financial or other  
170 assistance to [CHFA and] CII as the commissioner in his sole discretion  
171 deems appropriate for any of the purposes of [CHFA and] CII  
172 respectively;

173 [(5)] (4) To enter into such agreements with [CHFA and] CII as may

174 be appropriate for the purpose of performing its duties which  
175 agreements may include, but shall not be limited to, provisions for the  
176 delivery of services by [CHFA and] CII to third parties, provisions for  
177 payment by the department to [CHFA or] CII for the delivery of such  
178 services, provisions for advances and reimbursements to the  
179 department for any expenses incurred or to be incurred by it in  
180 delivery of any services, assistance, revenues, rights, assets and  
181 interests and provisions for the sharing with [CHFA or] CII of  
182 assistants, agents and other consultants, professionals and employees,  
183 and facilities and other real and personal property used in the conduct  
184 of the department's affairs; and

185 [(6)] (5) To provide financial assistance for economic development  
186 projects directly or in participation with Connecticut Innovations,  
187 Incorporated, to purchase participation interests in loans made by  
188 Connecticut Innovations, Incorporated and enter into any agreements  
189 or contracts it deems necessary or convenient in connection with such  
190 loans.

191 Sec. 10. (NEW) (*Effective July 1, 2013*) (a) As used in sections 8-244b  
192 to 8-244d, inclusive, of the general statutes and this section, the  
193 following terms shall have the following meanings unless the context  
194 clearly indicates another meaning and intent:

195 (1) "Department" means the Department of Housing;

196 (2) "Commissioner" means the Commissioner of Housing;

197 (3) "CHFA" means the Connecticut Housing Finance Authority, as  
198 created under chapter 134 of the general statutes; and

199 (4) "SHA" means the State Housing Authority as created under  
200 section 8-244b of the general statutes.

201 (b) In addition to his or her other powers and duties, the  
202 commissioner shall have the following powers and duties:

203 (1) To utilize the department's resources for planning and

204 developing a housing and community development reorganization  
205 plan that (A) sets forth policy goals for the department; (B) determines  
206 strategies to encourage housing and community development and the  
207 provision of housing in this state, including housing for very low, low  
208 and moderate income families; (C) determines the feasibility of  
209 dividing the operation of programs and resources of the state in  
210 support of housing and community development between the  
211 department and CHFA; (D) identifies strategies to increase the  
212 leverage of resources of the state used in furtherance of the purposes of  
213 CHFA; (E) identifies, if feasible, divisions and recommends a timetable  
214 and procedures for transferring resources and operations between the  
215 department and CHFA; and (F) recommends specific housing and  
216 community development objectives and administrative structures for  
217 the department and CHFA. In developing such plan, the department  
218 shall be the lead agency, in collaboration with CHFA, for research,  
219 planning and development of the plan and shall solicit community and  
220 regional input in the preparation of such plan in such a manner as will  
221 best help develop, clarify or further state policies for housing and  
222 community development. The commissioner shall submit a copy of the  
223 reorganization plan to the joint standing committees of the General  
224 Assembly having cognizance of matters relating to commerce and  
225 planning and development;

226 (2) Notwithstanding the provisions of the general statutes or any  
227 special act and with the approval of the Treasurer and the Secretary of  
228 the Office of Policy and Management, to transfer to CHFA: (A) Any  
229 revenues received by the department or the state in connection with  
230 any program or project of the department and the right to receive any  
231 such revenues; and (B) any loan assets or equity interests held by the  
232 department in connection with any program or project of the  
233 department; provided, no such transfer shall be approved by the  
234 Treasurer or the Secretary of the Office of Policy and Management if  
235 either determines that such transfer could adversely affect the tax-  
236 exempt status of any bonds of the state, the substantial interests of  
237 third parties, the financial budget of the state or other essential rights,  
238 interests or prerogatives of the state. The commissioner may impose

239 such conditions as he or she deems necessary or appropriate with  
240 respect to the use by CHFA of any revenues, rights, assets, interests or  
241 amounts transferred to it by the department under this subdivision,  
242 provided the commissioner may waive any requirement under this  
243 subdivision;

244 (3) To award to CHFA financial, technical or other assistance.  
245 Financial assistance awarded by the department to CHFA may take  
246 any of the following forms, subject to any conditions imposed by the  
247 department: (A) Grants; (B) loans; (C) guarantees; (D) contracts of  
248 insurance; and (E) investments. In addition, to the extent funds or  
249 resources are available to the department for such purposes, the  
250 commissioner may provide such further financial or other assistance to  
251 CHFA as the commissioner in his or her sole discretion deems  
252 appropriate for any of the purposes of CHFA; and

253 (4) To enter into such agreements with CHFA as may be appropriate  
254 for the purpose of performing its duties, which agreements may  
255 include, but shall not be limited to, provisions for the delivery of  
256 services by CHFA to third parties, provisions for payment by the  
257 department to CHFA for the delivery of such services, provisions for  
258 advances and reimbursements to the department for any expenses  
259 incurred or to be incurred by it in delivery of any services, assistance,  
260 revenues, rights, assets and interests and provisions for the sharing  
261 with CHFA of assistants, agents and other consultants, professionals  
262 and employees, and facilities and other real and personal property  
263 used in the conduct of the department's affairs.

264 Sec. 11. Subsection (b) of section 4a-60g of the general statutes is  
265 repealed and the following is substituted in lieu thereof (*Effective July*  
266 *1, 2013*):

267 (b) It is found and determined that there is a serious need to help  
268 small contractors, minority business enterprises, nonprofit  
269 organizations and individuals with disabilities to be considered for  
270 and awarded state contracts for the construction, reconstruction or  
271 rehabilitation of public buildings, the construction and maintenance of

272 highways and the purchase of goods and services. Accordingly, the  
273 necessity, in the public interest and for the public benefit and good, of  
274 the provisions of this section, sections 4a-60h to 4a-60j, inclusive, and  
275 sections 32-9i to 32-9p, inclusive, is declared as a matter of legislative  
276 determination. Notwithstanding any provisions of the general statutes  
277 to the contrary, and except as set forth herein, the head of each state  
278 agency and each political subdivision of the state other than a  
279 municipality shall set aside in each fiscal year, for award to small  
280 contractors, on the basis of competitive bidding procedures, contracts  
281 or portions of contracts for the construction, reconstruction or  
282 rehabilitation of public buildings, the construction and maintenance of  
283 highways and the purchase of goods and services. Eligibility of  
284 nonprofit corporations under the provisions of this section shall be  
285 limited to predevelopment contracts awarded by the Commissioner of  
286 [Economic and Community Development] Housing for housing  
287 projects. The total value of such contracts or portions thereof to be set  
288 aside by each such agency shall be at least twenty-five per cent of the  
289 total value of all contracts let by the head of such agency in each fiscal  
290 year, provided that neither: (1) A contract that may not be set aside  
291 due to a conflict with a federal law or regulation; or (2) a contract for  
292 any goods or services which have been determined by the  
293 Commissioner of Administrative Services to be not customarily  
294 available from or supplied by small contractors shall be included.  
295 Contracts or portions thereof having a value of not less than  
296 twenty-five per cent of the total value of all contracts or portions  
297 thereof to be set aside shall be reserved for awards to minority  
298 business enterprises.

299 Sec. 12. Subdivision (8) of subsection (a) of section 8-30g of the  
300 general statutes is repealed and the following is substituted in lieu  
301 thereof (*Effective July 1, 2013*):

302 (8) "Commissioner" means the Commissioner of [Economic and  
303 Community Development] Housing.

304 Sec. 13. Section 17b-2 of the general statutes is repealed and the

305 following is substituted in lieu thereof (*Effective July 1, 2013*):

306 The Department of Social Services is designated as the state agency  
307 for the administration of (1) the child care development block grant  
308 pursuant to the Child Care and Development Block Grant Act of 1990;  
309 (2) the Connecticut energy assistance program pursuant to the Low  
310 Income Home Energy Assistance Act of 1981; (3) programs for the  
311 elderly pursuant to the Older Americans Act; (4) the state plan for  
312 vocational rehabilitation services for the fiscal year ending June 30,  
313 1994; (5) the refugee assistance program pursuant to the Refugee Act of  
314 1980; (6) the legalization impact assistance grant program pursuant to  
315 the Immigration Reform and Control Act of 1986; (7) the temporary  
316 assistance for needy families program pursuant to the Personal  
317 Responsibility and Work Opportunity Reconciliation Act of 1996; (8)  
318 the Medicaid program pursuant to Title XIX of the Social Security Act;  
319 (9) the supplemental nutrition assistance program pursuant to the  
320 Food and Nutrition Act of 2008; (10) the state supplement to the  
321 Supplemental Security Income Program pursuant to the Social Security  
322 Act; (11) the state child support enforcement plan pursuant to Title IV-  
323 D of the Social Security Act; and (12) the state social services plan for  
324 the implementation of the social services block grants and community  
325 services block grants pursuant to the Social Security Act. [The  
326 Department of Social Services is designated a public housing agency  
327 for the purpose of administering the Section 8 existing certificate  
328 program and the housing voucher program pursuant to the Housing  
329 Act of 1937.]

330 Sec. 14. Section 8-37s of the general statutes is repealed and the  
331 following is substituted in lieu thereof (*Effective July 1, 2013*):

332 The Commissioner of [Economic and Community Development]  
333 Housing shall monitor the progress of the public and private sector  
334 toward meeting housing needs and shall collect and annually publish  
335 data on housing production in the state. In order to ensure a steady  
336 flow of information for the purposes of this section, all municipalities  
337 shall submit to the commissioner a copy of the monthly federal Bureau

338 of the Census report on building permits issued and public  
339 construction filed at the same time as such report is filed with the  
340 federal Bureau of the Census.

341 Sec. 15. Section 8-37t of the general statutes is repealed and the  
342 following is substituted in lieu thereof (*Effective July 1, 2013*):

343 The Commissioner of [Economic and Community Development]  
344 Housing, in consultation with the Connecticut Housing Finance  
345 Authority, shall prepare the state's consolidated plan for housing and  
346 community development in accordance with 24 CFR Part 91, as  
347 amended from time to time.

348 Sec. 16. Section 8-37u of the general statutes is repealed and the  
349 following is substituted in lieu thereof (*Effective July 1, 2013*):

350 (a) The Commissioner of [Economic and Community Development]  
351 Housing shall work with regional planning agencies, regional councils  
352 of elected officials, regional councils of governments, municipalities  
353 and municipal agencies, housing authorities and other appropriate  
354 agencies for the purpose of coordinating housing policy and housing  
355 activities, provided such coordination shall not be construed to restrict  
356 or diminish any power, right or authority granted to any municipality,  
357 agency, instrumentality, commission or any administrative or  
358 executive head thereof in accordance with the other provisions of the  
359 general statutes to proceed with any programs, projects or activities.

360 (b) The Commissioner of [Economic and Community Development]  
361 Housing shall coordinate on an ongoing basis the activities and  
362 programs of state agencies or quasi-state authorities which have a  
363 major impact on the cost, production or availability of housing,  
364 provided, such coordination shall not be construed to restrict or  
365 diminish any power, right or authority granted to any such agency or  
366 authority, or of any administrative or executive head thereof in  
367 accordance with the other provisions of the general statutes, to proceed  
368 with any programs, projects or activities, except as specifically  
369 provided in this section.

370 (c) In order to facilitate such coordination, the Connecticut Housing  
371 Finance Authority shall submit annually to the Commissioner of  
372 [Economic and Community Development] Housing a projected  
373 twelve-month operating plan. Said plan shall be prepared in a manner  
374 so as to be consistent with the state's consolidated plan for housing  
375 and community development prepared pursuant to section 8-37t, as  
376 amended by this act, as such plan is then in effect. Said plan shall  
377 include such matters as the authority determines are necessary and  
378 shall include, but not be limited to, production targets under each  
379 multifamily program of the authority, including targets for rental  
380 housing production for both elderly and nonelderly families in a  
381 proportion consistent with housing needs estimated pursuant to the  
382 state's consolidated plan for housing and community development;  
383 proposed new and expanded programs; proposed outreach activities  
384 to help serve areas of the state or segments of the population whose  
385 housing needs have been particularly underserved, and estimated  
386 level of subsidy needed to support the proposed level of production.  
387 The first such plan shall be submitted to the Commissioner of  
388 [Economic and Community Development] Housing prior to January 1,  
389 1981, and subsequent plans on each twelve-month anniversary thereof.

390 (d) In the event the commissioner determines that the Connecticut  
391 Housing Finance Authority has not complied with the requirements of  
392 subsection (c) of this section, [he] the commissioner shall file a report  
393 with the Secretary of the Office of Policy and Management setting  
394 forth the items of the plan which are inconsistent with the [five-year  
395 plan] consolidated plan for housing and community development and  
396 setting forth those recommendations which in [his] the commissioner's  
397 opinion would result in such plan being consistent with [the five-year]  
398 such plan. In the event that the Secretary of the Office of Policy and  
399 Management concurs with the Commissioner of [Economic and  
400 Community Development, he] Housing, said secretary shall convene a  
401 panel of the Commissioner of [Economic and Community  
402 Development] Housing, the chairman of the Connecticut Housing  
403 Finance Authority and the Secretary of the Office of Policy and  
404 Management, which panel shall resolve the inconsistencies. Nothing

405 contained in this section shall limit the right or obligation of the  
406 Connecticut Housing Finance Authority to comply with the provisions  
407 of or covenants contained in any contract with or for the benefit of the  
408 holders of any bonds, notes or other obligations evidencing  
409 indebtedness of such authority.

410 (e) The Connecticut Housing Finance Authority shall, to the  
411 maximum extent practical, conduct its business according to the plan  
412 approved by the commissioner.

413 (f) The Commissioner of [Economic and Community Development]  
414 Housing shall consult with the Commissioner of Agriculture with  
415 regard to the policies, activities, plans and programs specified in this  
416 section and the impact on and degree of protection provided to  
417 agricultural land by such policies, activities, plans and programs.

418 Sec. 17. Subsection (b) of section 8-37nnn of the general statutes is  
419 repealed and the following is substituted in lieu thereof (*Effective July*  
420 *1, 2013*):

421 (b) The council shall consist of the following members: (1) The  
422 Commissioners of Social Services, Mental Health and Addiction  
423 Services, Children and Families, Correction, [and] Economic and  
424 Community Development, Education and Developmental Services, or  
425 their designees; (2) the Secretary of the Office of Policy and  
426 Management, or his or her designee; (3) the executive director of the  
427 Partnership for Strong Communities, or his or her designee; (4) the  
428 executive director of the Connecticut Housing Coalition, or his or her  
429 designee; (5) the executive director of the Connecticut Coalition to End  
430 Homelessness, or his or her designee; (6) the executive director of the  
431 Connecticut Housing Finance Authority, or his or her designee; (7) one  
432 member, appointed by the members specified in subdivisions (1) to (6),  
433 inclusive, of this subsection, who shall be the president of the  
434 Connecticut chapter of the National Association of Housing and  
435 Redevelopment Officials, or his or her designee; (8) two members,  
436 appointed by the members specified in subdivisions (1) to (6),  
437 inclusive, of this subsection, who shall be tenants receiving state

438 housing assistance; and [(8)] (9) one member, appointed by the  
439 members specified in subdivisions (1) to (6), inclusive, of this  
440 subsection, who shall be a state resident eligible to receive state  
441 housing assistance. The Governor shall designate a member of the  
442 council to serve as chairperson.

443 Sec. 18. Section 8-37z of the general statutes is repealed and the  
444 following is substituted in lieu thereof (*Effective July 1, 2013*):

445 (a) The Commissioner of [Economic and Community Development]  
446 Housing shall ensure that the involuntary displacement of persons and  
447 families residing in any single-family or multifamily dwelling, which  
448 displacement occurs in connection with any housing or community  
449 development project [or] receiving state financial assistance under any  
450 program administered by the commissioner under the general statutes,  
451 is reduced to the minimum level consistent with achieving the  
452 objectives of such program. The Commissioner of Economic and  
453 Community Development shall ensure that the involuntary  
454 displacement of persons and families residing in any single-family or  
455 multi-family dwelling, which displacement occurs in connection with  
456 any economic development project receiving state financial assistance  
457 under any program administered by the commissioner under the  
458 general statutes, is reduced to the minimum level consistent with  
459 achieving the objectives of such program. The [commissioner]  
460 commissioners shall require, as a condition of any contract for state  
461 financial assistance under the provisions of any such program, that the  
462 project for which such financial assistance is provided (1) will not  
463 cause the temporary or permanent displacement of persons and  
464 families residing in any single-family or multifamily dwelling or (2)  
465 will cause only the minimum level of such displacement which cannot  
466 be avoided due to the nature of the project. The [commissioner]  
467 commissioners shall ensure that all steps necessary to provide any  
468 relocation assistance available under chapter 135 to persons and  
469 families unavoidably displaced as a result of any [state assisted] state-  
470 assisted housing or community development project or economic  
471 development project have been taken before granting final approval of

472 any financial assistance for such project.

473 (b) The Commissioner of [Economic and Community Development  
474 shall] Housing, in consultation with the Commissioner of Economic  
475 and Community Development, may adopt regulations, in accordance  
476 with the provisions of chapter 54, to carry out the purposes of this  
477 section.

478 Sec. 19. Section 8-37bb of the general statutes is repealed and the  
479 following is substituted in lieu thereof (*Effective July 1, 2013*):

480 (a) On or before December 31, [1991] 2013, and annually thereafter,  
481 each housing agency, except the Department of [Economic and  
482 Community Development] Housing, shall submit to the General  
483 Assembly a report, for the year ending the preceding September  
484 thirtieth, which analyzes by income group, households served by its  
485 housing construction, substantial rehabilitation, purchase and rental  
486 assistance programs. Each report [submitted after December 31, 1991,]  
487 shall analyze the households served under each program by race. The  
488 analysis shall provide information by housing development, if  
489 applicable, and by program. Each analysis shall include data for all  
490 households (1) entering an agency program during the year ending the  
491 preceding September thirtieth, and (2) in occupancy or receiving the  
492 benefits of an agency rental program the preceding September  
493 thirtieth. The report of the Connecticut Housing Finance Authority  
494 shall also identify, by census tract, the number of households served in  
495 each program and the total amount of financial assistance provided to  
496 such households. The provisions of this section shall not be construed  
497 to preclude a housing agency from reporting additional information  
498 on programs it administers. Each report submitted under this section  
499 shall also analyze the efforts, and the results of such efforts, of each  
500 agency in promoting fair housing choice and racial and economic  
501 integration. The provisions of this section shall not be construed to  
502 require an occupant or applicant to disclose his race on an application  
503 or survey form.

504 (b) Each report submitted under this section shall also document the

505 efforts of the agency in promoting fair housing choice and racial and  
506 economic integration and shall include data on the racial composition  
507 of the occupants and persons on the waiting list of each housing  
508 project which is assisted under any housing program established by  
509 the general statutes or special act or which is supervised by the agency.  
510 The provisions of this subsection shall not be construed to require  
511 disclosure of such information by any occupant or person on a waiting  
512 list.

513 (c) [On and after October 1, 1996, the] The report shall be submitted  
514 to the joint standing committee of the General Assembly having  
515 cognizance of matters relating to housing and, upon request, to any  
516 member of the General Assembly. A summary of the report shall be  
517 submitted to each member of the General Assembly if the summary is  
518 two pages or less and a notification of the report shall be submitted to  
519 each member if the summary is more than two pages. Submission shall  
520 be by mailing the report, summary or notification to the legislative  
521 address of each member of the committee or the General Assembly, as  
522 applicable.

523 Sec. 20. Section 8-37ff of the general statutes is repealed and the  
524 following is substituted in lieu thereof (*Effective July 1, 2013*):

525 [Not later than July 1, 2006, the] The Department of [Economic and  
526 Community Development] Housing shall develop and maintain a  
527 comprehensive inventory of all assisted housing, as defined in section  
528 8-30g, as amended by this act, in the state. The inventory shall identify  
529 all existing assisted rental units by type and funding source, and  
530 include, but not be limited to, information on tenant eligibility, rents  
531 charged, available subsidies, occupancy and vacancy rates, waiting  
532 lists and accessibility features. In order to assist the department in the  
533 completion of the inventory, all owners of such housing units, both  
534 public and private, shall report accessible housing units to the  
535 database established and maintained under section 8-119x.

536 Sec. 21. Section 8-37kk of the general statutes is repealed and the  
537 following is substituted in lieu thereof (*Effective July 1, 2013*):

538 The Department of Economic and Community Development, the  
539 Department of Housing and the Connecticut Housing Finance  
540 Authority shall give preference to loans for energy efficient projects in  
541 all grant and loan programs.

542 Sec. 22. Section 8-371l of the general statutes is repealed and the  
543 following is substituted in lieu thereof (*Effective July 1, 2013*):

544 (a) No state financial assistance shall be provided by the  
545 Commissioner of Housing for any housing or community  
546 development project or by the Commissioner of Economic and  
547 Community Development for any economic development project  
548 [shall be provided by the Commissioner of Economic and Community  
549 Development] under any program administered by [the commissioner]  
550 such commissioners unless the commissioner responsible for  
551 administering the program has first approved a residential  
552 antidisplacement and relocation assistance plan submitted under  
553 subsection (b) of this section by the applicant seeking such financial  
554 assistance. The Commissioner of Economic and Community  
555 Development shall ensure that any such plan is properly implemented  
556 for each project for which a plan is submitted.

557 (b) Any applicant seeking state financial assistance for any housing  
558 or community development project under any program administered  
559 by the Commissioner of Housing or economic development project  
560 under any program administered by the Commissioner of Economic  
561 and Community Development shall submit a residential  
562 antidisplacement and relocation assistance plan to the commissioner  
563 responsible for administering the program as part of the application  
564 for such financial assistance. The plan shall demonstrate that the  
565 project for which financial assistance is applied for will not cause the  
566 temporary or permanent displacement of persons and families  
567 residing in any single-family or multifamily residential dwelling or, if  
568 such displacement will result, that such project will cause no more  
569 displacement than is necessary to accomplish the project. If occupiable  
570 dwelling units are destroyed as a result of the project or displacement

571 of low and moderate income households will result from the project,  
572 the plan shall further demonstrate that: (1) The applicant shall provide  
573 comparable replacement dwellings within the same municipality for  
574 the same number of occupants as could have been housed in the  
575 occupied and vacant occupiable residential dwellings that will be  
576 demolished or converted to a use other than housing for low and  
577 moderate income persons and families as a result of the project; (2)  
578 such replacement dwellings shall be designed to remain affordable to  
579 low and moderate income persons and families for ten years; (3)  
580 relocation assistance benefits shall be provided pursuant to chapter 135  
581 for all persons displaced as a result of the project; and (4) displaced  
582 persons, to the extent practicable, who wish to remain in the same  
583 neighborhood shall be relocated within such neighborhood. As used in  
584 this subsection, "low and moderate income persons and families"  
585 means persons, families or households whose annual income is less  
586 than or equal to eighty per cent of the area median income for the area  
587 of the state in which they live, as determined by the United States  
588 Department of Housing and Urban Development. An applicant shall  
589 be deemed to have met the replacement requirements of this section by  
590 rehabilitation of vacant, unoccupiable units.

591 (c) The Commissioner of Economic and Community Development  
592 or the Commissioner of Housing may exempt an applicant from the  
593 provisions of this section upon determination that:

594 (1) Based on objective data, there is available in the area an adequate  
595 supply of habitable affordable housing for the full range of low and  
596 moderate income persons, or

597 (2) The project will dedicate at least as much total floor space to  
598 housing for low and moderate income persons and families as was  
599 contained in all the dwelling units being replaced, whether occupied  
600 or vacant, and either (A) the project will not permanently displace any  
601 person or family or (B) all of the following: (i) The sizes and purposes  
602 of the dwelling units in the project are at least as needed as the sizes  
603 and purposes of the dwelling units to be replaced; (ii) the number of

604 very low income persons to be served in the project is not less than the  
605 number of very low income persons served by the structure to be  
606 replaced, and (iii) the persons and families to be displaced by the  
607 project will be relocated to permanent housing and will receive  
608 relocation assistance pursuant to chapter 135. As used in this  
609 subsection, "very low income persons" means persons whose annual  
610 income is less than or equal to fifty per cent of the area median income  
611 for the area of the state in which they live, as determined by the United  
612 States Department of Housing and Urban Development.

613 (d) The Commissioner of Economic and Community Development  
614 [shall] and the Commissioner of Housing may adopt regulations, in  
615 accordance with the provisions of chapter 54, to carry out the purposes  
616 of this section. Such regulations shall define the objective data used  
617 under subdivision (1) of subsection (c) of this section to determine  
618 whether there is an adequate supply of habitable affordable housing  
619 for the full range of low and moderate income persons and families  
620 residing in the area.

621 Sec. 23. Section 8-37yy of the general statutes is repealed and the  
622 following is substituted in lieu thereof (*Effective July 1, 2013*):

623 (a) The Department of [Economic and Community Development]  
624 Housing shall, in consultation with the State-Assisted Housing  
625 Sustainability Advisory Committee, established pursuant to section 8-  
626 37zz, establish and maintain the State-Assisted Housing Sustainability  
627 Fund for the purpose of the preservation of eligible housing. The  
628 moneys of the fund shall be available to the department to provide  
629 financial assistance to the owners of eligible housing for the  
630 maintenance, repair, rehabilitation, and modernization of eligible  
631 housing and for other activities consistent with preservation of eligible  
632 housing, including, but not limited to, (1) emergency repairs to abate  
633 actual or imminent emergency conditions that would result in the loss  
634 of habitable housing units, (2) major system repairs or upgrades,  
635 including, but not limited to, repairs or upgrades to roofs, windows,  
636 mechanical systems and security, (3) reduction of vacant units, (4)

637 remediation or abatement of hazardous materials, including lead, (5)  
638 increases in development mobility and sensory impaired accessibility  
639 in units, common areas and accessible routes, (6) relocation costs and  
640 alternative housing for not more than sixty days, necessary because of  
641 the failure of a major building system, and (7) a comprehensive  
642 physical needs assessment. Financial assistance shall be awarded to  
643 applicants consistent with standards and criteria adopted in  
644 consultation with the joint standing committee of the General  
645 Assembly having cognizance of matters relating to housing.

646 (b) In each of the fiscal years ending June 30, 2008, and June 30,  
647 2009, the department may expend not more than seven hundred fifty  
648 thousand dollars from the fund for reasonable administrative costs  
649 related to the operation of the fund, including the expenses of the  
650 State-Assisted Housing Sustainability Advisory Committee, the  
651 development of analytic tools and research concerning the capital and  
652 operating needs of eligible housing for the purpose of advising the  
653 General Assembly on policy regarding eligible housing and the study  
654 required by section 107 of public act 07-4 of the June special session.  
655 Thereafter, the department shall prepare an administrative budget.

656 (c) The department may adopt regulations, in accordance with  
657 chapter 54, to implement the provisions of this section and sections 8-  
658 37xx, 8-37zz and 8-37aaa. Such regulations shall establish guidelines  
659 for grants and loans, and a process for certifying an emergency  
660 condition in not more than forty-eight hours and for committing  
661 emergency funds, including costs of resident relocation, if necessary,  
662 not more than five business days after application by the owner of  
663 eligible housing for emergency repair financial assistance.

664 (d) In reviewing applications and providing financial assistance  
665 under this section, the department, in consultation with the joint  
666 standing committee of the General Assembly having cognizance of  
667 matters relating to housing, shall consider the long-term viability of  
668 the eligible housing and the likelihood that financial assistance will  
669 assure such long-term viability. As used in this section, "viability"

670 includes, but is not limited to, continuous habitability and adequate  
671 operating cash flow to maintain the existing physical plant and any  
672 capital improvements and to provide basic services required under the  
673 lease and otherwise required by local codes and ordinances.

674 (e) [On or before February 1, 2009, and annually thereafter,]  
675 Annually, on or before February 1, the department shall submit a  
676 report on the operation of the fund, for the previous calendar year, to  
677 the General Assembly, in accordance with section 32-1m, as amended  
678 by this act. The report shall include an analysis of the distribution of  
679 funds and an evaluation of the performance of said fund and may  
680 include recommendations for modification to the program.

681 Sec. 24. Section 8-64a of the general statutes is repealed and the  
682 following is substituted in lieu thereof (*Effective July 1, 2013*):

683 No housing authority which receives or has received any state  
684 financial assistance may sell, lease, transfer or destroy, or contract to  
685 sell, lease, transfer or destroy, any housing project or portion thereof in  
686 any case where such project or portion thereof would no longer be  
687 available for the purpose of low or moderate income rental housing as  
688 a result of such sale, lease, transfer or destruction, except the  
689 Commissioner of [Economic and Community Development] Housing  
690 may grant written approval for the sale, lease, transfer or destruction  
691 of a housing project if the commissioner finds, after a public hearing,  
692 that (1) the sale, lease, transfer or destruction is in the best interest of  
693 the state and the municipality in which the project is located, (2) an  
694 adequate supply of low or moderate income rental housing exists in  
695 the municipality in which the project is located, (3) the housing  
696 authority has developed a plan for the sale, lease, transfer or  
697 destruction of such project in consultation with the residents of such  
698 project and representatives of the municipality in which such project is  
699 situated and has made adequate provision for said residents' and  
700 representatives' participation in such plan, and (4) any person who is  
701 displaced as a result of the sale, lease, transfer or destruction will be  
702 relocated to a comparable dwelling unit of public or subsidized

703 housing in the same municipality or will receive a tenant-based rental  
704 subsidy and will receive relocation assistance under chapter 135. The  
705 commissioner shall consider the extent to which the housing units  
706 which are to be sold, leased, transferred or destroyed will be replaced  
707 in ways which may include, but need not be limited to, newly  
708 constructed housing, rehabilitation of housing which is abandoned or  
709 has been vacant for at least one year, or new federal, state or local  
710 tenant-based or project-based rental subsidies. The commissioner shall  
711 give the residents of the housing project or portion thereof which is to  
712 be sold, leased, transferred or destroyed written notice of said public  
713 hearing by first class mail not less than ninety days before the date of  
714 the hearing. Said written approval shall contain a statement of facts  
715 supporting the findings of the commissioner. This section shall not  
716 apply to the sale, lease, transfer or destruction of a housing project  
717 pursuant to the terms of any contract entered into before June 3, 1988.  
718 The commissioner shall not impose a one-for-one replacement  
719 requirement on King Court in East Hartford. This section shall not  
720 apply to phase I of Father Panik Village in Bridgeport, Elm Haven in  
721 New Haven, [Pequonock] Pequonock Gardens Project in Bridgeport,  
722 Evergreen Apartments in Bridgeport, Quinnipiac Terrace/Riverview  
723 in New Haven, Dutch Point in Hartford, Southfield Village in  
724 Stamford and, upon approval by the United States Department of  
725 Housing and Urban Development of a HOPE VI revitalization  
726 application and a revitalization plan that includes at least the one-for-  
727 one replacement of low and moderate income units, Fairfield Court in  
728 Stamford.

729 Sec. 25. Subsection (b) of section 8-68c of the general statutes is  
730 repealed and the following is substituted in lieu thereof (*Effective July*  
731 *1, 2013*):

732 (b) [On and after July 1, 2006, any] Any owner of multifamily rental  
733 housing for persons and families of low and moderate income, that is  
734 assisted pursuant to a contract, mortgage, or mortgage insured under  
735 any covered program shall, not later than one year prior to the  
736 expiration or planned or proposed termination of any subsidy for the

737 development, sale, transfer of title, lease of the development,  
738 prepayment of any such contract or mortgage, or maturity of such  
739 mortgage, if any such action will result in the cessation or reduction of  
740 the financial assistance or regulatory requirements designed to make  
741 the assisted units affordable to low and moderate income households,  
742 provide written notice of such action to the Commissioner of  
743 [Economic and Community Development] Housing, the chief  
744 executive officer of the municipality in which such housing is located  
745 and to all tenants residing in such housing. Nothing in this section  
746 shall be construed to limit the contractual rights or the ability of such  
747 owner to prepay any such mortgage or to interfere with any existing  
748 contract. Not later than ten business days after receipt of any notice,  
749 the Commissioner of [Economic and Community Development]  
750 Housing shall cause such notice to be posted on the web site of the  
751 department. Such notice shall also be made available electronically to  
752 those persons who have provided the commissioner with a written  
753 request to receive such notices along with a current electronic mail  
754 address.

755 Sec. 26. Section 8-76 of the general statutes is repealed and the  
756 following is substituted in lieu thereof (*Effective July 1, 2013*):

757 Upon the determination by the Commissioner of [Economic and  
758 Community Development] Housing of the termination of the acute  
759 shortage of moderate rental housing in the locality or upon the  
760 determination by the Commissioner of [Economic and Community  
761 Development] Housing and the developer owning a moderate rental  
762 housing project that it is in the best interest of the state and such  
763 developer, such project or any part thereof may be sold by the  
764 developer upon terms and conditions approved by the Commissioner  
765 of [Economic and Community Development] Housing.

766 (a) Such project or any part of such project sufficiently separable  
767 from other property retained by the developer, unless the developer  
768 deems it advisable to sell such project as individual one-family or two-  
769 family dwelling units, shall be sold, in accordance with regulations

770 adopted by said commissioner which shall establish the order of  
771 priorities among the following eligible purchasers: A cooperative or  
772 condominium association, membership in which is open to any tenants  
773 of the project or part of the project to be sold, the United States  
774 Department of Housing and Urban Development or a private sponsor,  
775 provided any such purchaser shall agree to use such project for  
776 purposes of housing for persons or families of moderate income for as  
777 long as a need for such housing continues to exist, as determined by  
778 said commissioner, and provided further no tenant occupying a  
779 dwelling unit of the project at the time of sale shall be evicted except  
780 for cause.

781 (b) In the sale of a one-family or two-family dwelling unit in a  
782 project, or of shares in a cooperative or condominium association  
783 purchasing a project or part of a project, preference shall be given to  
784 buyers in accordance with the following schedule: (1) First preference  
785 shall go to persons who are tenants of the project at the time of sale  
786 and whose incomes are below the levels for continued occupancy in  
787 the project; (2) second preference shall go to persons who are tenants  
788 of the project at the time of sale other than those tenants specified in  
789 subdivision (1) of this subsection; (3) third preference shall go to  
790 applicants who are residents of the community on the waiting list for  
791 admission to moderate rental housing projects in the community and  
792 whose incomes are below the maximum limits for admission to such  
793 moderate rental housing projects; (4) fourth preference shall go to  
794 veterans who are residents of the community and whose incomes are  
795 below the maximum limits for admission to occupancy of such  
796 moderate rental housing projects in the community; (5) fifth preference  
797 shall be given to other residents of the municipality, including  
798 occupants of publicly-assisted housing projects whose incomes are  
799 below the levels for continued occupancy in moderate rental housing  
800 projects in the community. No sale or lease of one-family or two-  
801 family dwelling units, or of a share in a cooperative or condominium  
802 association owning a housing project, originally purchased from the  
803 authority according to this section, shall be made to any person who  
804 does not meet the qualifications of one or more of the above categories

805 without the approval of the Commissioner of [Economic and  
806 Community Development] Housing and any deed conveying such  
807 dwelling units or housing project shall state this restriction, which  
808 shall run with the land until released by written instrument in  
809 recordable form executed by said commissioner, and which may be  
810 enforced by said commissioner.

811 (c) The purchase price of a project or any part thereof may be  
812 payable by a purchase money note only when the cost of the project  
813 was financed with a loan or deferred loan by the state. Each purchase  
814 money note shall provide for its complete amortization by periodic  
815 payments within a period not exceeding forty-one years from its date,  
816 shall bear interest at a rate to be determined by the State Bond  
817 Commission and shall be secured by a first mortgage on the dwelling  
818 unit purchased, provided when the sale is to a tenant of the project or  
819 to a cooperative or condominium association, membership in which is  
820 open to any tenants of the project or part of the project to be sold, the  
821 commissioner may set an interest rate on such purchase money note  
822 commensurate with the amount by which the income of any such  
823 individual tenant purchaser or of any tenant member of a cooperative  
824 or condominium association exceeds the maximum limits permitted  
825 for continued occupancy of such project, but in no case shall such  
826 interest rate be set below the minimum determined by the State Bond  
827 Commission.

828 (d) In the event that the original purchaser of a one-family or two-  
829 family dwelling unit sells, assigns, transfers or otherwise conveys any  
830 interest in such unit, the entire unpaid principal balance of the note,  
831 with interest thereon, shall become due and payable. In the event that  
832 the original purchaser of a one-family or two-family dwelling unit  
833 ceases to occupy said unit, the entire unpaid principal balance of any  
834 loan, made pursuant to this section on and after April 9, 1976, with  
835 interest thereon, may become due and payable at the discretion of the  
836 commissioner. If such sale, assignment, transfer or conveyance takes  
837 place within seven years of the original purchase, the state, acting by  
838 and in the discretion of the commissioner, may recapture a portion of

839 the assistance it provided to finance the purchase of the unit, to be  
840 determined as follows: The original purchaser shall pay to the state an  
841 amount equal to the sum of (1) additional interest representing the  
842 difference between the actual interest paid by the original purchaser  
843 on the permanent mortgage loan and the interest that the original  
844 purchaser would have paid had the terms of the mortgage loan  
845 required interest at a rate of eight per cent per annum, from the date of  
846 execution of the mortgage loan to the date of prepayment of the  
847 mortgage loan; and (2) fifty per cent of the net appreciation if the unit  
848 is resold in the first, second or third year, thirty per cent of the net  
849 appreciation if the unit is resold in the fourth or fifth year and twenty  
850 per cent of the net appreciation if the unit is resold in the sixth or  
851 seventh year following the original purchase. Notwithstanding the  
852 provisions contained in this subsection, the total amount of such  
853 recapture shall not exceed the net gain realized upon the resale of the  
854 unit. Permanent mortgage documents provided to original purchasers  
855 on and after July 1, 1987, shall contain provisions necessary to fulfill  
856 the requirements of this subsection.

857 (e) The proceeds of any sale of any project, or of any part thereof,  
858 the cost of which was financed with a loan or deferred loan by the state  
859 to a housing authority, after payment of all necessary expenses  
860 incident to such sale, shall be applied to liquidate the outstanding  
861 balance of such loan or deferred loan. To this end, the authority shall  
862 endorse each purchase money note received by the authority in  
863 payment of the purchase price to the order of the state without  
864 recourse and shall deliver such note, together with a duly executed  
865 assignment of the mortgage securing the same, to the Commissioner of  
866 [Economic and Community Development] Housing, and the State  
867 Treasurer shall credit the face amount of such note as having been paid  
868 upon such loan. If the proceeds of the sale of such project or of any  
869 part thereof, including as such proceeds the face amount of any  
870 purchase money note received by an authority and endorsed and  
871 delivered by it to the Commissioner of [Economic and Community  
872 Development] Housing, as aforesaid, are more than sufficient to  
873 liquidate the outstanding balance of such loan, such proceeds shall be

874 applied toward the outstanding balance, if any, on any loan or  
875 deferred loan made pursuant to this part on any other project owned  
876 and operated by such authority. If any balance remains after all such  
877 loans or deferred loans have been liquidated, an amount equal to one-  
878 half of any balance remaining shall be retained by or paid over to the  
879 state and an amount equal to the remaining one-half of such balance  
880 shall be retained by or paid over to the authority for payment by it to  
881 the municipality in which the project is located. The proceeds of the  
882 sale of any project the cost of which was financed by notes or bonds  
883 issued by the authority and guaranteed by the state, or of any part  
884 thereof, after payment of all necessary expenses incident to such sale,  
885 shall be applied so far as practicable to the redemption of all such  
886 outstanding notes or bonds. If such proceeds are more than sufficient  
887 to redeem all such outstanding notes and bonds, one-half of any  
888 balance remaining shall be paid over to the state and the remaining  
889 one-half of such balance shall be paid over to the authority for  
890 payment by it to the municipality in which the project is located. If  
891 such proceeds are insufficient for complete redemption of such notes  
892 and bonds, any balance remaining after redemption of the largest  
893 possible amount thereof shall be paid over to the state. No such sales  
894 shall affect the obligation of the authority upon such notes or bonds or  
895 the obligation of the state on its guarantee thereof. The proceeds of the  
896 sale of any project, or any part thereof, the cost of which was financed,  
897 wholly or partially, by a grant, after payment of all necessary expenses  
898 incident to such sale, shall first be used for the repayment of such grant  
899 to the state.

900 (f) The proceeds of any sale of any project, or of any part thereof, the  
901 cost of which was financed with a loan or deferred loan by the state to  
902 a nonprofit corporation, after payment of all necessary expenses  
903 incident to such sale, shall be applied to liquidate the outstanding  
904 balance of such loan or deferred loan. To this end, the nonprofit  
905 corporation shall endorse each purchase money note received by the  
906 nonprofit corporation in payment of the purchase price to the order of  
907 the state without recourse and shall deliver such note, together with a  
908 duly executed assignment of the mortgage securing the same, to the

909 Commissioner of [Economic and Community Development] Housing,  
910 and the State Treasurer shall credit the face amount of such note as  
911 having been paid upon such loan or deferred loan. If any balance  
912 remains after the loan or deferred loan has been liquidated, such  
913 balance shall be paid over to the state for deposit to the credit of the  
914 General Fund. The proceeds of the sale of any project, or any part  
915 thereof, the cost of which was financed, wholly or partially, by a grant,  
916 after payment of all necessary expenses incident to such sale, shall first  
917 be used for the repayment of such grant to the state. If any balance  
918 remains after the grant has been repaid, such balance shall be paid  
919 over to the state for deposit to the credit of the General Fund.

920 Sec. 27. Section 8-119f of the general statutes is repealed and the  
921 following is substituted in lieu thereof (*Effective July 1, 2013*):

922 The Commissioner of [Economic and Community Development]  
923 Housing shall design, implement, operate and monitor a program of  
924 congregate housing. For the purpose of this program, the  
925 Commissioner of [Economic and Community Development] Housing  
926 shall consult with the Commissioner [of Social Services] on Aging for  
927 the provision of services for the physically disabled in order to comply  
928 with the requirements of section 29-271.

929 Sec. 28. Section 8-119n of the general statutes is repealed and the  
930 following is substituted in lieu thereof (*Effective July 1, 2013*):

931 (a) The Commissioner of [Economic and Community Development]  
932 Housing shall [establish] maintain a pilot program in the congregate  
933 housing facility existing in the town of Norwich [on July 1, 1997,] to  
934 provide assisted living services for the frail elderly. Such assisted  
935 living services shall include, but not be limited to, routine nursing  
936 services and assistance with activities of daily living. Such congregate  
937 housing facility shall contract with an assisted living services agency,  
938 as defined in section 19a-490. The commissioner may provide technical  
939 assistance and shall provide financial assistance in the form of grants-  
940 in-aid for such pilot program. For purposes of this section, "frail  
941 elderly" means elderly persons who have temporary or periodic

942 difficulties with one or more essential activities of daily living, as  
943 determined by the commissioner.

944 [(b) Not later than January 1, 1999, the manager of the congregate  
945 housing facility in the town of Norwich in which said pilot program is  
946 operated, shall submit a report to the select committee of the General  
947 Assembly having cognizance of matters relating to aging, and to the  
948 joint standing committees of the General Assembly having cognizance  
949 of matters relating to human services and appropriations. Said report  
950 shall analyze the strengths and shortcomings of the pilot program and  
951 shall include data on (1) the number of clients served by the program,  
952 (2) the number and type of services offered under the program, and (3)  
953 the monthly cost per client under the program.]

954 [(c)] (b) The Commissioner of [Economic and Community  
955 Development] Housing may adopt regulations, in accordance with the  
956 provisions of chapter 54, to carry out the purposes of this section.

957 Sec. 29. Section 8-119t of the general statutes is repealed and the  
958 following is substituted in lieu thereof (*Effective July 1, 2013*):

959 (a) The Commissioner of [Economic and Community Development]  
960 Housing shall encourage the development of independent living  
961 opportunities for low and moderate income handicapped and  
962 developmentally disabled persons by making grants-in-aid, within  
963 available appropriations, to state-wide, private, nonprofit housing  
964 development corporations which are organized and operating for the  
965 purpose of expanding independent living opportunities for such  
966 persons. Such grants-in-aid shall be used to facilitate the development  
967 of small, noninstitutionalized living units for such persons, through  
968 programs including, but not limited to, preproject development,  
969 receipt of federal funds, site acquisition and architectural review. For  
970 the purposes of this part, "handicapped and developmentally disabled  
971 persons" means any persons who are physically or mentally  
972 handicapped, including, but not limited to, persons with autism,  
973 persons with intellectual disability or persons who are physically  
974 disabled or sensory impaired.

975 (b) The Commissioner of [Economic and Community Development  
976 shall] Housing may adopt regulations, in accordance with chapter 54,  
977 to carry out the purposes of this section.

978 Sec. 30. Section 8-119kk of the general statutes is repealed and the  
979 following is substituted in lieu thereof (*Effective July 1, 2013*):

980 (a) [On and after July 1, 1997, the] The Commissioner of [Economic  
981 and Community Development] Housing shall implement and  
982 administer a program of rental assistance for elderly persons who  
983 reside in state-assisted rental housing for the elderly.

984 (b) Housing eligible for use in the program shall comply with  
985 applicable state and local health, housing, building and safety codes.

986 (c) In addition to rental assistance certificates made available to  
987 qualified tenants, to be used in eligible housing which such tenants are  
988 able to locate, the program may include housing support in which  
989 rental assistance for tenants is linked to participation by the property  
990 owner in other municipal, state or federal housing repair,  
991 rehabilitation or financing programs. The commissioner shall use  
992 rental assistance under this section to encourage the preservation of  
993 existing housing and the revitalization of neighborhoods or the  
994 creation of additional rental housing.

995 (d) The commissioner shall administer the program under this  
996 section to promote housing choice for certificate holders and  
997 encourage diversity of residents. The commissioner shall establish  
998 maximum rent levels for each municipality in a manner that promotes  
999 the use of the program in all municipalities. Any certificate issued  
1000 pursuant to this section may be used for housing in any municipality  
1001 in the state. The commissioner shall inform certificate holders that a  
1002 certificate may be used in any municipality and, to the extent  
1003 practicable, the commissioner shall assist certificate holders in finding  
1004 housing in the municipality of their choice.

1005 (e) Nothing in this section shall give any person a right to continued

1006 receipt of rental assistance at any time that the program is not funded.

1007 (f) Whenever an individual who qualifies for rental assistance  
1008 pursuant to this section moves into congregate housing, as defined in  
1009 section 8-119e, the Commissioner of [Economic and Community  
1010 Development] Housing shall calculate the rental assistance for such  
1011 individual to include the entire period of his occupancy in the  
1012 congregate housing facility, regardless of the rental-assistance status of  
1013 any former congregate housing occupant.

1014 (g) The commissioner shall adopt regulations in accordance with the  
1015 provisions of chapter 54 to carry out the purposes of this section. The  
1016 regulations shall establish maximum income eligibility guidelines for  
1017 such rental assistance and criteria for determining the amount of rental  
1018 assistance which shall be provided to elderly persons, provided [,  
1019 effective July 1, 1997,] the amount of assistance for elderly persons who  
1020 are certificate holders shall be the difference between thirty per cent of  
1021 their adjusted gross income, less a utility allowance, and the base rent.  
1022 [The commissioner may administer the program under this section  
1023 pursuant to regulations adopted pursuant to section 17b-812 which are  
1024 in effect on July 1, 1997.]

1025 Sec. 31. Section 8-119ll of the general statutes is repealed and the  
1026 following is substituted in lieu thereof (*Effective July 1, 2013*):

1027 Annually, the Department of [Economic and Community  
1028 Development] Housing in consultation with the Connecticut Housing  
1029 Finance Authority shall conduct a comprehensive assessment of  
1030 current and future needs for rental assistance under section 8-119kk, as  
1031 amended by this act, for housing projects for the state's elderly and  
1032 disabled. [Not later than April 1, 2006, the results of the first such  
1033 analysis shall be presented to the joint standing committee of the  
1034 General Assembly having cognizance of matters relating to housing, in  
1035 accordance with section 11-4a. Any analyses submitted after April 1,  
1036 2006,] Such analyses shall be incorporated into the report required  
1037 pursuant to section [32-1m] 56 of this act.

1038 Sec. 32. Section 8-214d of the general statutes is repealed and the  
1039 following is substituted in lieu thereof (*Effective July 1, 2013*):

1040 (a) The state, acting by and in the discretion of the Commissioner of  
1041 [Economic and Community Development] Housing, may contract with  
1042 a nonprofit corporation for state financial assistance in the form of a  
1043 state grant-in-aid, loan or deferred loan to such corporation on such  
1044 terms and conditions as the commissioner may prescribe. Such grant-  
1045 in-aid, loan or deferred loan shall be used by such corporation to  
1046 acquire, hold and manage real property for the purpose of providing  
1047 for existing and future housing needs of very low, low and moderate  
1048 income families. In the case of a deferred loan, the contract shall  
1049 require that payments on interest are due currently but that payments  
1050 on principal may be made at a later time. The commissioner may  
1051 prescribe the terms and conditions by which real property acquired  
1052 under this section shall be either held for the existing and future  
1053 housing needs of very low, low and moderate income families or  
1054 placed in a community land trust, except that such terms and  
1055 conditions, in the discretion of the commissioner and with the  
1056 approval of the State Bond Commission, may be subordinated in the  
1057 case of a subsequent first mortgage or a requirement of a governmental  
1058 program relating to such real property. Ancillary housing-related  
1059 services may be located on such real property. The commissioner shall  
1060 give notice of an application for financial assistance under this section  
1061 which would complete a partially constructed housing development to  
1062 the chief executive official of the municipality in which the real  
1063 property is located. A nonprofit corporation holding title to such real  
1064 property, with or without structures, may lease such real property to  
1065 very low, low and moderate income families, limited equity  
1066 cooperatives or other corporations, provided that the terms of any  
1067 such lease shall require that such real property be developed and used  
1068 solely for the purpose of housing for very low, low and moderate  
1069 income families. The lessee may hold title to any building or  
1070 improvement situated on real property acquired with financial  
1071 assistance made under this section, provided the nonprofit corporation  
1072 holding title to such real property shall have first option to purchase

1073 any building or improvement that the lessee may place on such real  
1074 property at a below-market price set forth in such lease. The legitimate  
1075 heirs of any such lessee shall have the right under such lease to assume  
1076 the lease upon the death of such lessee if the lessee is a natural person  
1077 and if such heirs agree to make the leased premises their principal  
1078 residence.

1079 (b) A nonprofit corporation holding title to real property acquired  
1080 with state financial assistance made under this section may convey title  
1081 to structures and improvements situated upon such real property to  
1082 very low, low and moderate income families, limited equity  
1083 cooperatives or other corporations, provided (1) the terms and  
1084 conditions of any instrument conveying such title requires that such  
1085 structures and improvements be developed and used solely for the  
1086 purpose of housing for very low, low or moderate income families,  
1087 except that such terms and conditions, in the discretion of the  
1088 commissioner and with the approval of the State Bond Commission,  
1089 may be subordinated in the case of a subsequent first mortgage or a  
1090 requirement of a governmental program relating to such real property,  
1091 (2) the nonprofit corporation retains title to the real property upon  
1092 which such structures and improvements are situated, and (3) the  
1093 nonprofit corporation shall have first option to purchase any structures  
1094 and improvements transferred at a below-market price agreed to at the  
1095 time of such transfer. A nonprofit corporation holding title to real  
1096 property acquired with state financial assistance made under this  
1097 section for which a declaration of condominium has been filed may  
1098 transfer the units in such condominium to (A) another eligible  
1099 nonprofit corporation as determined by the commissioner, or (B) very  
1100 low, low or moderate income families in accordance with chapter 828,  
1101 subject to deed restrictions, acceptable to the commissioner, requiring  
1102 that the units be used solely for the purpose of housing for very low,  
1103 low and moderate income families, provided in the case of a transfer  
1104 under subparagraph (B) of this subdivision, the original nonprofit  
1105 corporation shall have first option to purchase the unit at a below-  
1106 market price agreed to at the time of acquisition of the unit by the  
1107 family.

1108 (c) A nonprofit corporation existing on or after October 1, 1991, and  
1109 holding title to real property acquired with state financial assistance  
1110 made under this section may convey title to such real property, with  
1111 the approval of the commissioner, to a community land trust  
1112 corporation. A nonprofit corporation holding title to real property  
1113 which has been acquired with state financial assistance under this  
1114 section for the existing and future needs of very low, low or moderate  
1115 income families, may, with the approval of the commissioner, convey  
1116 title to such real property to another nonprofit corporation.

1117 (d) A nonprofit corporation existing on or after October 1, 1991, and  
1118 holding title to real property acquired with state financial assistance  
1119 made under this section, may lease such real property, with the  
1120 approval of the commissioner, to a partnership, as defined in section  
1121 34-301, or a limited partnership, as defined in section 34-9, provided  
1122 the nonprofit corporation has a material role in such partnership or  
1123 limited partnership. The terms of any such lease shall require that such  
1124 real property be developed and used solely for the purpose of housing  
1125 for very low, low and moderate income families. The lessee may hold  
1126 title to any building or improvement situated on real property  
1127 acquired with financial assistance made under this section, provided  
1128 the nonprofit corporation holding title to such real property shall have  
1129 first option to purchase any building or improvement that the lessee  
1130 may place on such real property at a below-market price set forth in  
1131 the lease.

1132 (e) If a nonprofit corporation fails to develop the project in  
1133 accordance with the development plan for the project and title to the  
1134 land or interests in land acquired with state financial assistance under  
1135 this section vests in the state pursuant to a default, foreclosure action,  
1136 deed-in-lieu of foreclosure, voluntary transfer, or other similar  
1137 voluntary or compulsory action, the commissioner may, upon  
1138 approval of the State Bond Commission, convey such land or interests  
1139 in land to the municipality in which the land or interests in land is  
1140 located. The municipality shall use the land or interests in land, or  
1141 shall cause the land or interests in land to be used for, or in conjunction

1142 with, activities related to, or similar to, any program administered by  
1143 the commissioner pursuant to state or federal law.

1144 (f) The Commissioner of [Economic and Community Development]  
1145 Housing shall adopt regulations, in accordance with chapter 54, to  
1146 carry out the purposes of sections 8-214b to 8-214e, inclusive. Such  
1147 regulations shall include, without limitation, provisions concerning the  
1148 terms and conditions of such grants-in-aid, loans or deferred loans and  
1149 the conditions for approval of the articles of incorporation or basic  
1150 documents of organization of a nonprofit corporation applying for  
1151 assistance under said sections.

1152 (g) As used in this section, housing-related services and facilities  
1153 includes but is not limited to, administrative, community, health,  
1154 recreational, educational and child-care facilities relevant to an  
1155 affordable housing development, as defined by the commissioner in  
1156 regulations adopted in accordance with chapter 54.

1157 [(h) (1) The Commissioner of Economic and Community  
1158 Development may make a determination, based upon a full  
1159 examination of the circumstances, that a nonprofit corporation is  
1160 unable to develop or manage the land or interests in land acquired  
1161 with state financial assistance under this section. Upon such a  
1162 determination, the commissioner may cause title to the land or  
1163 interests in land acquired with state financial assistance under this  
1164 section to vest in the state by foreclosure, voluntary transfer, or other  
1165 similar voluntary or compulsory action, and the commissioner may  
1166 take any action which is in the best interests of the state to convey,  
1167 upon approval of the Secretary of the Office of Policy and  
1168 Management, such land or interests in land, including, but not limited  
1169 to, (A) transferring, or authorizing the transfer of, the land or interests  
1170 in land to the low and moderate income families that reside on such  
1171 land, (B) determining whether any restrictions in the deed or deeds for  
1172 the land or interests in land shall be modified or removed prior to  
1173 conveying such land or interests in land and authorizing such  
1174 modifications or removals, or (C) establishing such terms and

1175 conditions for such conveyance as the commissioner deems  
1176 appropriate under each particular transaction.

1177 (2) The commissioner shall authorize the conveyance of land or  
1178 interests in land under subdivision (1) of this subsection in no more  
1179 than three locations.

1180 (3) The provisions of this subsection shall terminate on October 1,  
1181 2000.]

1182 Sec. 33. Subsection (a) of section 8-218h of the general statutes is  
1183 repealed and the following is substituted in lieu thereof (*Effective July*  
1184 *1, 2013*):

1185 (a) There is established a task force consisting of the cochairmen and  
1186 ranking members of the joint standing committee of the General  
1187 Assembly having cognizance of matters relating to public safety; the  
1188 State Building Inspector or his or her designee; the assistant director of  
1189 the Office of Protection and Advocacy for Persons with Disabilities;  
1190 four representatives of the Home Builders Association, one of whom  
1191 shall be appointed by the president pro tempore of the Senate, one by  
1192 the minority leader of the Senate, one by the speaker of the House of  
1193 Representatives and one by the minority leader of the House of  
1194 Representatives; and four members of the public having physical  
1195 disabilities, two of whom shall be appointed by the Governor, one by  
1196 the majority leader of the Senate and one by the majority leader of the  
1197 House of Representatives. On and after July 1, 1990, the task force shall  
1198 also consist of the Commissioner of Social Services, or his or her  
1199 designee; an additional representative of the Home Builders  
1200 Association, who shall be appointed jointly by the ranking members of  
1201 the joint standing committee of the General Assembly having  
1202 cognizance of matters relating to public safety; and an additional  
1203 member of the public having a physical disability, who shall be  
1204 appointed jointly by the cochairpersons of said joint standing  
1205 committee. On and after June 26, 1991, the task force shall also consist  
1206 of the Commissioner of Economic and Community Development, or  
1207 his or her designee, and a representative of each community housing

1208 development corporation administering the program established  
1209 under subsection (d) of section 8-218, appointed by the Commissioner  
1210 of Economic and Community Development. On and after July 1, 2013,  
1211 the task force shall also consist of the Commissioner of Housing, or his  
1212 or her designee.

1213 Sec. 34. Subsection (a) of section 8-244 of the general statutes is  
1214 repealed and the following is substituted in lieu thereof (*Effective from*  
1215 *passage*):

1216 (a) There is created a body politic and corporate to be known as the  
1217 "Connecticut Housing Finance Authority". Said authority is constituted  
1218 a public instrumentality and political subdivision of this state and the  
1219 exercise by the authority of the powers conferred by this chapter shall  
1220 be deemed and held to be the performance of an essential public and  
1221 governmental function. The Connecticut Housing Finance Authority  
1222 shall not be construed to be a department, institution or agency of the  
1223 state. The board of directors of the authority shall consist of [fifteen]  
1224 sixteen members as follows: (1) The Commissioner of Economic and  
1225 Community Development, the Commissioner of Housing, the  
1226 Secretary of the Office of Policy and Management, the Banking  
1227 Commissioner and the State Treasurer, *ex officio*, or their designees,  
1228 with the right to vote, (2) seven members to be appointed by the  
1229 Governor, and (3) four members appointed as follows: One by the  
1230 president pro tempore of the Senate, one by the speaker of the House  
1231 of Representatives, one by the minority leader of the Senate and one by  
1232 the minority leader of the House of Representatives. The member  
1233 initially appointed by the speaker of the House of Representatives  
1234 shall serve a term of five years; the member initially appointed by the  
1235 president pro tempore of the Senate shall serve a term of four years.  
1236 The members initially appointed by the Senate minority leader shall  
1237 serve a term of three years. The member initially appointed by the  
1238 minority leader of the House of Representatives shall serve a term of  
1239 two years. Thereafter, each member appointed by a member of the  
1240 General Assembly shall serve a term of five years. The members  
1241 appointed by the Governor and the members of the General Assembly

1242 shall be appointed in accordance with section 4-9b and among them be  
1243 experienced in all aspects of housing, including housing design,  
1244 development, finance, management and state and municipal finance,  
1245 and at least one of whom shall be selected from among the officers or  
1246 employees of the state. At least one shall have experience in the  
1247 provision of housing to very low, low and moderate income families.  
1248 On or before July first, annually, the Governor shall appoint a member  
1249 for a term of five years from said July first to succeed the member  
1250 whose term expires and until such member's successor has been  
1251 appointed, except that in 1974 and 1995 and quinquennially thereafter,  
1252 the Governor shall appoint two members. The chairperson of the  
1253 board shall be [the Commissioner of Economic and Community  
1254 Development] appointed by the Governor. The board shall annually  
1255 elect one of its appointed members as vice-chairperson of the board.  
1256 Members shall receive no compensation for the performance of their  
1257 duties hereunder but shall be reimbursed for necessary expenses  
1258 incurred in the performance thereof. The Governor or appointing  
1259 member of the General Assembly, as the case may be, shall fill any  
1260 vacancy for the unexpired term. A member of the board shall be  
1261 eligible for reappointment. Any member of the board may be removed  
1262 by the Governor or appointing member of the General Assembly, as  
1263 the case may be, for misfeasance, malfeasance or wilful neglect of duty.  
1264 Each member of the board before entering upon such member's duties  
1265 shall take and subscribe the oath of affirmation required by article XI,  
1266 section 1, of the State Constitution. A record of each such oath shall be  
1267 filed in the office of the Secretary of the State. Each ex-officio member  
1268 may designate such member's deputy or any member of such  
1269 member's staff to represent such member at meetings of the board with  
1270 full power to act and vote on such member's behalf.

1271 Sec. 35. Section 8-378 of the general statutes is repealed and the  
1272 following is substituted in lieu thereof (*Effective July 1, 2013*):

1273 The Commissioner of [Economic and Community Development]  
1274 Housing may approve the designation of up to three areas in the state  
1275 as housing development zones, provided the commissioner shall not

1276 approve the designation of more than one housing development zone  
1277 in any municipality. Proposals for financial assistance received by the  
1278 commissioner from eligible developers, as defined in section 8-39, for  
1279 programs or projects authorized pursuant to chapter 128, 130 [.] or 133  
1280 [or 138] which will be located in a housing development zone shall be  
1281 accorded a high priority to receive financial assistance from the  
1282 commissioner. The commissioner may remove the designation of any  
1283 area which has been approved as a housing development zone if such  
1284 area no longer meets the criteria for designation as such a zone set  
1285 forth in sections 8-376 and 8-377 or in regulations adopted pursuant to  
1286 section 8-381, provided no such designation shall be removed less than  
1287 ten years from the original date of approval of such zone.

1288 Sec. 36. Subsections (e) and (f) of section 10-416b of the general  
1289 statutes are repealed and the following is substituted in lieu thereof  
1290 (*Effective July 1, 2013*):

1291 (e) Prior to beginning any rehabilitation work on a certified historic  
1292 structure, the owner shall submit to the officer (1) (A) a rehabilitation  
1293 plan for a determination of whether or not such rehabilitation work  
1294 meets the standards developed under the provisions of subsections (b)  
1295 to (d), inclusive, of this section, and (B) if such rehabilitation work is  
1296 planned to be undertaken in phases, a complete description of each  
1297 such phase, with anticipated schedules for completion, (2) an estimate  
1298 of the qualified rehabilitation expenditures, and (3) for projects  
1299 pursuant to subdivision (2) of subsection (f) of this section, (A) the  
1300 number of units of affordable housing, as defined in section 8-39a, to  
1301 be created, (B) the proposed rents or sale prices of such units, and (C)  
1302 the median income for the municipality where the project is located.  
1303 For projects pursuant to subdivision (2) of subsection (f) of this section,  
1304 the owner shall submit a copy of data required under subdivision (3)  
1305 of this subsection to the Department of Housing.

1306 (f) If the officer certifies that the rehabilitation plan conforms to the  
1307 standards developed under the provisions of subsections (b) to (d),  
1308 inclusive, of this section, the Department of Economic and Community

1309 Development shall reserve for the benefit of the owner an allocation  
1310 for a tax credit equivalent to (1) twenty-five per cent of the projected  
1311 qualified rehabilitation expenditures, or (2) for rehabilitation plans  
1312 submitted pursuant to subsection (e) of this section on or after June 14,  
1313 2007, thirty per cent of the projected qualified rehabilitation  
1314 expenditures if (A) at least twenty per cent of the units are rental units  
1315 and qualify as affordable housing, as defined in section 8-39a, or (B) at  
1316 least ten per cent of the units are individual homeownership units and  
1317 qualify as affordable housing, as defined in section 8-39a. No tax credit  
1318 shall be allocated for the purposes of this subdivision unless an  
1319 applicant has received a certificate from the Department of [Economic  
1320 and Community Development] Housing pursuant to section 8-37lll  
1321 confirming that the project complies with affordable housing  
1322 requirements under section 8-39a.

1323 Sec. 37. Section 12-120b of the general statutes is repealed and the  
1324 following is substituted in lieu thereof (*Effective July 1, 2013, and*  
1325 *applicable to assessment years commencing on or after October 1, 2012*):

1326 (a) As used in this section:

1327 (1) "Claimant" means a person, company, limited liability company,  
1328 firm, association, corporation or other business entity having received  
1329 approval for financial assistance from a town's assessor or a municipal  
1330 official;

1331 (2) "Financial assistance" means a property tax exemption, property  
1332 tax credit or rental rebate for which the state of Connecticut provides  
1333 direct or indirect reimbursement; and

1334 (3) "Program" means (A) property tax exemptions under section 12-  
1335 81g or subdivision (55), (59), (60), (70), (72) or (74) of section 12-81, and  
1336 (B) tax relief pursuant to section 12-129d or 12-170aa. [, and (C) rebates  
1337 under section 12-170d.]

1338 (b) A claimant negatively affected by a decision of the Secretary of  
1339 the Office of Policy and Management with respect to any program may

1340 appeal such decision in the manner set forth in subsection (d) of this  
1341 section. Any notice the secretary issues pursuant to this section shall be  
1342 sent by first class United States mail to a claimant at the address  
1343 entered on the application for financial assistance as filed unless,  
1344 subsequent to the date of said filing, the claimant sends the secretary a  
1345 written request that any correspondence regarding said financial  
1346 assistance be sent to another name or address. The date of any notice  
1347 sent by the secretary pursuant to this section shall be deemed to be the  
1348 date the notice is delivered to the claimant.

1349 (c) The secretary may review any application for financial assistance  
1350 submitted by a claimant in conjunction with a program. The secretary  
1351 may exclude from reimbursement any property included in an  
1352 application that, in the secretary's judgment, does not qualify for  
1353 financial assistance or may modify the amount of any financial  
1354 assistance approved by an assessor or municipal official in the event  
1355 the secretary finds it to be mathematically incorrect, not supported by  
1356 the application, not in conformance with law or if the secretary  
1357 believes that additional information is needed to justify its approval.

1358 (d) (1) If the secretary modifies the amount of financial assistance  
1359 approved by an assessor or municipal official under a program, or  
1360 makes a preliminary determination that the claimant who filed written  
1361 application for such financial assistance is ineligible therefor, the  
1362 secretary shall send a written notice of preliminary modification or  
1363 denial to said claimant and shall concurrently forward a copy to the  
1364 office of the assessor or municipal official who approved said financial  
1365 assistance. The notice shall include plain language setting forth the  
1366 reason for the preliminary modification or denial, the name and  
1367 telephone number of a member of the secretary's staff to whom  
1368 questions regarding the notice may be addressed, a request for any  
1369 additional information or documentation that the secretary believes is  
1370 needed in order to justify the approval of such financial assistance, the  
1371 manner by which the claimant may request reconsideration of the  
1372 secretary's preliminary determination and the timeframe for doing so.  
1373 Not later than ninety days after the date an assessor receives a copy of

1374 such preliminary notice, the assessor shall determine whether an  
1375 increase to the taxable grand list of the town is required to be made as  
1376 a result of such modification or denial, unless, in the interim, the  
1377 assessor has received written notification from the secretary that a  
1378 request for a hearing with respect to such financial assistance has been  
1379 approved pursuant to subparagraph (B) of subdivision (2) of this  
1380 subsection. If an assessment increase is warranted, the assessor shall  
1381 promptly issue a certificate of correction adding the value of such  
1382 property to the taxable grand list for the appropriate assessment year  
1383 and shall forward a copy thereof to the tax collector, who shall, not  
1384 later than thirty days following, issue a bill for the amount of the  
1385 additional tax due as a result of such increase. Such additional tax shall  
1386 become due and payable not later than thirty days from the date such  
1387 bill is sent and shall be subject to interest for delinquent taxes as  
1388 provided in section 12-146. With respect to the preliminary  
1389 modification or denial of financial assistance for which a hearing is  
1390 held, the assessor shall not issue a certificate of correction until the  
1391 assessor receives written notice of the secretary's final determination  
1392 following such hearing.

1393 (2) (A) Any claimant aggrieved by the secretary's notice of  
1394 preliminary modification or denial of financial assistance under a  
1395 program may, not later than thirty business days after receiving said  
1396 notice, request a reconsideration of the secretary's decision for any  
1397 factual reason, provided the claimant states the reason for the  
1398 reconsideration request in writing and concurrently provides any  
1399 additional information or documentation that the secretary may have  
1400 requested in the preliminary notice of modification or denial. The  
1401 secretary may grant an extension of the date by which a claimant's  
1402 additional information or documentation must be submitted, upon  
1403 receipt of proof that the claimant has requested such data from another  
1404 governmental agency or if the secretary determines there is good cause  
1405 for doing so.

1406 (B) Not later than thirty business days after receiving a claimant's  
1407 request for reconsideration and any additional information or

1408 documentation the claimant has provided, the secretary shall  
1409 reconsider the preliminary decision to modify or deny said financial  
1410 assistance and shall send the claimant a written notice of the  
1411 secretary's determination regarding such reconsideration. If aggrieved  
1412 by the secretary's notice of determination with respect to the  
1413 reconsideration of said financial assistance, the claimant may, not later  
1414 than thirty business days after receiving said notice, make application  
1415 for a hearing before said secretary, or the secretary's designee. Such  
1416 application shall be in writing and shall set forth the reason why the  
1417 financial assistance in question should not be modified or denied. Not  
1418 later than thirty business days after receiving an application for a  
1419 hearing, the secretary shall grant or deny such hearing request by  
1420 written notice to the claimant. If the secretary denies the claimant's  
1421 request for a hearing, such notice shall state the reason for said denial.  
1422 If the secretary grants the claimant's request for a hearing, the secretary  
1423 shall send written notice of the date, time and place of the hearing,  
1424 which shall be held not later than thirty business days after the date of  
1425 the secretary's notice granting the claimant a hearing. Such hearing  
1426 may, at the secretary's discretion, be held in the judicial district in  
1427 which the claimant or the claimant's property is located. Not later than  
1428 thirty business days after the date on which a hearing is held, a written  
1429 notice of the secretary's determination with respect to such hearing  
1430 shall be sent to the claimant and a copy thereof shall be concurrently  
1431 sent to the assessor or municipal official who approved the financial  
1432 assistance in question.

1433 (3) If any claimant is aggrieved by the secretary's determination  
1434 concerning the hearing regarding the claimant's financial assistance or  
1435 the secretary's decision not to hold a hearing, such claimant may, not  
1436 later than thirty business days after receiving the secretary's notice  
1437 related thereto, appeal to the superior court of the judicial district in  
1438 which the claimant resides or in which the claimant's property that is  
1439 the subject of the appeal is located. Such appeal shall be accompanied  
1440 by a citation to the secretary to appear before said court, and shall be  
1441 served and returned in the same manner as is required in the case of a  
1442 summons in a civil action. The pendency of such appeal shall not

1443 suspend any action by a municipality to collect property taxes from the  
1444 applicant on the property that is the subject of the appeal. The  
1445 authority issuing the citation shall take from the applicant a bond or  
1446 recognizance to the state of Connecticut, with surety, to prosecute the  
1447 application in effect and to comply with the orders and decrees of the  
1448 court in the premises. Such applications shall be preferred cases, to be  
1449 heard, unless cause appears to the contrary, at the first session, by the  
1450 court or by a committee appointed by the court. Said court may grant  
1451 such relief as may be equitable and, if the application is without  
1452 probable cause, may tax double or triple costs, as the case demands;  
1453 and, upon all applications which are denied, costs may be taxed  
1454 against the applicant at the discretion of the court, but no costs shall be  
1455 taxed against the state.

1456 (4) The secretary shall notify each claimant of the final modification  
1457 or denial of financial assistance as claimed, in accordance with the  
1458 procedure set forth in this subsection. A copy of the notice of final  
1459 modification or denial shall be sent concurrently to the assessor or  
1460 municipal official who approved such financial assistance. With  
1461 respect to property tax exemptions under section 12-81g or subdivision  
1462 (55), (59), (60) or (70) of section 12-81, and tax relief pursuant to section  
1463 12-129d or 12-170aa, the notice pursuant to this subdivision shall be  
1464 sent not later than one year after the date claims for financial assistance  
1465 for each such program are filed with the secretary. For property tax  
1466 exemptions under subdivision (72) or (74) of section 12-81, such notice  
1467 shall be sent not later than the date by which a final modification to the  
1468 payment for such program must be reflected in the certification of the  
1469 secretary to the Comptroller. [For the program of rebates under section  
1470 12-170d, such notice shall be sent not later than the date by which the  
1471 secretary certifies the amounts of payment to the Comptroller.]

1472 Sec. 38. (NEW) (*Effective July 1, 2013*) (a) As used in this section:

1473 (1) "Claimant" means a person having received approval for  
1474 financial assistance from a town's assessor or a municipal official;

1475 (2) "Financial assistance" means a rental rebate for which the state

1476 provides direct or indirect reimbursement; and

1477 (3) "Program" means rebates under section 12-170d of the general  
1478 statutes, as amended by this act.

1479 (b) A claimant negatively affected by a decision of the  
1480 Commissioner of Housing with respect to the program may appeal  
1481 such decision in the manner set forth in subsection (d) of this section.  
1482 Any notice the commissioner issues pursuant to this section shall be  
1483 sent by first class United States mail to a claimant at the address  
1484 entered on the application for financial assistance as filed unless,  
1485 subsequent to the date of said filing, the claimant sends the  
1486 commissioner a written request that any correspondence regarding  
1487 said financial assistance be sent to another name or address. The date  
1488 of any notice sent by the commissioner pursuant to this section shall be  
1489 deemed to be the date the notice is delivered to the claimant.

1490 (c) The commissioner may review any application for financial  
1491 assistance submitted by a claimant in conjunction with the program.

1492 (d) (1) If the commissioner modifies the amount of financial  
1493 assistance approved by an assessor or municipal official under the  
1494 program, or makes a preliminary determination that the claimant who  
1495 filed written application for such financial assistance is ineligible  
1496 therefor, the commissioner shall send a written notice of preliminary  
1497 modification or denial to said claimant and shall concurrently forward  
1498 a copy to the office of the assessor or municipal official who approved  
1499 said financial assistance. The notice shall include plain language  
1500 setting forth the reason for the preliminary modification or denial, the  
1501 name and telephone number of a member of the commissioner's staff  
1502 to whom questions regarding the notice may be addressed, a request  
1503 for any additional information or documentation that the  
1504 commissioner believes is needed in order to justify the approval of  
1505 such financial assistance, the manner by which the claimant may  
1506 request reconsideration of the commissioner's preliminary  
1507 determination and the timeframe for doing so.

1508 (2) (A) Any claimant aggrieved by the commissioner's notice of  
1509 preliminary modification or denial of financial assistance under the  
1510 program may, not later than thirty business days after receiving said  
1511 notice, request a reconsideration of the commissioner's decision for any  
1512 factual reason, provided the claimant states the reason for the  
1513 reconsideration request in writing and concurrently provides any  
1514 additional information or documentation that the commissioner may  
1515 have requested in the preliminary notice of modification or denial. The  
1516 commissioner may grant an extension of the date by which a  
1517 claimant's additional information or documentation must be  
1518 submitted, upon receipt of proof that the claimant has requested such  
1519 data from another governmental agency or if the commissioner  
1520 determines there is good cause for doing so.

1521 (B) Not later than thirty business days after receiving a claimant's  
1522 request for reconsideration and any additional information or  
1523 documentation the claimant has provided, the commissioner shall  
1524 reconsider the preliminary decision to modify or deny said financial  
1525 assistance and shall send the claimant a written notice of the  
1526 commissioner's determination regarding such reconsideration. If  
1527 aggrieved by the commissioner's notice of determination with respect  
1528 to the reconsideration of said financial assistance, the claimant may,  
1529 not later than thirty business days after receiving said notice, make  
1530 application for a hearing before said commissioner, or his or her  
1531 designee. Such application shall be in writing and shall set forth the  
1532 reason why the financial assistance in question should not be modified  
1533 or denied. Not later than thirty business days after receiving an  
1534 application for a hearing, the commissioner shall grant or deny such  
1535 hearing request by written notice to the claimant. If the commissioner  
1536 denies the claimant's request for a hearing, such notice shall state the  
1537 reason for said denial. If the commissioner grants the claimant's  
1538 request for a hearing, the commissioner shall send written notice of the  
1539 date, time and place of the hearing, which shall be held not later than  
1540 thirty business days after the date of the commissioner's notice  
1541 granting the claimant a hearing. Such hearing may, at the  
1542 commissioner's discretion, be held in the judicial district in which the

1543 claimant or the claimant's property is located. Not later than thirty  
1544 business days after the date on which a hearing is held, a written  
1545 notice of the commissioner's determination with respect to such  
1546 hearing shall be sent to the claimant and a copy thereof shall be  
1547 concurrently sent to the assessor or municipal official who approved  
1548 the financial assistance in question.

1549 (3) If any claimant is aggrieved by the commissioner's determination  
1550 concerning the hearing regarding the claimant's financial assistance or  
1551 the commissioner's decision not to hold a hearing, such claimant may,  
1552 not later than thirty business days after receiving the secretary's notice  
1553 related thereto, appeal to the superior court of the judicial district in  
1554 which the claimant resides or in which the claimant's property that is  
1555 the subject of the appeal is located. Such appeal shall be accompanied  
1556 by a citation to the commissioner to appear before said court, and shall  
1557 be served and returned in the same manner as is required in the case of  
1558 a summons in a civil action. The pendency of such appeal shall not  
1559 suspend any action by a municipality to collect property taxes from the  
1560 applicant on the property that is the subject of the appeal. The  
1561 authority issuing the citation shall take from the applicant a bond or  
1562 recognizance to the state of Connecticut, with surety, to prosecute the  
1563 application in effect and to comply with the orders and decrees of the  
1564 court in the premises. Such applications shall be preferred cases, to be  
1565 heard, unless cause appears to the contrary, at the first session, by the  
1566 court or by a committee appointed by the court. Said court may grant  
1567 such relief as may be equitable and, if the application is without  
1568 probable cause, may tax double or triple costs, as the case demands;  
1569 and, upon all applications which are denied, costs may be taxed  
1570 against the applicant at the discretion of the court, but no costs shall be  
1571 taxed against the state.

1572 (4) The commissioner shall notify each claimant of the final  
1573 modification or denial of financial assistance as claimed, in accordance  
1574 with the procedure set forth in this subsection. A copy of the notice of  
1575 final modification or denial shall be sent concurrently to the assessor or  
1576 municipal official who approved such financial assistance. Such notice

1577 shall be sent not later than the date by which the commissioner  
1578 certifies the amounts of payment to the Comptroller.

1579 Sec. 39. Subsection (a) of section 12-170d of the general statutes is  
1580 repealed and the following is substituted in lieu thereof (*Effective July*  
1581 *1, 2013*):

1582 (a) Beginning with the calendar year 1973 and for each calendar  
1583 year thereafter any renter of real property, or of a mobile  
1584 manufactured home, as defined in section 12-63a, which he occupies as  
1585 his home, who meets the qualifications set forth in this section, shall be  
1586 entitled to receive in the following year in the form of direct payment  
1587 from the state, a grant in refund of utility and rent bills actually paid  
1588 by or for him on such real property or mobile manufactured home to  
1589 the extent set forth in section 12-170e. Such grant by the state shall be  
1590 made upon receipt by the state of a certificate of grant with a copy of  
1591 the application therefor attached, as provided in section 12-170f, as  
1592 amended by this act, provided such application shall be made within  
1593 one year from the close of the calendar year for which the grant is  
1594 requested. If the rental quarters are occupied by more than one person,  
1595 it shall be assumed for the purposes of this section and sections  
1596 12-170e and 12-170f, as amended by this act, that each of such persons  
1597 pays his proportionate share of the rental and utility expenses levied  
1598 thereon and grants shall be calculated on that portion of utility and  
1599 rent bills paid that are applicable to the person making application for  
1600 grant under said sections. For purposes of this section and said  
1601 sections 12-170e and 12-170f, as amended by this act, a husband and  
1602 wife shall constitute one tenant, and a resident of cooperative housing  
1603 shall be a renter. To qualify for such payment by the state, the renter  
1604 shall meet qualification requirements in accordance with each of the  
1605 following subdivisions: (1) (A) At the close of the calendar year for  
1606 which a grant is claimed be sixty-five years of age or over, or his  
1607 spouse who is residing with him shall be sixty-five years of age or  
1608 over, at the close of such year, or be fifty years of age or over and the  
1609 surviving spouse of a renter who at the time of his death had qualified  
1610 and was entitled to tax relief under this chapter, provided such spouse

1611 was domiciled with such renter at the time of his death or (B) at the  
1612 close of the calendar year for which a grant is claimed be under age  
1613 sixty-five and eligible in accordance with applicable federal  
1614 regulations, to receive permanent total disability benefits under Social  
1615 Security, or if he has not been engaged in employment covered by  
1616 Social Security and accordingly has not qualified for benefits  
1617 thereunder but has become qualified for permanent total disability  
1618 benefits under any federal, state or local government retirement or  
1619 disability plan, including the Railroad Retirement Act and any  
1620 government-related teacher's retirement plan, determined by the  
1621 Secretary of the Office of Policy and Management to contain  
1622 requirements in respect to qualification for such permanent total  
1623 disability benefits which are comparable to such requirements under  
1624 Social Security; (2) shall reside within this state and shall have resided  
1625 within this state for at least one year or his spouse who is domiciled  
1626 with him shall have resided within this state for at least one year and  
1627 shall reside within this state at the time of filing the claim and shall  
1628 have resided within this state for the period for which claim is made;  
1629 (3) shall have taxable and nontaxable income, the total of which shall  
1630 hereinafter be called "qualifying income", during the calendar year  
1631 preceding the filing of his claim in an amount of not more than twenty  
1632 thousand dollars, jointly with spouse, if married, and not more than  
1633 sixteen thousand two hundred dollars if unmarried, provided such  
1634 maximum amounts of qualifying income shall be subject to adjustment  
1635 in accordance with subdivision (2) of subsection (a) of section 12-170e,  
1636 and provided the amount of any Medicaid payments made on behalf  
1637 of the renter or the spouse of the renter shall not constitute income;  
1638 and (4) shall not have received financial aid or subsidy from federal,  
1639 state, county or municipal funds, excluding Social Security receipts,  
1640 emergency energy assistance under any state program, emergency  
1641 energy assistance under any federal program, emergency energy  
1642 assistance under any local program, payments received under the  
1643 federal Supplemental Security Income Program, payments derived  
1644 from previous employment, veterans and veterans disability benefits  
1645 and subsidized housing accommodations, during the calendar year for

1646 which a grant is claimed, for payment, directly or indirectly, of rent,  
1647 electricity, gas, water and fuel applicable to the rented residence.  
1648 Notwithstanding the provisions of subdivision (4) of this subsection, a  
1649 renter who receives cash assistance from the Department of Social  
1650 Services in the calendar year prior to that in which such renter files an  
1651 application for a grant may be entitled to receive such grant provided  
1652 the amount of the cash assistance received shall be deducted from the  
1653 amount of such grant and the difference between the amount of the  
1654 cash assistance and the amount of the grant is equal to or greater than  
1655 ten dollars. Funds attributable to such reductions shall be transferred  
1656 annually from the appropriation to the [Office of Policy and  
1657 Management] Department of Housing, for tax relief for elderly renters,  
1658 to the Department of Social Services, to the appropriate accounts,  
1659 following the issuance of such grants. Notwithstanding the provisions  
1660 of subsection (b) of section 12-170aa, the owner of a mobile  
1661 manufactured home may elect to receive benefits under section  
1662 12-170e in lieu of benefits under said section 12-170aa.

1663 Sec. 40. Subsection (a) of section 12-170f of the general statutes is  
1664 repealed and the following is substituted in lieu thereof (*Effective July*  
1665 *1, 2013*):

1666 (a) Any renter, believing himself or herself to be entitled to a grant  
1667 under section 12-170d, as amended by this act, for any calendar year,  
1668 shall make application for such grant to the assessor of the  
1669 municipality in which the renter resides or to the duly authorized  
1670 agent of such assessor or municipality on or after April first and not  
1671 later than October first of each year with respect to such grant for the  
1672 calendar year preceding each such year, on a form prescribed and  
1673 furnished by the [Secretary of the Office of Policy and Management]  
1674 Commissioner of Housing to the assessor. A renter may make  
1675 application to the [secretary] commissioner prior to December fifteenth  
1676 of the claim year for an extension of the application period. The  
1677 [secretary] commissioner may grant such extension in the case of  
1678 extenuating circumstance due to illness or incapacitation as evidenced  
1679 by a certificate signed by a physician or an advanced practice

1680 registered nurse to that extent, or if the [secretary] commissioner  
1681 determines there is good cause for doing so. A renter making such  
1682 application shall present to such assessor or agent, in substantiation of  
1683 the renter's application, a copy of the renter's federal income tax  
1684 return, and if not required to file a federal income tax return, such  
1685 other evidence of qualifying income, receipts for money received, or  
1686 cancelled checks, or copies thereof, and any other evidence the  
1687 assessor or such agent may require. When the assessor or agent is  
1688 satisfied that the applying renter is entitled to a grant, such assessor or  
1689 agent shall issue a certificate of grant, in triplicate, in such form as the  
1690 [secretary] commissioner may prescribe and supply showing the  
1691 amount of the grant due. The assessor or agent shall forward the  
1692 original copy and attached application to the [secretary] commissioner  
1693 not later than the last day of the month following the month in which  
1694 the renter has made application. On or after December 1, 1989, any  
1695 municipality which neglects to transmit to the [secretary]  
1696 commissioner the claim and supporting applications as required by  
1697 this section shall forfeit two hundred fifty dollars to the state, provided  
1698 said [secretary] commissioner may waive such forfeiture in accordance  
1699 with procedures and standards adopted by regulation in accordance  
1700 with chapter 54. A duplicate of such certificate with a copy of the  
1701 application attached shall be delivered to the renter and the assessor or  
1702 agent shall keep the third copy of such certificate and a copy of the  
1703 application. After the [secretary's] commissioner's review of each  
1704 claim, pursuant to section [12-120b] 38 of this act, and verification of  
1705 the amount of the grant the [secretary] commissioner shall, not later  
1706 than September thirtieth of each year prepare a list of certificates  
1707 approved for payment, and shall thereafter supplement such list  
1708 monthly. Such list and any supplements thereto shall be approved for  
1709 payment by the [secretary] commissioner and shall be forwarded by  
1710 the [secretary] commissioner to the Comptroller, not later than [ninety]  
1711 one hundred twenty days after receipt of such applications and  
1712 certificates of grant from the assessor or agent, and the Comptroller  
1713 shall draw an order on the Treasurer, not later than fifteen days  
1714 following, in favor of each person on such list and on supplements to

1715 such list in the amount of such person's claim and the Treasurer shall  
1716 pay such amount to such person, not later than fifteen days following.  
1717 Any claimant aggrieved by the results of the [secretary's]  
1718 commissioner's review shall have the rights of appeal as set forth in  
1719 section [12-120b] 38 of this act. Applications filed under this section  
1720 shall not be open for public inspection. Any person who, for the  
1721 purpose of obtaining a grant under section 12-170d, as amended by  
1722 this act, wilfully fails to disclose all matters related thereto or with  
1723 intent to defraud makes false statement shall be fined not more than  
1724 five hundred dollars.

1725 Sec. 41. Section 12-170g of the general statutes is repealed and the  
1726 following is substituted in lieu thereof (*Effective July 1, 2013*):

1727 Any person aggrieved by the action of the assessor or agent in fixing  
1728 the amount of the grant under section 12-170f, as amended by this act,  
1729 or in disapproving the claim therefor may apply to the [Secretary of  
1730 the Office of Policy and Management] Commissioner of Housing in  
1731 writing, within thirty business days from the date of notice given to  
1732 such person by the assessor or agent, giving notice of such grievance.  
1733 The [secretary] commissioner shall promptly consider such notice and  
1734 may grant or deny the relief requested, provided such decision shall be  
1735 made not later than thirty business days after the receipt of such  
1736 notice. If the relief is denied, the applicant shall be notified forthwith,  
1737 and the applicant may appeal the decision of the [secretary]  
1738 commissioner in accordance with the provisions of section [12-120b] 38  
1739 of this act.

1740 Sec. 42. (NEW) (*Effective July 1, 2013*) The Commissioner of Housing  
1741 shall have power to enforce the provisions relative to rebates under  
1742 section 12-170d of the general statutes, as amended by this act, and  
1743 make all necessary regulations, adopted pursuant to chapter 54 of the  
1744 general statutes, for that purpose and for carrying out, enforcing and  
1745 preventing violations of all provisions.

1746 Sec. 43. Section 12-170bb of the general statutes is repealed and the  
1747 following is substituted in lieu thereof (*Effective July 1, 2013*):

1748 (a) On or before March first, annually, [commencing March 1, 1988,]  
 1749 the Secretary of the Office of Policy and Management shall submit a  
 1750 report concerning the state programs of tax relief for elderly  
 1751 homeowners [and grants to elderly renters] to the joint standing  
 1752 committee of the General Assembly on finance, revenue and bonding.  
 1753 Said report shall be prepared in relation to qualified participants,  
 1754 benefits allowed and state payments to municipalities as  
 1755 reimbursement for property tax loss in the preceding calendar year,  
 1756 including data concerning (1) the total number of qualified participants  
 1757 in [each of] the state programs for elderly homeowners, [and the state  
 1758 program for elderly renters] and (2) total benefits allowed in each of  
 1759 such programs. The information as to qualified participants and  
 1760 benefits allowed shall be subdivided to reflect such totals with respect  
 1761 to each of the following categories: (A) Each of the income brackets as  
 1762 included in the schedule of benefits for elderly homeowners, [and  
 1763 renters] and (B) married and unmarried participants.

1764 (b) In addition to the information described in subsection (a), said  
 1765 report pertaining to the state programs of tax reduction for elderly  
 1766 homeowners [and grant to elderly renters] shall include statistics  
 1767 related to distribution of benefits, applicable to the preceding calendar  
 1768 year, as follows:

1769 (1) With respect to each of the bracket of tax reduction benefits in  
 1770 the following schedules, the total number of persons in the state  
 1771 program of tax reduction for homeowners under section 12-170aa who  
 1772 received benefits within the limits of each such bracket, including the  
 1773 number of persons receiving the maximum and the minimum amounts  
 1774 of tax reduction:

T1	Amount of Tax Reduction Allowed			
T2	Married Homeowners		Unmarried Homeowners	
T3	Over	Not Exceeding	Over	Not Exceeding
T4	\$	\$ 100 (Minimum)	\$	\$ 100 (Minimum)
T5	100	200	100	200

T6	200	300	200	300
T7	300	400	300	400
T8	400	500	400	500
T9	500	600	500	600
T10	600	700	600	700
T11	700	800	700	800
T12	800	900	800	900
T13	900	1,000	900	999
T14	1,000	1,100		1,000 (Maximum)
T15	1,100	1,249		
T16		1,250 (Maximum)		

1775 [(2) With respect to each of the brackets concerning grants to renters  
 1776 in the following schedules, the total number of persons in the state  
 1777 program of grants for elderly renters under sections 12-170d and 12-  
 1778 170e who received benefits within the limits of each such bracket,  
 1779 including the number of persons receiving the maximum and the  
 1780 minimum amount of grant:

T17	Amount of State Grant Allowed			
	Married Renters		Unmarried Renters	
T18	Over	Not Exceeding	Over	Not Exceeding
T19				
T20	\$	\$ 100 (Minimum)	\$	\$ 100 (Minimum)
T21	100	200	100	200
T22	200	300	200	300
T23	300	400	300	400
T24	400	500	400	500
T25	500	600	500	600
T26	600	700	600	699
T27	700	800		700 (Maximum)
T28	800	899		
T29		900 (Maximum)]		

1781 [(3)] (2) With respect to each of the brackets of benefits in the  
 1782 following schedule, the total number of persons in the state tax-freeze

1783 program for elderly homeowners under section 12-129b who received  
1784 benefits in tax reduction within the limits of each such bracket:

T30	Amount of Tax Reduction Benefit Allowed	
T31	Over	Not Exceeding
T32	\$	\$ 300
T33	300	600
T34	600	900
T35	900	1,200
T36	1,200	1,500
T37	1,500	

1785 Sec. 44. Section 16a-35c of the general statutes is repealed and the  
1786 following is substituted in lieu thereof (*Effective July 1, 2013*):

1787 (a) As used in this section and sections 16a-35d to 16a-35g, inclusive:

1788 (1) "Funding" includes any form of assurance, guarantee, grant  
1789 payment, credit, tax credit or other assistance, including a loan, loan  
1790 guarantee, or reduction in the principal obligation of or rate of interest  
1791 payable on a loan or a portion of a loan;

1792 (2) "Growth-related project" means any project which includes (A)  
1793 the acquisition of real property when the acquisition costs are in excess  
1794 of one hundred thousand dollars, except the acquisition of open space  
1795 for the purposes of conservation or preservation; (B) the development  
1796 or improvement of real property when the development costs are in  
1797 excess of one hundred thousand dollars; (C) the acquisition of public  
1798 transportation equipment or facilities when the acquisition costs are in  
1799 excess of one hundred thousand dollars; or (D) the authorization of  
1800 each state grant, any application for which is not pending on July 1,  
1801 2006, for an amount in excess of one hundred thousand dollars, for the  
1802 acquisition or development or improvement of real property or for the  
1803 acquisition of public transportation equipment or facilities, except the  
1804 following: (i) Projects for maintenance, repair, additions or renovations

1805 to existing facilities, acquisition of land for telecommunications towers  
1806 whose primary purpose is public safety, parks, conservation and open  
1807 space, and acquisition of agricultural, conservation and historic  
1808 easements; (ii) funding by the Department of [Economic and  
1809 Community Development] Housing for any project financed with  
1810 federal funds used to purchase or rehabilitate existing single or multi-  
1811 family housing or projects financed with the proceeds of revenue  
1812 bonds if the Commissioner of [Economic and Community  
1813 Development] Housing determines that application of this section and  
1814 sections 16a-35d and 16a-35e (I) conflicts with any provision of federal  
1815 or state law applicable to the issuance or tax-exempt status of the  
1816 bonds or any provision of any trust agreement between the  
1817 Department of [Economic and Community Development] Housing  
1818 and any trustee, or (II) would otherwise prohibit financing of an  
1819 existing project or financing provided to cure or prevent any default  
1820 under existing financing; (iii) projects that the Commissioner of  
1821 [Economic and Community Development] Housing determines  
1822 promote fair housing choice and racial and economic integration as  
1823 described in section 8-37cc; (iv) projects at an existing facility needed to  
1824 comply with state environmental or health laws or regulations  
1825 adopted thereunder; (v) school construction projects funded by the  
1826 Department of Education under chapter 173; (vi) libraries; (vii)  
1827 municipally owned property or public buildings used for government  
1828 purposes; and (viii) any other project, funding or other state assistance  
1829 not included under subparagraphs (A) to (D), inclusive, of this  
1830 subdivision.

1831 (3) "Priority funding area" means the area of the state designated  
1832 under subsection (b) of this section.

1833 (b) The Secretary of the Office of Policy and Management, in  
1834 consultation with the Commissioners of Economic and Community  
1835 Development, Housing, Energy and Environmental Protection,  
1836 Administrative Services, Agriculture and Transportation, the regional  
1837 planning agencies in the state and any other persons or entities the  
1838 secretary deems necessary, shall develop recommendations for

1839 delineation of the boundaries of priority funding areas in the state and  
1840 for revisions thereafter. In making such recommendations, the  
1841 secretary shall consider areas designated as regional centers, growth  
1842 areas, neighborhood conservation areas and rural community centers  
1843 on the state plan of conservation and development, redevelopment  
1844 areas, distressed municipalities, as defined in section 32-9p, targeted  
1845 investment communities, as defined in section 32-222, public  
1846 investment communities, as defined in section 7-545, enterprise zones,  
1847 designated by the Commissioner of Economic and Community  
1848 Development under section 32-70 and corridor management areas  
1849 identified in the state plan of conservation and development. The  
1850 secretary shall submit the recommendations to the Continuing  
1851 Legislative Committee on State Planning and Development established  
1852 pursuant to section 4-60d for review when the state plan of  
1853 conservation and development is submitted to such committee in  
1854 accordance with section 16a-29. The committee shall report its  
1855 recommendations to the General Assembly at the time said state plan  
1856 is submitted to the General Assembly under section 16a-30. The  
1857 boundaries shall become effective upon approval of the General  
1858 Assembly.

1859 Sec. 45. Subsections (g) and (h) of section 25-68d of the general  
1860 statutes are repealed and the following is substituted in lieu thereof  
1861 (*Effective July 1, 2013*):

1862 (g) The provisions of this section shall not apply to any proposal by  
1863 the Department of Transportation, the Department of Housing or the  
1864 Department of Economic and Community Development for a project  
1865 within a drainage basin of less than one square mile.

1866 (h) The provisions of subsections (a) to (d), inclusive, and (f) and (g)  
1867 of this section shall not apply to the following critical activities above  
1868 the one-hundred-year flood elevation that involve state funded  
1869 housing reconstruction, rehabilitation or renovation, provided the state  
1870 agency that provides funding for such activity certifies that it complies  
1871 with the provisions of the National Flood Insurance Program and the

1872 requirements of this subsection: (1) Projects involving the renovation  
1873 or rehabilitation of existing housing on the [Department of Economic  
1874 and Community Development's] Department of Housing's most recent  
1875 affordable housing appeals list; (2) construction of minor structures to  
1876 an existing building for the purpose of providing handicapped  
1877 accessibility pursuant to the State Building Code; (3) construction of  
1878 open decks attached to residential structures, properly anchored in  
1879 accordance with the State Building Code; (4) the demolition and  
1880 reconstruction of existing housing for persons and families of low and  
1881 moderate income, provided there is no increase in the number of  
1882 dwelling units and (A) such reconstruction is limited to the footprint of  
1883 the existing foundation of the building or buildings used for such  
1884 purpose, or which could be used for such purpose subsequent to  
1885 reconstruction, or (B) such reconstruction is on a parcel of land where  
1886 the elevation of such land is above the one-hundred-year flood  
1887 elevation, provided there is no placement of fill within an adopted  
1888 Federal Emergency Management Agency flood zone.

1889 Sec. 46. Subsection (b) of section 17b-90 of the general statutes is  
1890 repealed and the following is substituted in lieu thereof (*Effective July*  
1891 *1, 2013*):

1892 (b) No person shall, except for purposes directly connected with the  
1893 administration of programs of the Department of Social Services and in  
1894 accordance with the regulations of the commissioner, solicit, disclose,  
1895 receive or make use of, or authorize, knowingly permit, participate in  
1896 or acquiesce in the use of, any list of the names of, or any information  
1897 concerning, persons applying for or receiving assistance from the  
1898 Department of Social Services or persons participating in a program  
1899 administered by said department, directly or indirectly derived from  
1900 the records, papers, files or communications of the state or its  
1901 subdivisions or agencies, or acquired in the course of the performance  
1902 of official duties. The Commissioner of Social Services shall disclose (1)  
1903 to any authorized representative of the Labor Commissioner such  
1904 information directly related to unemployment compensation,  
1905 administered pursuant to chapter 567 or information necessary for

1906 implementation of sections 17b-688b, 17b-688c and 17b-688h and  
1907 section 122 of public act 97-2 of the June 18 special session, (2) to any  
1908 authorized representative of the Commissioner of Mental Health and  
1909 Addiction Services any information necessary for the implementation  
1910 and operation of the basic needs supplement program or the Medicaid  
1911 program for low-income adults, established pursuant to section 17b-  
1912 261n, (3) to any authorized representative of the Commissioner of  
1913 Administrative Services or the Commissioner of Emergency Services  
1914 and Public Protection such information as the Commissioner of Social  
1915 Services determines is directly related to and necessary for the  
1916 Department of Administrative Services or the Department of  
1917 Emergency Services and Public Protection for purposes of performing  
1918 their functions of collecting social services recoveries and  
1919 overpayments or amounts due as support in social services cases,  
1920 investigating social services fraud or locating absent parents of public  
1921 assistance recipients, (4) to any authorized representative of the  
1922 Commissioner of Children and Families necessary information  
1923 concerning a child or the immediate family of a child receiving services  
1924 from the Department of Social Services, including safety net services, if  
1925 the Commissioner of Children and Families or the Commissioner of  
1926 Social Services has determined that imminent danger to such child's  
1927 health, safety or welfare exists to target the services of the family  
1928 services programs administered by the Department of Children and  
1929 Families, (5) to a town official or other contractor or authorized  
1930 representative of the Labor Commissioner such information  
1931 concerning an applicant for or a recipient of assistance under state-  
1932 administered general assistance deemed necessary by the  
1933 Commissioner of Social Services and the Labor Commissioner to carry  
1934 out their respective responsibilities to serve such persons under the  
1935 programs administered by the Labor Department that are designed to  
1936 serve applicants for or recipients of state-administered general  
1937 assistance, (6) to any authorized representative of the Commissioner of  
1938 Mental Health and Addiction Services for the purposes of the  
1939 behavioral health managed care program established by section 17a-  
1940 453, (7) to any authorized representative of the Commissioner of Public

1941 Health to carry out his or her respective responsibilities under  
1942 programs that regulate child day care services or youth camps, (8) to a  
1943 health insurance provider, in IV-D support cases, as defined in  
1944 subdivision (13) of subsection (b) of section 46b-231, information  
1945 concerning a child and the custodial parent of such child that is  
1946 necessary to enroll such child in a health insurance plan available  
1947 through such provider when the noncustodial parent of such child is  
1948 under court order to provide health insurance coverage but is unable  
1949 to provide such information, provided the Commissioner of Social  
1950 Services determines, after providing prior notice of the disclosure to  
1951 such custodial parent and an opportunity for such parent to object,  
1952 that such disclosure is in the best interests of the child, (9) to any  
1953 authorized representative of the Department of Correction, in IV-D  
1954 support cases, as defined in subdivision (13) of subsection (b) of  
1955 section 46b-231, information concerning noncustodial parents that is  
1956 necessary to identify inmates or parolees with IV-D support cases who  
1957 may benefit from Department of Correction educational, training, skill  
1958 building, work or rehabilitation programming that will significantly  
1959 increase an inmate's or parolee's ability to fulfill such inmate's support  
1960 obligation, (10) to any authorized representative of the Judicial Branch,  
1961 in IV-D support cases, as defined in subdivision (13) of subsection (b)  
1962 of section 46b-231, information concerning noncustodial parents that is  
1963 necessary to: (A) Identify noncustodial parents with IV-D support  
1964 cases who may benefit from educational, training, skill building, work  
1965 or rehabilitation programming that will significantly increase such  
1966 parent's ability to fulfill such parent's support obligation, (B) assist in  
1967 the administration of the Title IV-D child support program, or (C)  
1968 assist in the identification of cases involving family violence, [or] (11)  
1969 to any authorized representative of the State Treasurer, in IV-D  
1970 support cases, as defined in subdivision (13) of subsection (b) of  
1971 section 46b-231, information that is necessary to identify child support  
1972 obligors who owe overdue child support prior to the Treasurer's  
1973 payment of such obligors' claim for any property unclaimed or  
1974 presumed abandoned under part III of chapter 32, or (12) to any  
1975 authorized representative of the Commissioner of Housing for the

1976 purpose of administering the renters rebate program established by  
1977 section 12-170d, as amended by this act. No such representative shall  
1978 disclose any information obtained pursuant to this section, except as  
1979 specified in this section. Any applicant for assistance provided through  
1980 said department shall be notified that, if and when such applicant  
1981 receives benefits, the department will be providing law enforcement  
1982 officials with the address of such applicant upon the request of any  
1983 such official pursuant to section 17b-16a.

1984 Sec. 47. Section 17b-347e of the general statutes is repealed and the  
1985 following is substituted in lieu thereof (*Effective July 1, 2013*):

1986 (a) The Commissioner of Social Services, in collaboration with the  
1987 Commissioner of [Economic and Community Development] Housing  
1988 and the Connecticut Housing Finance Authority, shall [establish]  
1989 maintain a demonstration project to provide subsidized assisted living  
1990 services, as defined in section 19-13-D105 of the regulations of  
1991 Connecticut state agencies, for persons residing in affordable housing,  
1992 as defined in section 8-39a. The demonstration project shall be  
1993 conducted in at least three municipalities to be determined by the  
1994 Commissioner of Social Services. The demonstration project shall be  
1995 limited to a maximum of three hundred subsidized dwelling units.  
1996 Applicants for such subsidized assisted living services shall be subject  
1997 to the same eligibility requirements as the Connecticut home care  
1998 program for the elderly pursuant to section 17b-342.

1999 (b) [Not later than January 1, 1999, the Commissioner of Social  
2000 Services shall enter into] There shall be a memorandum of  
2001 understanding [with] among the Commissioner of [Economic and  
2002 Community Development] Housing, the Commissioner of Social  
2003 Services and the Connecticut Housing Finance Authority. Such  
2004 memorandum of understanding shall specify that (1) the Department  
2005 of Social Services apply for a Medicaid waiver to secure federal  
2006 financial participation to fund assisted living services, establish a  
2007 process to select nonprofit and for-profit providers and determine the  
2008 number of dwelling units in the demonstration project, (2) the

2009 Department of [Economic and Community Development] Housing  
2010 provide rental subsidy certificates pursuant to section 8-402 or rental  
2011 assistance pursuant to section 8-119kk, as amended by this act, and (3)  
2012 the Connecticut Housing Finance Authority provide second mortgage  
2013 loans for housing projects for which the authority has provided  
2014 financial assistance in the form of a loan secured by a first mortgage  
2015 pursuant to section 8-403 for the demonstration project. [Not later than  
2016 July 1, 1999, the Connecticut Housing Finance Authority shall issue a  
2017 request for proposals for persons or entities interested in participating  
2018 in the demonstration project.]

2019 (c) Nothing in this section shall be construed to prohibit a  
2020 combination of unsubsidized dwelling units and subsidized dwelling  
2021 units under the demonstration project within the same facility.  
2022 Notwithstanding the provisions of section 8-402, the Department of  
2023 [Economic and Community Development] Housing may set the rental  
2024 subsidy at any percentage of the annual aggregate family income and  
2025 define aggregate family income and eligibility for subsidies in a  
2026 manner consistent with such demonstration project.

2027 Sec. 48. Section 17b-800 of the general statutes is repealed and the  
2028 following is substituted in lieu thereof (*Effective July 1, 2013*):

2029 (a) The Commissioner of [Social Services] Housing may, upon  
2030 application of any public or private organization or agency, make  
2031 grants, within available appropriations, to develop and maintain  
2032 programs for homeless individuals including programs for emergency  
2033 shelter services, transitional housing services, on-site social services for  
2034 available permanent housing and for the prevention of homelessness.

2035 (b) Each shelter receiving a grant pursuant to this section (1) shall  
2036 provide decent, safe and sanitary shelter for residents of the shelter; (2)  
2037 shall not suspend or expel a resident without good cause; (3) shall, in  
2038 the case of a resident who is listed on the registry of sexual offenders  
2039 maintained pursuant to chapter 969, provide verification of such  
2040 person's residence at the shelter to a law enforcement officer upon the  
2041 request of such officer; and (4) shall provide a grievance procedure by

2042 which residents can obtain review of grievances, including grievances  
2043 concerning suspension or expulsion from the shelter. No shelter  
2044 serving homeless families may admit a person who is listed on the  
2045 registry of sexual offenders maintained pursuant to chapter 969. The  
2046 Commissioner of [Social Services] Housing shall adopt regulations, in  
2047 accordance with the provisions of chapter 54, establishing (A)  
2048 minimum standards for shelter grievance procedures and rules  
2049 concerning the suspension and expulsion of shelter residents and (B)  
2050 standards for the review and approval of the operating policies of  
2051 shelters receiving a grant under this section. Shelter operating policies  
2052 shall establish a procedure for the release of information concerning a  
2053 resident who is listed on the registry of sexual offenders maintained  
2054 pursuant to chapter 969 to a law enforcement officer in accordance  
2055 with this subsection.

2056 Sec. 49. Section 17b-800a of the general statutes is repealed and the  
2057 following is substituted in lieu thereof (*Effective July 1, 2013*):

2058 (a) The Department of [Social Services] Housing, in consultation  
2059 with appropriate state agencies and within available appropriations,  
2060 shall (1) allocate existing funding and resources to ensure the  
2061 availability of homeless shelters that accept intact families or that assist  
2062 families to find adequate alternative arrangements that allow the  
2063 family to remain together; and (2) review program eligibility  
2064 requirements and other policies to ensure that unaccompanied  
2065 homeless children have access, to the fullest extent practicable, to  
2066 critical services that such children might otherwise have been  
2067 prevented from receiving due to age or guardianship requirements. ];  
2068 and (3) work, in accordance with state and federal law, to seek relief  
2069 from income garnishment orders through the appropriate judicial  
2070 authority if it is deemed appropriate to be in the best interests of  
2071 children and families.]

2072 (b) The Department of Social Services, in consultation with  
2073 appropriate state agencies and within available appropriations, shall  
2074 work, in accordance with state and federal law, to seek relief from

2075 income garnishment orders through the appropriate judicial authority  
2076 if it is deemed appropriate to be in the best interests of children and  
2077 families.

2078 [(b)] (c) The Department of Education, in consultation with  
2079 appropriate departments, shall seek full utilization of the federal  
2080 McKinney-Vento Homeless Assistance Act to protect children falling  
2081 into homelessness from school failure and dropping out of school and  
2082 to improve access to higher education.

2083 Sec. 50. Section 17b-806 of the general statutes is repealed and the  
2084 following is substituted in lieu thereof (*Effective July 1, 2013*):

2085 (a) The Commissioner of [Social Services] Housing, in consultation  
2086 with the Commissioner of Social Services, shall establish and  
2087 administer a homefinders program, which includes participation by  
2088 housing authorities, to assist families including recipients of temporary  
2089 family assistance who are homeless or in imminent danger of eviction  
2090 or foreclosure. The commissioner shall administer the program within  
2091 available appropriations.

2092 (b) The Commissioner of [Social Services] Housing may adopt  
2093 regulations in accordance with chapter 54 to carry out the purposes of  
2094 this section.

2095 Sec. 51. Section 17b-813 of the general statutes is repealed and the  
2096 following is substituted in lieu thereof (*Effective July 1, 2013*):

2097 The Commissioner of [Social Services] Housing, in consultation  
2098 with the Commissioner of Social Services, shall provide emergency  
2099 rental assistance for families eligible for assistance under the  
2100 temporary family assistance program living in hotels and motels as a  
2101 component of the program for rental assistance established under  
2102 section 17b-812.

2103 Sec. 52. Subsection (b) of section 32-601 of the general statutes is  
2104 repealed and the following is substituted in lieu thereof (*Effective July*  
2105 *1, 2013*):

2106 (b) The Capital Region Development Authority shall be governed  
2107 by a board of directors consisting of [thirteen] fourteen members. The  
2108 members of the board shall be appointed as follows: (1) Four  
2109 appointed by the Governor, (2) two appointed by the mayor of the city  
2110 of Hartford, one of whom shall be a resident of the city of Hartford,  
2111 and one of whom shall be an employee of the city of Hartford who is  
2112 not an elected official, (3) one appointed jointly by the speaker of the  
2113 House of Representatives and the president pro tempore of the Senate,  
2114 and (4) one appointed jointly by the minority leaders of the House of  
2115 Representatives and Senate. The mayor of Hartford and the mayor of  
2116 East Hartford shall be members of the board. The Secretary of the  
2117 Office of Policy and Management and the Commissioners of  
2118 Transportation, Housing and Economic and Community  
2119 Development, or their designees, shall serve as ex-officio members of  
2120 the board. The chairperson shall be designated by the Governor. All  
2121 initial appointments shall be made not later than fifteen days after June  
2122 15, 2012. The terms of the initial board members appointed shall be as  
2123 follows: The four members appointed by the Governor shall serve  
2124 four-year terms from said appointment date; the two members  
2125 appointed by the mayor of the town and city of Hartford shall serve  
2126 three-year terms from said appointment date; the member appointed  
2127 jointly by the speaker of the House of Representatives and the  
2128 president pro tempore of the Senate shall serve a two-year term from  
2129 said appointment date and the member appointed jointly by the  
2130 minority leaders of the House of Representatives and the Senate shall  
2131 serve a two-year term from said appointment date. Thereafter all  
2132 members shall be appointed for four-year terms. A member of the  
2133 board shall be eligible for reappointment. Any member of the board  
2134 may be removed by the appointing authority for misfeasance,  
2135 malfeasance or wilful neglect of duty. Each member of the board,  
2136 before commencing such member's duties, shall take and subscribe the  
2137 oath or affirmation required by article XI, section 1, of the State  
2138 Constitution. A record of each such oath shall be filed in the office of  
2139 the Secretary of the State. The board of directors shall maintain a  
2140 record of its proceedings in such form as it determines, provided such

2141 record indicates attendance and all votes cast by each member. Any  
2142 member who fails to attend three consecutive meetings or who fails to  
2143 attend fifty per cent of all meetings held during any calendar year shall  
2144 be deemed to have resigned from the board. A majority vote of the  
2145 members of the board shall constitute a quorum and the affirmative  
2146 vote of a majority of the members present at a meeting of the board  
2147 shall be sufficient for any action taken by the board. No vacancy in the  
2148 membership of the board shall impair the right of a quorum to exercise  
2149 all the rights and perform all the duties of the board. Any action taken  
2150 by the board may be authorized by resolution at any regular or special  
2151 meeting and shall take effect immediately unless otherwise provided  
2152 in the resolution. The board may delegate to three or more of its  
2153 members, or its officers, agents and employees, such board powers and  
2154 duties as it may deem proper.

2155 Sec. 53. Subsection (b) of section 32-602 of the general statutes is  
2156 repealed and the following is substituted in lieu thereof (*Effective July*  
2157 *1, 2013*):

2158 (b) For these purposes, the authority shall have the following  
2159 powers: (1) To have perpetual succession as a body corporate and to  
2160 adopt procedures for the regulation of its affairs and the conduct of its  
2161 business as provided in subsection (f) of section 32-601, to adopt a  
2162 corporate seal and alter the same at its pleasure, and to maintain an  
2163 office at such place or places within the city of Hartford as it may  
2164 designate; (2) to sue and be sued, to contract and be contracted with;  
2165 (3) to employ such assistants, agents and other employees as may be  
2166 necessary or desirable to carry out its purposes, which employees shall  
2167 be exempt from the classified service and shall not be employees, as  
2168 defined in subsection (b) of section 5-270, to fix their compensation, to  
2169 establish and modify personnel procedures as may be necessary from  
2170 time to time and to negotiate and enter into collective bargaining  
2171 agreements with labor unions; (4) to acquire, lease, hold and dispose of  
2172 personal property for the purposes set forth in section 32-602, as  
2173 amended by this act; (5) to procure insurance against any liability or  
2174 loss in connection with its property and other assets, in such amounts

2175 and from such insurers as it deems desirable and to procure insurance  
2176 for employees; (6) to invest any funds not needed for immediate use or  
2177 disbursement in obligations issued or guaranteed by the United States  
2178 of America or the state of Connecticut, including the Short Term  
2179 Investment Fund, and the Tax-Exempt Proceeds Fund, and in other  
2180 obligations which are legal investments for savings banks in this state  
2181 and in time deposits or certificates of deposit or other similar banking  
2182 arrangements secured in such manner as the authority determines; (7)  
2183 notwithstanding any other provision of the general statutes, upon  
2184 request of the Secretary of the Office of Policy and Management, to  
2185 enter into an agreement for funding to facilitate the relocation of state  
2186 offices within the capital city economic development district; [and] (8)  
2187 to enter into such memoranda of understanding as the authority  
2188 deems appropriate to carry out its responsibilities under this chapter;  
2189 and (9) to do all acts and things necessary or convenient to carry out  
2190 the purposes of and the powers expressly granted by this section.

2191 Sec. 54. Subsection (b) of section 32-616 of the general statutes is  
2192 repealed and the following is substituted in lieu thereof (*Effective July*  
2193 *1, 2013*):

2194 (b) The proceeds of the sale of said bonds, to the extent of the  
2195 amount stated in subsection (a) of this section, shall be used by the  
2196 Department of Economic and Community Development or the  
2197 Department of Housing for grants-in-aid for capital city projects as  
2198 follows:

2199 (1) For the Civic Center and coliseum complex renovation and  
2200 rejuvenation project, not exceeding fifteen million dollars;

2201 (2) For the riverfront infrastructure development and improvement  
2202 project, not exceeding nineteen million eight hundred eighty thousand  
2203 dollars provided no amount shall be issued under this subdivision  
2204 until the Commissioner of Economic and Community Development  
2205 certifies to the State Bond Commission that it has received a  
2206 commitment by agreement, contract or other legally enforceable  
2207 instrument with private investors or developers for a minimum

2208 private investment equal to the amount of bonds at the time such  
2209 bonds are issued pursuant to this subdivision taken together with any  
2210 previous commitments;

2211 (3) For housing rehabilitation and new construction projects, as  
2212 defined in subparagraph (E) (i) of subdivision (2) of section 32-600, not  
2213 exceeding thirty-five million dollars, provided seven million dollars of  
2214 said authorization shall be effective July 1, 1999, fourteen million  
2215 dollars of said authorization shall be effective July 1, 2000, fourteen  
2216 million dollars of said authorization shall be effective July 1, 2001, and  
2217 four million dollars of said authorization shall be effective July 1, 2003;

2218 (4) For demolition or redevelopment projects, as defined in  
2219 subparagraph (E) (ii) of subdivision (2) of section 32-600, not exceeding  
2220 twenty-five million dollars, provided seven million dollars of said  
2221 authorization shall be effective July 1, 1999, eight million dollars of  
2222 said authorization shall be effective July 1, 2000, five million dollars of  
2223 said authorization shall be effective July 1, 2001, and three million  
2224 dollars of said authorization shall be effective July 1, 2003;

2225 (5) For parking projects, as defined in subparagraph (F) of  
2226 subdivision (2) of section 32-600, not exceeding twelve million dollars.

2227 Sec. 55. Section 32-1m of the general statutes is repealed and the  
2228 following is substituted in lieu thereof (*Effective July 1, 2013*):

2229 (a) Not later than February 1, 2006, and annually thereafter, the  
2230 Commissioner of Economic and Community Development shall  
2231 submit a report to the Governor and the General Assembly, in  
2232 accordance with the provisions of section 11-4a. Not later than thirty  
2233 days after submission of the report to the Governor and the General  
2234 Assembly, said commissioner shall post the report on the Department  
2235 of Economic and Community Development's web site. Said report  
2236 shall include, but not be limited to, the following information with  
2237 regard to the activities of the Department of Economic and  
2238 Community Development during the preceding state fiscal year:

2239 (1) A brief description and assessment of the state's economy during  
2240 such year, utilizing the most recent and reasonably available data, and  
2241 including:

2242 (A) Connecticut employment by industry;

2243 (B) Connecticut and national average unemployment;

2244 (C) Connecticut gross state product, by industry;

2245 (D) Connecticut productivity, by industry, compared to the national  
2246 average;

2247 (E) Connecticut manufacturing activity;

2248 (F) Identification of economic and competitive conditions affecting  
2249 Connecticut's industry sectors, problems resulting from these  
2250 conditions and state efforts to address the problems;

2251 (G) A brief summary of Connecticut's competitiveness as a place for  
2252 business, which shall include, but not be limited to, an evaluation of (i)  
2253 how the programs and policies of state government affect the state  
2254 economy and state business environment, (ii) the ability of the state to  
2255 retain and attract businesses, (iii) the steps taken by other states to  
2256 improve the competitiveness of such states as places for business, and  
2257 (iv) programs and policies the state could implement to improve the  
2258 competitiveness of the state in order to encourage economic growth;  
2259 and

2260 (H) Any other economic information that the commissioner deems  
2261 appropriate.

2262 (2) A statement of the department's economic and community  
2263 development objectives, measures of program success and standards  
2264 for granting financial and nonfinancial assistance under programs  
2265 administered by the department.

2266 (3) An analysis of the economic development portfolio of the  
2267 department, including:

2268 (A) A list of the names, addresses and locations of all recipients of  
2269 the department's assistance;

2270 (B) The following information concerning each recipient of such  
2271 assistance: (i) Business activities, (ii) standard industrial classification  
2272 codes or North American industrial classification codes, (iii) number of  
2273 full-time jobs and part-time jobs at the time of application, (iv) number  
2274 of actual full-time jobs and actual part-time jobs during the preceding  
2275 state fiscal year, (v) whether the recipient is a minority or woman-  
2276 owned business, (vi) a summary of the terms and conditions for the  
2277 assistance, including the type and amount of state financial assistance,  
2278 job creation or retention requirements and anticipated wage rates, (vii)  
2279 the amount of investments from private and other nonstate sources  
2280 that have been leveraged by the assistance, (viii) the extent to which  
2281 employees of the recipient participate in health benefit plans offered  
2282 by such recipient, (ix) the extent to which the recipient offers unique  
2283 economic, social, cultural or aesthetic attributes to the municipality in  
2284 which the recipient is located or to the state, and (x) the amount of  
2285 state investment;

2286 (C) A portfolio analysis, including (i) an analysis of the wages paid  
2287 by recipients of financial assistance, (ii) the average portfolio wage,  
2288 median portfolio wage, highest and lowest portfolio wage, (iii)  
2289 portfolio wage data by industry, and (iv) portfolio wage data by  
2290 municipality;

2291 (D) An investment analysis, including (i) total portfolio value, (ii)  
2292 total investment by industry, (iii) portfolio dollar per job average, (iv)  
2293 portfolio leverage ratio, and (v) percentage of financial assistance  
2294 which was provided to high performance work organizations in the  
2295 preceding state fiscal year; and

2296 (E) An analysis of the estimated economic effects of the  
2297 department's economic development investments on the state's  
2298 economy, including (i) contribution to gross state product for the total  
2299 economic development portfolio and for any investment activity  
2300 occurring in the preceding state fiscal year, (ii) direct and indirect

2301 employment created by the investments for the total portfolio and for  
2302 any investment activity occurring in the preceding state fiscal year, (iii)  
2303 productivity of recipients of financial assistance as a result of the  
2304 department's investment occurring in the preceding state fiscal year,  
2305 (iv) directly or indirectly increased property values in the  
2306 municipalities in which the recipients of assistance are located, and (v)  
2307 personal income.

2308 (4) An analysis of the community development portfolio of the  
2309 department, including:

2310 (A) A list of the names, addresses and locations of all recipients of  
2311 the department's assistance;

2312 (B) The following information concerning each recipient of such  
2313 assistance: (i) Amount of state investment, (ii) a summary of the terms  
2314 and conditions for the department's assistance, including the type and  
2315 amount of state financial assistance, and (iii) the amount of  
2316 investments from private and other nonstate sources that have been  
2317 leveraged by such assistance;

2318 (C) An investment analysis, including (i) total active portfolio value,  
2319 (ii) total investments made in the preceding state fiscal year, (iii) total  
2320 portfolio by municipality, (iv) total investments made in the preceding  
2321 state fiscal year categorized by municipality, (v) total portfolio  
2322 leverage ratio, and (vi) leverage ratio of the total investments made in  
2323 the preceding state fiscal year; and

2324 (D) An analysis of the estimated economic effects of the  
2325 department's economic development investments on the state's  
2326 economy, including (i) contribution to gross state product for the total  
2327 portfolio and for any investment activity occurring in the preceding  
2328 state fiscal year, (ii) direct and indirect employment created by the  
2329 investments for the total portfolio and for any investment activity  
2330 occurring in the preceding state fiscal year, (iii) productivity of  
2331 recipients of financial assistance as a result of the department's  
2332 investment occurring in the preceding state fiscal year, (iv) directly or

2333 indirectly increased property values in the municipalities in which the  
2334 recipients are located, and (v) personal income.

2335 (5) A summary of the department's economic and community  
2336 development marketing efforts in the preceding state fiscal year, a  
2337 summary of the department's business recruitment strategies and  
2338 activities in such year, and a summary of the department's efforts to  
2339 assist small businesses and minority business enterprises in such year.

2340 (6) A summary of the department's international trade efforts in the  
2341 preceding state fiscal year, and, to the extent possible, a summary of  
2342 foreign direct investment that occurred in the state in such year.

2343 (7) Identification of existing economic clusters, the formation of new  
2344 economic clusters, the measures taken by the commissioner during the  
2345 preceding state fiscal year to encourage the growth of economic  
2346 clusters and the amount of bond funds expended by the department  
2347 during the previous fiscal year on each economic cluster.

2348 (8) (A) A summary of the department's brownfield-related efforts  
2349 and activities within the Office of Brownfield Remediation and  
2350 Development established pursuant to subsections (a) to (f), inclusive,  
2351 of section 32-9cc in the preceding state fiscal year, except for activity  
2352 under the Special Contaminated Property Remediation and Insurance  
2353 Fund program. Such efforts shall include, but not be limited to, (i) total  
2354 portfolio investment in brownfield remediation projects, (ii) total  
2355 investment in brownfield remediation projects in the preceding state  
2356 fiscal year, (iii) total number of brownfield remediation projects, (iv)  
2357 total number of brownfield remediation projects in the preceding state  
2358 fiscal year, (v) total of reclaimed and remediated acreage, (vi) total of  
2359 reclaimed and remediated acreage in the preceding state fiscal year,  
2360 (vii) leverage ratio for the total portfolio investment in brownfield  
2361 remediation projects, and (viii) leverage ratio for the total portfolio  
2362 investment in brownfield remediation projects in the preceding state  
2363 fiscal year. Such summary shall include a list of such brownfield  
2364 remediation projects and, for each such project, the name of the  
2365 developer and the location by street address and municipality and a

2366 tracking of all funds administered through or by said office;

2367 (B) A summary of the department's efforts with regard to the  
2368 Special Contaminated Property Remediation and Insurance Fund,  
2369 including, but not limited to, (i) the number of applications received in  
2370 the preceding state fiscal year, (ii) the number and amounts of loans  
2371 made in such year, (iii) the names of the applicants for such loans, (iv)  
2372 the average time period between submission of application and the  
2373 decision to grant or deny the loan, (v) a list of the applications  
2374 approved and the applications denied and the reasons for such  
2375 denials, and (vi) for each project, the location by street address and  
2376 municipality; and

2377 (C) A summary of the department's efforts with regard to the dry  
2378 cleaning grant program, established pursuant to section 12-263m,  
2379 including, but not limited to, (i) information as to the number of  
2380 applications received, (ii) the number and amounts of grants made  
2381 since the inception of the program, (iii) the names of the applicants,  
2382 (iv) the time period between submission of application and the  
2383 decision to grant or deny the loan, (v) which applications were  
2384 approved and which applications were denied and the reasons for any  
2385 denials, and (vi) a recommendation as to whether the surcharge and  
2386 grant program established pursuant to section 12-263m should  
2387 continue.

2388 (9) The following information concerning enterprise zones  
2389 designated under section 32-70:

2390 (A) A statement of the current goals for enterprise zones;

2391 (B) A statement of the current performance standards to measure  
2392 the progress of municipalities that have enterprise zones in attaining  
2393 the goals for such zones;

2394 (C) A report from each municipality that has an enterprise zone,  
2395 which evaluates the progress of the municipality in meeting the  
2396 performance standards established under section 32-70a; and

2397 (D) An assessment of the performance of each enterprise zone based  
2398 on information collected under subparagraph (C) of this subdivision.

2399 (10) With regard to the grant program designated pursuant to  
2400 sections 32-324a to 32-324e, inclusive, an assessment of program  
2401 performance.

2402 (11) With regard to the fuel diversification program designated  
2403 pursuant to section 32-324g, an assessment of program performance.

2404 [(12) With regard to the department's housing-development-related  
2405 functions and activities:

2406 (A) A brief description and assessment of the state's housing market  
2407 during the preceding state fiscal year, utilizing the most recent and  
2408 reasonably available data, and including, but not limited to, (i) a brief  
2409 description of the significant characteristics of such market, including  
2410 supply, demand and condition and cost of housing, and (ii) any other  
2411 information that the commissioner deems appropriate;

2412 (B) A comprehensive assessment of current and future needs for  
2413 rental assistance under section 8-119kk for housing projects for the  
2414 elderly and disabled, in consultation with the Connecticut Housing  
2415 Finance Authority;

2416 (C) An analysis of the progress of the public and private sectors  
2417 toward meeting housing needs in the state, using building permit data  
2418 from the United States Census Bureau and demolition data from  
2419 Connecticut municipalities;

2420 (D) A list of municipalities that meet the affordable housing criteria  
2421 set forth in subsection (k) of section 8-30g, pursuant to regulations that  
2422 the Commissioner of Economic and Community Development shall  
2423 adopt pursuant to the provisions of chapter 54. For the purpose of  
2424 determining the percentage required by subsection (k) of said section  
2425 8-30g, the commissioner shall use as the denominator the number of  
2426 dwelling units in the municipality, as reported in the most recent  
2427 United States decennial census; and

2428 (E) A statement of the department's housing development  
2429 objectives, measures of program success and standards for granting  
2430 financial and nonfinancial assistance under programs administered by  
2431 said commissioner.

2432 (13) A presentation of the state-funded housing development  
2433 portfolio of the department, including:

2434 (A) A list of the names, addresses and locations of all recipients of  
2435 such assistance; and

2436 (B) For each such recipient, (i) a summary of the terms and  
2437 conditions for the assistance, including the type and amount of state  
2438 financial assistance, (ii) the amount of investments from private and  
2439 other nonstate sources that have been leveraged by the assistance, (iii)  
2440 the number of new units to be created and the number of units to be  
2441 preserved at the time of the application, and (iv) the number of actual  
2442 new units created and number of units preserved.

2443 (14) An analysis of the state-funded housing development portfolio  
2444 of the department, including:

2445 (A) An investment analysis, including the (i) total active portfolio  
2446 value, (ii) total investment made in the preceding state fiscal year, (iii)  
2447 portfolio dollar per new unit created, (iv) estimated dollars per new  
2448 unit created for projects receiving an assistance award in the preceding  
2449 state fiscal year, (v) portfolio dollars per unit preserved, (vi) estimated  
2450 dollar per unit preserved for projects receiving an assistance award in  
2451 the preceding state fiscal year, (vii) portfolio leverage ratio, and (viii)  
2452 leverage ratio for housing development investments made in the  
2453 preceding state fiscal year; and

2454 (B) A production and preservation analysis, including (i) the total  
2455 number of units created, itemized by municipality, for the total  
2456 portfolio and projects receiving an assistance award in the preceding  
2457 state fiscal year, (ii) the total number of elderly units created for the  
2458 total portfolio and for projects receiving an assistance award in the

2459 preceding state fiscal year, (iii) the total number of family units created  
2460 for the total portfolio and for projects receiving an assistance award in  
2461 the preceding state fiscal year, (iv) the total number of units preserved,  
2462 itemized by municipality, for the total portfolio and projects receiving  
2463 an assistance award in the preceding state fiscal year, (v) the total  
2464 number of elderly units preserved for the total portfolio and for  
2465 projects receiving an assistance award in the preceding state fiscal  
2466 year, (vi) the total number of family units preserved for the total  
2467 portfolio and for projects receiving an assistance award in the  
2468 preceding state fiscal year, (vii) an analysis by income group of  
2469 households served by the department's housing construction,  
2470 substantial rehabilitation, purchase and rental assistance programs, for  
2471 each housing development, if applicable, and for each program,  
2472 including number of households served under each program by race  
2473 and data for all households, and (viii) a summary of the department's  
2474 efforts in promoting fair housing choice and racial and economic  
2475 integration, including data on the racial composition of the occupants  
2476 and persons on the waiting list of each housing project that is assisted  
2477 under any housing program established by the general statutes or a  
2478 special act or that is supervised by the department, provided no  
2479 information shall be required to be disclosed by any occupant or  
2480 person on a waiting list for the preparation of such summary. As used  
2481 in this subparagraph, "elderly units" means dwelling units for which  
2482 occupancy is restricted by age, and "family units" means dwelling  
2483 units for which occupancy is not restricted by age.

2484 (15) An economic impact analysis of the department's housing  
2485 development efforts and activities, including, but not limited to:

2486 (A) The contribution of such efforts and activities to the gross state  
2487 product;

2488 (B) The direct and indirect employment created by the investments  
2489 for the total housing development portfolio and for any investment  
2490 activity for such portfolio occurring in the preceding state fiscal year;  
2491 and

2492 (C) Personal income in the state.

2493 (16) With regard to the Housing Trust Fund and Housing Trust  
2494 Fund program, as those terms are defined in section 8-336m:

2495 (A) Activities for the prior fiscal year of the Housing Trust Fund and  
2496 the Housing Trust Fund program; and

2497 (B) The efforts of the department to obtain private support for the  
2498 Housing Trust Fund and the Housing Trust Fund program.

2499 (17) With regard to the department's energy conservation loan  
2500 program:

2501 (A) The number of loans or deferred loans made during the  
2502 preceding fiscal year under each component of such program and the  
2503 total amount of the loans or deferred loans made during such fiscal  
2504 year under each such component;

2505 (B) A description of each step of the loan or deferred loan  
2506 application and review process;

2507 (C) The location of each loan or deferred loan application intake site  
2508 for such program;

2509 (D) The average time period for the processing of loan or deferred  
2510 loan applications during such fiscal year; and

2511 (E) The total administrative expenses of such program for such  
2512 fiscal year.]

2513 [(18)] (12) An assessment of the performance of the Connecticut  
2514 qualified biodiesel producer incentive account grant program  
2515 established pursuant to sections 32-324a to 32-324e, inclusive.

2516 [(19)] (13) An assessment of the performance of the fuel  
2517 diversification grant program established pursuant to section 32-324g.

2518 [(20)] (14) A summary of the total social and economic impact of the

2519 department's efforts and activities in the areas of economic,  
2520 community and housing development, and an assessment of the  
2521 department's performance in terms of meeting its stated goals and  
2522 objectives.

2523 [(21)] (15) With regard to the Connecticut Credit Consortium  
2524 established pursuant to section 32-9yy, a summary of the activity of  
2525 such program, including, but not limited to, the number of loans and  
2526 lines of credit applied for and approved, the size of the businesses, the  
2527 amount of the loans or lines of credit, and the amount repaid to date.

2528 [(22)] (16) With regard to the office of the permit ombudsman,  
2529 established pursuant to section 32-726:

2530 (A) The names of applicants for expedited review;

2531 (B) The date of request for expedited review;

2532 (C) The basis upon which the applicant claimed eligibility for  
2533 expedited review;

2534 (D) State agencies that participated in the permit review process;

2535 (E) The dates on which the permit was granted or denied via the  
2536 expedited review process or the date the applicant was determined not  
2537 to be eligible for expedited review; and

2538 (F) If applicable, the reason the applicant was determined not to be  
2539 eligible for the expedited review process.

2540 [(23)] (17) With regard to the Small Business Express program  
2541 established pursuant to section 32-7g, data on (A) the number of small  
2542 businesses that applied to the Small Business Express program, (B) the  
2543 number of small businesses that received assistance under said  
2544 program and the general categories of such businesses, (C) the  
2545 amounts and types of assistance provided, (D) the total number of jobs  
2546 on the date of application and the number proposed to be created or  
2547 retained, and (E) the most recent employment figures of the small

2548 businesses receiving assistance.

2549 [(24)] (18) With regard to airport development zones established  
2550 pursuant to section 32-75d, a summary of the economic and cost  
2551 benefits of each zone and, in consultation with the Connecticut Airport  
2552 Authority, any recommended revisions to any such zones.

2553 (b) Any annual report that is required from the department by any  
2554 provision of the general statutes shall be incorporated into the annual  
2555 report provided pursuant to subsection (a) of this section.

2556 Sec. 56. (NEW) (*Effective July 1, 2013*) (a) Annually, the  
2557 Commissioner of Housing shall submit a report to the Governor and  
2558 the General Assembly, in accordance with the provisions of section 11-  
2559 4a of the general statutes. Not later than thirty days after submission of  
2560 the report to the Governor and the General Assembly, said  
2561 commissioner shall post the report on the Department of Housing's  
2562 Internet web site. Said report shall include, but not be limited to, the  
2563 following information with regard to the activities of the Department  
2564 of Housing during the preceding state fiscal year:

2565 (1) An analysis of the community development portfolio of the  
2566 department, including:

2567 (A) A list of the names, addresses and locations of all recipients of  
2568 the department's assistance;

2569 (B) The following information concerning each recipient of such  
2570 assistance: (i) Amount of state investment, (ii) a summary of the terms  
2571 and conditions for the department's assistance, including the type and  
2572 amount of state financial assistance, and (iii) the amount of  
2573 investments from private and other nonstate resources that have been  
2574 leveraged by such assistance; and

2575 (C) An investment analysis, including (i) total active portfolio value,  
2576 (ii) total investments made in the preceding state fiscal year, (iii) total  
2577 portfolio by municipality, (iv) total investments made in the preceding  
2578 state fiscal year categorized by municipality, (v) total portfolio

2579 leverage ratio, and (vi) leverage ratio of the total investments made in  
2580 the preceding state fiscal year.

2581 (2) With regard to the department's housing-development-related  
2582 functions and activities:

2583 (A) A brief description and assessment of the state's housing market  
2584 during the preceding state fiscal year, utilizing the most recent and  
2585 reasonably available data, including, but not limited to, (i) a brief  
2586 description of the significant characteristics of such market, including  
2587 supply, demand and condition and cost of housing, and (ii) any other  
2588 information that the commissioner deems appropriate;

2589 (B) A comprehensive assessment of current and future needs for  
2590 rental assistance under section 8-119kk of the general statutes, as  
2591 amended by this act, for housing projects for the elderly and disabled,  
2592 in consultation with the Connecticut Housing Finance Authority;

2593 (C) An analysis of the progress of the public and private sectors  
2594 toward meeting housing needs in the state, using building permit data  
2595 from the United States Census Bureau and demolition data from  
2596 Connecticut municipalities;

2597 (D) A list of municipalities that meet the affordable housing criteria  
2598 set forth in subsection (k) of section 8-30g of the general statutes and in  
2599 regulations adopted by the commissioner pursuant to said section. For  
2600 the purpose of determining the percentage required by subsection (k)  
2601 of said section, the commissioner shall use as the denominator the  
2602 number of dwelling units in the municipality, as reported in the most  
2603 recent United States decennial census; and

2604 (E) A statement of the department's housing development  
2605 objectives, measures of program success and standards for granting  
2606 financial and nonfinancial assistance under programs administered by  
2607 said commissioner.

2608 (3) A presentation of the state-funded housing development  
2609 portfolio of the department, including:

2610 (A) A list of the names, addresses and locations of all recipients of  
2611 such assistance; and

2612 (B) For each such recipient, (i) a summary of the terms and  
2613 conditions for the assistance, including the type and amount of state  
2614 financial assistance, (ii) the amount of investments from private and  
2615 other nonstate sources that have been leveraged by the assistance, (iii)  
2616 the number of new units to be created and the number of units to be  
2617 preserved at the time of the application, and (iv) the number of actual  
2618 new units created and number of units preserved.

2619 (4) An analysis of the state-funded housing development portfolio  
2620 of the department, including:

2621 (A) An investment analysis, including the (i) total active portfolio  
2622 value, (ii) total investment made in the preceding state fiscal year, (iii)  
2623 portfolio dollar per new unit created, (iv) estimated dollars per new  
2624 unit created for projects receiving an assistance award in the preceding  
2625 state fiscal year, (v) portfolio dollars per unit preserved, (vi) estimated  
2626 dollar per unit preserved for projects receiving an assistance award in  
2627 the preceding state fiscal year, (vii) portfolio leverage ratio, and (viii)  
2628 leverage ratio for housing development investments made in the  
2629 preceding state fiscal year; and

2630 (B) A production and preservation analysis, including (i) the total  
2631 number of units created, itemized by municipality, for the total  
2632 portfolio and projects receiving an assistance award in the preceding  
2633 state fiscal year, (ii) the total number of elderly units created for the  
2634 total portfolio and for projects receiving an assistance award in the  
2635 preceding state fiscal year, (iii) the total number of family units created  
2636 for the total portfolio and for projects receiving an assistance award in  
2637 the preceding state fiscal year, (iv) the total number of units preserved,  
2638 itemized by municipality, for the total portfolio and projects receiving  
2639 an assistance award in the preceding state fiscal year, (v) the total  
2640 number of elderly units preserved for the total portfolio and for  
2641 projects receiving an assistance award in the preceding state fiscal  
2642 year, (vi) the total number of family units preserved for the total

2643 portfolio and for projects receiving an assistance award in the  
2644 preceding state fiscal year, (vii) an analysis by income group of  
2645 households served by the department's housing construction,  
2646 substantial rehabilitation, purchase and rental assistance programs, for  
2647 each housing development, if applicable, and for each program,  
2648 including number of households served under each program by race  
2649 and data for all households, and (viii) a summary of the department's  
2650 efforts in promoting fair housing choice and racial and economic  
2651 integration, including data on the racial composition of the occupants  
2652 and persons on the waiting list of each housing project that is assisted  
2653 under any housing program established by the general statutes or a  
2654 special act or that is supervised by the department, provided no  
2655 information shall be required to be disclosed by any occupant or  
2656 person on a waiting list for the preparation of such summary. As used  
2657 in this subparagraph, "elderly units" means dwelling units for which  
2658 occupancy is restricted by age, and "family units" means dwelling  
2659 units for which occupancy is not restricted by age.

2660 (5) An economic impact analysis of the department's housing  
2661 development efforts and activities, including, but not limited to:

2662 (A) The contribution of such efforts and activities to the gross state  
2663 product;

2664 (B) The direct and indirect employment created by the investments  
2665 for the total housing development portfolio and for any investment  
2666 activity for such portfolio occurring in the preceding state fiscal year;  
2667 and

2668 (C) Personal income in the state.

2669 (6) With regard to the Housing Trust Fund and Housing Trust Fund  
2670 program, as those terms are defined in section 8-336m of the general  
2671 statutes:

2672 (A) Activities for the prior fiscal year of the Housing Trust Fund and  
2673 the Housing Trust Fund program; and

2674 (B) The efforts of the department to obtain private support for the  
2675 Housing Trust Fund and the Housing Trust Fund program.

2676 (7) With regard to the department's energy conservation loan  
2677 program:

2678 (A) The number of loans or deferred loans made during the  
2679 preceding fiscal year under each component of such program and the  
2680 total amount of the loans or deferred loans made during such fiscal  
2681 year under each such component;

2682 (B) A description of each step of the loan or deferred loan  
2683 application and review process;

2684 (C) The location of each loan or deferred loan application intake site  
2685 for such program;

2686 (D) The average time period for the processing of loan or deferred  
2687 loan applications during such fiscal year; and

2688 (E) The total administrative expenses of such program for such  
2689 fiscal year.

2690 (8) A summary of the total social and economic impact of the  
2691 department's efforts and activities in the areas of community and  
2692 housing development, and an assessment of the department's  
2693 performance in terms of meeting its stated goals and objectives.

2694 (9) With regard to the department's state program of grants to  
2695 elderly renters under sections 12-170d and 12-170e of the general  
2696 statutes, as amended by this act, which shall be submitted annually by  
2697 the Commissioner of Housing to the joint standing committee of the  
2698 General Assembly having cognizance of matters relating to finance,  
2699 revenue and bonding:

2700 (A) The total number of qualified participants and total benefits  
2701 allowed, subdivided to reflect such totals with respect to each of the  
2702 income brackets as included in the schedule of benefits and married

2703 and unmarried participants;

2704 (B) Applicable to the preceding calendar year, the total number of  
 2705 persons in the state program of grants for elderly renters who received  
 2706 benefits within the limits of each bracket in the following schedule,  
 2707 including the number of persons receiving the maximum and the  
 2708 minimum amount of grant:

T38 Amount of State Grant Allowed				
T39 Married Renters		T39 Unmarried Renters		
T40	Over	Not Exceeding	T40 Over	Not Exceeding
T41	\$	\$ 100 (Minimum)	\$	\$ 100 (Minimum)
T42	100	200	100	200
T43	200	300	200	300
T44	300	400	300	400
T45	400	500	400	500
T46	500	600	500	600
T47	600	700	600	699
T48	700	800		700 (Maximum)
T49	800	899		
T50		900 (Maximum)		

2709 (b) Any annual report that is required from the department by any  
 2710 provision of the general statutes shall be incorporated into the annual  
 2711 report provided pursuant to subsection (a) of this section.

2712 Sec. 57. Section 13b-79s of the general statutes is repealed and the  
 2713 following is substituted in lieu thereof (*Effective July 1, 2013*):

2714 The Secretary of the Office of Policy and Management shall (1) in  
 2715 consultation with the Commissioner of Transportation, the  
 2716 Commissioner of Economic and Community Development, the  
 2717 Commissioner of Housing and the Commissioner of Energy and  
 2718 Environmental Protection, ensure the coordination of state and  
 2719 regional transportation planning with other state planning efforts,  
 2720 including, but not limited to, economic development and housing

2721 plans; (2) coordinate interagency policy and initiatives concerning  
2722 transportation; and (3) in consultation with the Commissioner of  
2723 Transportation, evaluate transportation initiatives and proposed  
2724 expenditures.

2725 Sec. 58. Subsection (a) of section 10-16nn of the general statutes is  
2726 repealed and the following is substituted in lieu thereof (*Effective July*  
2727 *1, 2013*):

2728 (a) There is established an Interagency Council for Ending the  
2729 Achievement Gap. The council shall consist of: (1) The Lieutenant  
2730 Governor, or the Lieutenant Governor's designee, (2) the  
2731 Commissioner of Education, or the commissioner's designee, (3) the  
2732 Commissioner of Children and Families, or the commissioner's  
2733 designee, (4) the Commissioner of Social Services, or the  
2734 commissioner's designee, (5) the Commissioner of Public Health, or the  
2735 commissioner's designee, (6) the president of the Board of Regents for  
2736 Higher Education, or the president's designee, (7) the Commissioner of  
2737 Economic and Community Development, or the commissioner's  
2738 designee, (8) the Commissioner of Administrative Services, or the  
2739 commissioner's designee, [and] (9) the Secretary of the Office of Policy  
2740 and Management, or the secretary's designee, and (10) the  
2741 Commissioner of Housing, or the commissioner's designee. The  
2742 chairperson of the council shall be the Lieutenant Governor, or the  
2743 Lieutenant Governor's designee. The council shall meet at least  
2744 quarterly.

2745 Sec. 59. Subsection (c) of section 8-336f of the general statutes is  
2746 repealed and the following is substituted in lieu thereof (*Effective July*  
2747 *1, 2013*):

2748 (c) The Commissioner of Economic and Community Development  
2749 may provide a local housing partnership with an initial designation  
2750 under the Connecticut housing partnership program upon receipt of  
2751 evidence satisfactory to the commissioner that the local housing  
2752 partnership has been formed in accordance with the provisions of  
2753 subsection (b) of this section and that sufficient local resources have

2754 been committed to the local housing partnership. Upon such initial  
2755 designation, the commissioner shall provide technical assistance to the  
2756 local housing partnership which assistance shall include, but shall not  
2757 be limited to, the following: (1) The assignment of a primary contact  
2758 person in the Department of Economic and Community Development  
2759 to work directly with the local housing partnership, (2) obtaining  
2760 assistance from other state agencies, regional planning agencies [ ] and  
2761 regional housing councils [and the Housing Advisory Committee,  
2762 provided for under section 8-385,] on behalf of the local housing  
2763 partnership when necessary, (3) assisting the local housing partnership  
2764 in developing a comprehensive local housing strategy, (4) assisting the  
2765 local housing partnership in identifying available local resources, (5)  
2766 discussing possible ways to create affordable housing through the use  
2767 of conventional and alternative financing and through public and  
2768 private land use controls, (6) explaining the requirements of and the  
2769 types of assistance available under state housing programs, and (7)  
2770 providing information and advice concerning available federal and  
2771 private financial assistance for all aspects of housing development.

2772 Sec. 60. Section 21-84a of the general statutes is repealed and the  
2773 following is substituted in lieu thereof (*Effective July 1, 2013*):

2774 (a) There is established, within the Department of Consumer  
2775 Protection, a Mobile Manufactured Home Advisory Council composed  
2776 of [fifteen] fourteen members as follows: One member of the  
2777 Connecticut Real Estate Commission, one employee of the Department  
2778 of Economic and Community Development and one employee of the  
2779 Connecticut Housing Finance Authority to be appointed by the  
2780 Governor; an attorney-at-law specializing in mobile manufactured  
2781 home matters to be appointed by the speaker of the House of  
2782 Representatives; one town planner and one representative of the  
2783 banking industry to be appointed by the Governor; three mobile  
2784 manufactured home park owners, one to be appointed by the  
2785 Governor, one to be appointed by the minority leader of the Senate  
2786 and one to be appointed by the minority leader of the House of  
2787 Representatives; a representative of the mobile manufactured home

2788 industry to be appointed by the majority leader of the House of  
2789 Representatives; three mobile manufactured home park tenants or  
2790 representatives of such tenants, each from different geographic areas  
2791 of the state, one to be appointed by the Governor, one to be appointed  
2792 by the president pro tempore of the Senate and one to be appointed by  
2793 the majority leader of the Senate; and a senior citizen, who is either a  
2794 resident of a mobile manufactured home park or a representative of  
2795 other senior citizens who reside in mobile manufactured home parks,  
2796 [and a representative of the Housing Advisory Committee] to be  
2797 appointed by the Governor. The mobile manufactured home park  
2798 owners and the representative of the mobile manufactured home  
2799 industry shall be appointed from a list submitted to the appointing  
2800 authorities by the Connecticut Manufactured Housing Association or  
2801 its successor, if such organization or successor exists. The mobile  
2802 manufactured home park tenants or tenant representatives and the  
2803 senior citizen shall be appointed from a list submitted to the  
2804 appointing authorities by the Connecticut Manufactured Home  
2805 Owners Alliance or its successor, if such organization or successor  
2806 exists. The Governor shall appoint a chairperson from among the  
2807 members of the council. Members shall serve for a term coterminous  
2808 with the term of the Governor or until their successors are appointed,  
2809 whichever is later. Any vacancy shall be filled by the appointing  
2810 authority for the position which has become vacant. Members of the  
2811 council shall not be compensated for their services. Any council  
2812 member who fails to attend three consecutive meetings or who fails to  
2813 attend fifty per cent of all meetings held during any calendar year shall  
2814 be deemed to have resigned from office.

2815 (b) The advisory council shall: Monitor the implementation of  
2816 statutes and regulations affecting mobile manufactured homes,  
2817 promote mobile manufactured homes in the state, conduct a public  
2818 education program to improve public perception and local acceptance  
2819 of mobile manufactured homes and promote them as affordable,  
2820 decent, safe and sanitary housing, and study additional issues related  
2821 to mobile manufactured homes.

2822 Sec. 61. Section 8-37qq of the general statutes is repealed and the  
2823 following is substituted in lieu thereof (*Effective July 1, 2013*):

2824 (a) For the purposes of this section and sections 8-44a, 8-70, 8-78, 8-  
2825 80, 8-114a, 8-117b, 8-119a, 8-119b, 8-119h, 8-119i, 8-119ee, 8-119hh, 8-  
2826 119ii, 8-119jj, 8-169w, 8-214g, 8-216b, 8-218b, 8-219b, 8-387, 8-405, 8-410,  
2827 [8-415,] 8-420, 16a-40b, as amended by this act, and 16a-40j, as  
2828 amended by this act, the following terms shall have the following  
2829 meanings:

2830 (1) "Bond-financed state housing program" means any program  
2831 administered by the Commissioner of Economic and Community  
2832 Development which provides financial assistance for housing  
2833 acquisition, development, rehabilitation or support services, and  
2834 which may be financed in whole or in part from the proceeds of the  
2835 state's general obligation bonds, including: Acquisition of surplus land  
2836 pursuant to section 8-37y, affordable housing projects pursuant to  
2837 section 8-37pp, housing authority programs for social and  
2838 supplementary services, project rehabilitation and improvement and  
2839 energy conservation pursuant to section 8-44a, moderate rental  
2840 housing pursuant to section 8-70, moderate cost housing pursuant to  
2841 section 8-82, housing for elderly persons pursuant to section 8-114a,  
2842 congregate housing for the elderly pursuant to section 8-119h, housing  
2843 for low-income persons pursuant to section 8-119dd, financial  
2844 assistance for redevelopment or urban renewal projects pursuant to  
2845 section 8-154a, housing and community development pursuant to  
2846 sections 8-169l and 8-216b, urban homesteading pursuant to subsection  
2847 (a) of section 8-169w, community housing land bank and land trust  
2848 program pursuant to section 8-214d, as amended by this act, financial  
2849 assistance for development of limited equity cooperatives and mutual  
2850 housing pursuant to section 8-214f, community housing development  
2851 corporations pursuant to sections 8-218 and 8-218a, financial assistance  
2852 to elderly homeowners for emergency repairs or rehabilitation  
2853 pursuant to section 8-219b, financial assistance for removal of lead-  
2854 based paint and asbestos pursuant to section 8-219e, home ownership  
2855 loans pursuant to subsection (a) of section 8-286, housing programs for

2856 homeless persons pursuant to sections 8-356 and 8-357, grants to  
2857 municipalities for financing low and moderate income rental housing  
2858 pursuant to section 8-365, housing infrastructure grants and loans  
2859 pursuant to section 8-387, private rental investment mortgage and  
2860 equity program pursuant to sections 8-401 and 8-403, assistance for  
2861 housing predevelopment costs pursuant to sections 8-410 and 8-411,  
2862 residential subsurface sewage disposal system repair program  
2863 pursuant to [sections 8-415 and] section 8-420, energy conservation  
2864 loans pursuant to section 16a-40b, as amended by this act, rent  
2865 receivership pursuant to section 47a-56j, and any other such program  
2866 now, heretofore or hereafter existing, and any additions or  
2867 amendments to such programs.

2868 (2) "Administrative expense" means any administrative or other cost  
2869 or expense incurred by the state in carrying out the provisions of any  
2870 of the following bond-financed state housing programs, including the  
2871 hiring of necessary employees and the entering of necessary contracts:  
2872 Housing authority programs for social and supplementary services,  
2873 project rehabilitation and improvement, and energy conservation  
2874 pursuant to section 8-44a, moderate rental housing pursuant to section  
2875 8-70, moderate cost housing pursuant to section 8-82, housing for  
2876 elderly persons pursuant to section 8-114a, congregate housing for the  
2877 elderly pursuant to section 8-119h, housing for low-income persons  
2878 pursuant to section 8-119dd, urban homesteading pursuant to  
2879 subsection (a) of section 8-169w, financial assistance for development  
2880 of limited equity cooperatives and mutual housing pursuant to section  
2881 8-214f, financial assistance to elderly homeowners for emergency  
2882 repairs or rehabilitation pursuant to section 8-219b, home ownership  
2883 loans pursuant to subsection (a) of section 8-286, housing programs for  
2884 homeless persons pursuant to sections 8-356 and 8-357, private rental  
2885 investment mortgage and equity program pursuant to sections 8-401  
2886 and 8-403, assistance for housing predevelopment costs pursuant to  
2887 sections 8-410 and 8-411, residential subsurface sewage disposal  
2888 system repair pursuant to [section 8-415 and] section 8-420, and energy  
2889 conservation loans pursuant to section 16a-40b, as amended by this act.

2890 (3) "State service fee" means any fee or charge assessed or collected  
2891 by the state for the purpose of paying for any administrative expense,  
2892 pursuant to subsections (f) and (g) of section 8-44a with respect to  
2893 housing authority programs for social and supplementary services,  
2894 project rehabilitation and improvement, and energy conservation,  
2895 subsection (c) of section 8-70 and section 8-72 with respect to moderate  
2896 rental housing, subsection (b) of section 8-114a and subsection (a) of  
2897 section 8-115a with respect to housing for elderly persons, section 8-  
2898 119h and subsection (a) of section 8-115a with respect to congregate  
2899 housing for the elderly, section 8-119jj and section 8-72 with respect to  
2900 housing for low-income persons, subsection (c) of section 8-218b with  
2901 respect to community housing development corporations, subsection  
2902 (b) of section 8-219b with respect to financial assistance to elderly  
2903 homeowners for emergency repairs and rehabilitation, and subsection  
2904 (a) of section 8-405 with respect to the private rental mortgage and  
2905 equity program.

2906 (b) Notwithstanding any provision of the general statutes or any  
2907 public or special act to the contrary, any administrative expense may  
2908 be paid from the proceeds from the sale of the state's general  
2909 obligation bonds for the bond-financed state housing program for  
2910 which the administrative expense is incurred, to the extent approved  
2911 by the State Bond Commission and allotted by the Governor for such  
2912 purpose.

2913 (c) Notwithstanding any provision of the general statutes or any  
2914 public or special act to the contrary, no service fee shall be assessed or  
2915 collected out of financial assistance financed with the proceeds of the  
2916 state's general obligation bonds initially authorized, allocated or  
2917 approved by the State Bond Commission on or after July 1, 1990.

2918 (d) (1) There is established a fund to be known as the "Housing  
2919 Assistance Bond Fund". The fund shall contain any moneys required  
2920 by law to be deposited in the fund.

2921 (2) (A) The proceeds from the sale of bonds and any bond  
2922 anticipation notes issued for any bond-financed state housing program

2923 shall be deposited in the Housing Assistance Bond Fund, except for: (i)  
2924 The proceeds of bonds and bond anticipation notes initially  
2925 authorized, allocated or approved by the State Bond Commission for  
2926 the purpose of any bond-financed state housing program prior to July  
2927 1, 1990, and any reuse thereof approved by the commission; and (ii)  
2928 any refunding bonds and bonds issued to refund bond anticipation  
2929 notes.

2930 (B) Notwithstanding any provision of the general statutes or any  
2931 public or special act to the contrary, on or after July 1, 1990, the State  
2932 Bond Commission shall not authorize, allocate or approve the issuance  
2933 of bonds not previously authorized, allocated or approved by the  
2934 commission for the purpose of any bond-financed state housing  
2935 program pursuant to any general statute or public or special act  
2936 enacted prior to 1990, except pursuant to sections 4-66c and 47a-56k or  
2937 special act 87-77 or 89-52 as either may be amended from time to time.  
2938 Nothing in this section shall impair the power of the commission to  
2939 authorize the reuse of the proceeds of bonds authorized, allocated or  
2940 approved by the commission prior to July 1, 1990.

2941 (C) The proceeds of bonds and bond anticipation notes deposited in  
2942 the Housing Assistance Bond Fund shall be applied to pay the costs of  
2943 financial assistance and administrative expense for bond-financed state  
2944 housing programs as authorized by the State Bond Commission in  
2945 accordance with section 3-20 and the act or acts pursuant to which  
2946 such bonds and bond anticipation notes were issued.

2947 (e) (1) There is established a fund to be known as the "Housing  
2948 Repayment and Revolving Loan Fund". The fund shall contain any  
2949 moneys required by law to be deposited in the fund and shall be held  
2950 separate and apart from all other money, funds and accounts.  
2951 Investment earnings credited to the fund shall become part of the  
2952 assets of the fund. Any required rebates to the federal government of  
2953 such investment earnings shall be paid from the fund. Any balance  
2954 remaining in said fund at the end of any fiscal year shall be carried  
2955 forward in the fund for the next fiscal year.

2956 (2) (A) Notwithstanding any provision of the general statutes or any  
2957 public or special act to the contrary, except sections 8-76, as amended  
2958 by this act, and 8-80, the following shall be paid to the State Treasurer  
2959 for deposit in the Housing Repayment and Revolving Loan Fund: (i)  
2960 All payments to the state of principal or interest on loans that the  
2961 ultimate recipient is obligated to repay to the state, with or without  
2962 interest, made pursuant to section 8-114a with respect to loans for  
2963 housing for elderly persons, section 8-119h with respect to loans for  
2964 congregate housing for the elderly, subsection (a) of section 8-169w  
2965 with respect to urban homesteading loans, sections 8-218 and 8-218a  
2966 with respect to community housing development corporation loans,  
2967 section 8-337 with respect to security deposit revolving loans, section  
2968 8-410 with respect to housing predevelopment cost loans, [section 8-  
2969 415 and] section 8-420 with respect to subsurface sewage disposal  
2970 system repair loans, and section 8-37pp with respect to loans for  
2971 affordable housing; (ii) all payments of principal with respect to  
2972 energy conservation loans pursuant to section 16a-40b; (iii) all  
2973 payments made to the state constituting the liquidation of an equity  
2974 interest pursuant to section 8-404 with respect to the private rental  
2975 investment mortgage and equity program; (iv) all payments made to  
2976 the state constituting the liquidation of any other security interest or  
2977 lien taken or granted pursuant to a bond-financed state housing  
2978 program or assistance or related agreement, except liquidations  
2979 constituting principal or interest on loans not mentioned in  
2980 subparagraph (A)(i) or (A)(ii) of this subdivision and the liquidation of  
2981 security interests or liens with respect to rent receivership pursuant to  
2982 subsection (c) of section 47a-56i; (v) all other return or recapture of  
2983 state financial assistance made pursuant to the provisions of any bond-  
2984 financed state housing program or assistance or related agreement,  
2985 except principal or interest on loans not mentioned in subparagraph  
2986 (A)(i) or (A)(ii) of this subdivision and payments received with respect  
2987 to rent receivership pursuant to subsection (c) of section 47a-56i; (vi) all  
2988 payments of state service fees and administrative oversight charges  
2989 rendered in accordance with the provisions of any bond-financed state  
2990 housing program other than state service fees financed from the

2991 proceeds of the state's general obligation bonds; and (vii) all other  
2992 compensation or reimbursement paid to the Department of Economic  
2993 and Community Development with respect to bond-financed state  
2994 housing programs other than from the federal government.

2995 (B) Notwithstanding any provision of the general statutes or any  
2996 public or special act to the contrary, except as provided in this  
2997 subsection, loans for any bond-financed state housing program which  
2998 the ultimate recipient is obligated to repay to the state, with or without  
2999 interest, may be paid out of moneys deposited in the Housing  
3000 Repayment and Revolving Loan Fund without the prior approval of  
3001 the State Bond Commission, subject to the approval of the Governor of  
3002 an allotment.

3003 (C) Notwithstanding any provision of the general statutes or any  
3004 public or special act, payment of any administrative expense may be  
3005 made out of the Housing Repayment and Revolving Loan Fund  
3006 subject to the approval of the Governor of an allotment for such  
3007 purpose.

3008 Sec. 62. Section 13b-69 of the general statutes is repealed and the  
3009 following is substituted in lieu thereof (*Effective July 1, 2013*):

3010 (a) The Treasurer shall apply the resources in the Special  
3011 Transportation Fund, upon their receipt, first, to pay or provide for the  
3012 payment of debt service requirements, as defined in section 13b-75, at  
3013 such time or times, in such amount or amounts and in such manner, as  
3014 provided by the proceedings authorizing the issuance of special tax  
3015 obligation bonds pursuant to sections 13b-74 to 13b-77, inclusive, and  
3016 then to pay from the Transportation Strategy Board projects account of  
3017 the Special Transportation Fund, established under section 13b-57r, the  
3018 incremental revenues identified in approved annual financing plans  
3019 for cash funding in accordance with the provisions of section 13b-57q.

3020 (b) The remaining resources of the Special Transportation Fund  
3021 shall, pursuant to appropriation thereof in accordance with chapter 50  
3022 and subject to approval by the Governor of allotment thereof, be

3023 applied and expended for (1) payment of the principal of and interest  
3024 on "general obligation bonds of the state issued for transportation  
3025 purposes", as defined in subsection (c) of this section, or any  
3026 obligations refunding the same, (2) payment of state budget  
3027 appropriations made to or for the Department of Transportation and  
3028 the Department of Motor Vehicles, and (3) payment of state budget  
3029 appropriations made to or for the Department of Emergency Services  
3030 and Public Protection for members of the Division of State Police  
3031 designated by the Commissioner of Emergency Services and Public  
3032 Protection for motor patrol work pursuant to section 29-4, except that  
3033 (A) for the fiscal years commencing on or after July 1, 1998, excluding  
3034 the highway motor patrol budgeted expenses, and (B) for the fiscal  
3035 years commencing on or after July 1, 1999, excluding the highway  
3036 motor patrol fringe benefits.

3037 (c) As used in this section, "general obligation bonds of the state  
3038 issued for transportation purposes" means the aggregate principal  
3039 amount, as determined by the Secretary of the Office of Policy and  
3040 Management, of state general obligation bonds authorized for  
3041 transportation purposes pursuant to the following authorizations  
3042 issued and outstanding at any time: Special acts 406 of the 1959  
3043 session; 328 of the 1961 session, as amended; 362 of the 1963 session, as  
3044 amended; 245 of the February 1965 special session, as amended; 276  
3045 and 315 of the 1967 session, as amended; 255 and 281 of the 1969  
3046 session; 31 of the 1972 session, as amended; 73-74, as amended; 74-43;  
3047 74-102, as amended; 75-101; 76-84, as amended; 77-47; 78-70; 78-71, as  
3048 amended; 78-81, as amended; 79-95; 80-41; 81-71; 82-46, as amended;  
3049 83-17 of the June special session; and 83-2 and 83-3 of the October  
3050 special session; sections 4-66c; 13a-20; 13a-29; 13a-32 to 13a-35,  
3051 inclusive; 13a-157; 13a-165; 13a-166; 13a-176 to 13a-192, inclusive; 13a-  
3052 197; 13a-198a to 13a-198j, inclusive; 13a-239 to 13a-246, inclusive; 16-  
3053 338; 16a-40j, as amended by this act; [and 16a-40k;] and section 28 of  
3054 public act 132 of 1959, sections 8 and 13 of public act 325 of the  
3055 February 1965 special session, as amended; sections 4 and 5 of public  
3056 act 755 of 1969, as amended; and section 1 of public act 80-392.

3057 Sec. 63. Section 16a-40a of the general statutes is repealed and the  
3058 following is substituted in lieu thereof (*Effective July 1, 2013*):

3059 The commissioner shall establish an "Energy Conservation Loan  
3060 Fund". Such fund shall be used for the purposes of making and  
3061 guaranteeing loans or deferred loans authorized under section 16a-40b,  
3062 as amended by this act, and may be used for expenses incurred by the  
3063 commissioner in the implementation of the program of loans, deferred  
3064 loans and loan guarantees under said section, [and in the servicing of  
3065 loans made before July 1, 1985, under section 16a-40k.]

3066 Sec. 64. Subsection (f) of section 16a-40b of the general statutes is  
3067 repealed and the following is substituted in lieu thereof (*Effective July*  
3068 *1, 2013*):

3069 (f) Not later than August first, annually, the commissioner shall  
3070 calculate the difference between (1) the weighted average of the  
3071 percentage rates of interest payable on all subsidized loans made (A)  
3072 after July 1, 1982, from the Energy Conservation Loan Fund, and (B)  
3073 [from the Home Heating System Loan Fund established under section  
3074 16a-40k, and (C)] from the Housing Repayment and Revolving Loan  
3075 Fund pursuant to this section, and (2) the average of the percentage  
3076 rates of interest on any bonds and notes issued pursuant to section 3-  
3077 20, which have been dedicated to the energy conservation loan  
3078 program and used to fund such loans, and multiply such difference by  
3079 the outstanding amount of all such loans, or such lesser amount as  
3080 may be required under Section 103(c) of the Internal Revenue Code of  
3081 1986, or any subsequent corresponding internal revenue code of the  
3082 United States, as from time to time amended. The product of such  
3083 difference and such applicable amount shall not exceed six per cent of  
3084 the sum of the outstanding principal amount at the end of each fiscal  
3085 year of all loans or deferred loans made (A) on or after July 1, 1982,  
3086 from the Energy Conservation Loan Fund, and (B) [from the Home  
3087 Heating System Loan Fund established under section 16a-40k, and (C)]  
3088 from the Housing Repayment and Revolving Loan Fund pursuant to  
3089 this section, and the balance remaining in the Energy Conservation

3090 Loan Fund and the balance of energy conservation loan repayments in  
3091 the Housing Repayment and Revolving Loan Fund. Not later than  
3092 September first, annually, the Public Utilities Regulatory Authority  
3093 shall allocate such product among each electric and gas company  
3094 having at least seventy-five thousand customers, in accordance with a  
3095 formula taking into account, without limitation, the average number of  
3096 residential customers of each company. Not later than October first,  
3097 annually, each such company shall pay its assessed amount to the  
3098 commissioner. The commissioner shall pay to the State Treasurer for  
3099 deposit in the General Fund all such payments from electric and gas  
3100 companies, and shall adopt procedures to assure that such payments  
3101 are not used for purposes other than those specifically provided in this  
3102 section. The authority shall include each company's payment as an  
3103 operating expense of the company for the purposes of rate-making  
3104 under section 16-19.

3105 Sec. 65. Subsection (d) of section 16a-40j of the general statutes is  
3106 repealed and the following is substituted in lieu thereof (*Effective July*  
3107 *1, 2013*):

3108 (d) All proceeds from the repayments of interest and principal on  
3109 any loan authorized under this section and section 16a-40b, as  
3110 amended by this act, [or 16a-40k,] after payment therefrom of any loan  
3111 correspondent's service fees properly chargeable thereto, shall be paid  
3112 to the State Treasurer for deposit in the fund established under section  
3113 16a-40a, as amended by this act, except as provided in section 16a-40b,  
3114 as amended by this act.

3115 Sec. 66. Subsection (e) of section 22a-2d of the general statutes is  
3116 repealed and the following is substituted in lieu thereof (*Effective July*  
3117 *1, 2013*):

3118 (e) Wherever the words "Department of Public Utility Control" are  
3119 used or referred to in the following sections of the general statutes, the  
3120 words "Public Utilities Regulatory Authority" shall be substituted in  
3121 lieu thereof: 1-84, 1-84b, 2-20a, 2-71p, 4-38c, 4a-57, 4a-74, 4d-2, 4d-80, 7-  
3122 223, 7-233t, 7-233ii, 8-387, 12-81q, 12-94d, 12-264, 12-265, 12-408b, 12-

3123 412, 12-491, 13a-82, 13a-126a, 13b-10a, 13b-43, 13b-44, 13b-387a, 15-96,  
3124 16-1, 16-2, 16-2a, 16-6, 16-6a, 16-6b, 16-7, 16-8, 16-8b, 16-8c, 16-8d, 16-9,  
3125 16-9a, 16-10, 16-10a, 16-11, 16-12, 16-13, 16-14, 16-15, 16-16, 16-17, 16-18,  
3126 16-19, 16-19a, 16-19b, 16-19d, 16-19f, 16-19k, 16-19n, 16-19o, 16-19u, 16-  
3127 19w, 16-19x, 16-19z, 16-19aa, 16-19bb, 16-19cc, 16-19dd, 16-19ee, 16-  
3128 19ff, 16-19gg, 16-19jj, 16-19kk, 16-19mm, 16-19nn, 16-19oo, 16-19pp, 16-  
3129 19qq, 16-19tt, 16-19uu, 16-19vv, 16-20, 16-21, 16-23, 16-24, 16-25, 16-25a,  
3130 16-26, 16-27, 16-28, 16-29, 16-32, 16-32a, 16-32b, 16-32c, 16-32e, 16-32f,  
3131 16-32g, 16-33, 16-35, 16-41, 16-42, 16-43, 16-43a, 16-43d, 16-44, 16-44a,  
3132 16-45, 16-46, 16-47, 16-47a, 16-48, 16-49e, 16-50c, 16-50d, 16-50f, 16-50k,  
3133 16-50aa, 16-216, 16-227, 16-231, 16-233, 16-234, 16-235, 16-238, 16-243,  
3134 16-243a, 16-243b, 16-243c, 16-243f, 16-243i, 16-243j, 16-243k, 16-243m,  
3135 16-243n, 16-243p, 16-243q, 16-243r, 16-243s, 16-243t, 16-243u, 16-243v,  
3136 16-243w, 16-244a, 16-244b, 16-244c, 16-244d, 16-244e, 16-244f, 16-244g,  
3137 16-244h, 16-244i, 16-244k, 16-244l, 16-245, 16-245a, 16-245b, 16-245c, 16-  
3138 245e, 16-245g, 16-245l, 16-245p, 16-245q, 16-245s, 16-245t, 16-245u, 16-  
3139 245v, 16-245w, 16-245x, 16-245aa, 16-246, 16-246e, 16-246g, 16-247c, 16-  
3140 247j, 16-247l, 16-247m, 16-247o, 16-247p, 16-247t, 16-249, 16-250, 16-  
3141 250a, 16-250b, 16-256b, 16-256c, 16-256h, 16-256k, 16-258a, 16-258b, 16-  
3142 258c, 16-259, 16-261, 16-262a, 16-262c, 16-262d, 16-262i, 16-262j, 16-262k,  
3143 16-262l, 16-262m, 16-262n, 16-262o, 16-262q, 16-262r, 16-262s, 16-262v,  
3144 16-262w, 16-262x, 16-265, 16-269, 16-271, 16-272, 16-273, 16-274, 16-275,  
3145 16-276, 16-278, 16-280a, 16-280b, 16-280d, 16-280e, 16-280f, 16-280h, 16-  
3146 281a, 16-331, 16-331c, 16-331e, 16-331f, 16-331g, 16-331h, 16-331i, 16-  
3147 331j, 16-331k, 16-331n, 16-331o, 16-331p, 16-331q, 16-331r, 16-331t, 16-  
3148 331u, 16-331v, 16-331y, 16-331z, 16-331aa, 16-331cc, 16-331dd, 16-331ff,  
3149 16-331gg, 16-332, 16-333, 16-333a, 16-333b, 16-333e, 16-333f, 16-333g,  
3150 16-333h, 16-333i, 16-333l, 16-333n, 16-333o, 16-333p, 16-347, 16-348, 16-  
3151 356, 16-357, 16-358, 16-359, 16a-3b, 16a-3c, 16a-7b, 16a-7c, 16a-13b, 16a-  
3152 37c, subsection (b) of section 16a-38n, 16a-38o, 16a-40b, as amended by  
3153 this act, [16a-40k,] 16a-41, 16a-46, 16a-46b, 16a-46c, 16a-47a, 16a-47b,  
3154 16a-47c, 16a-47d, 16a-47e, 16a-48, 16a-49, 16a-103, 20-298, 20-309, 20-  
3155 340, 20-340a, 20-341k, 20-341z, 20-357, 20-541, 22a-174l, 22a-256dd, 22a-  
3156 266, 22a-358, 22a-475, 22a-478, 22a-479, 23-8b, 23-65, 25-33a, 25-33h, 25-  
3157 33k, 25-33l, 25-33p, 25-37d, 25-37e, 26-141b, 28-1b, 28-24, 28-26, 28-27,

3158 28-31, 29-282, 29-415, 32-80a, 32-222, 33-219, 33-221, 33-241, 33-951, 42-  
3159 287, 43-44, 49-4c and 52-259a.

3160 Sec. 67. Subsection (a) of section 8-252a of the general statutes is  
3161 repealed and the following is substituted in lieu thereof (*Effective July*  
3162 *1, 2013*):

3163 (a) The Connecticut Housing Finance Authority is authorized to  
3164 issue bonds secured by a pledge of principal and interest payments  
3165 and other revenues to be received by the state with respect to any  
3166 loans made by the state under any bond-financed housing program, as  
3167 defined in section 8-37qq, as amended by this act. Except as otherwise  
3168 provided in this section, the issuance of such bonds shall be governed  
3169 by the provisions of section 8-252. Such bonds may be guaranteed by  
3170 the authority, which guarantee may be a general obligation of the  
3171 authority. Such bonds whether or not a general obligation of the  
3172 authority may be secured by revenues or other assets of the authority  
3173 which are not subject to the lien of the general housing mortgage  
3174 program bond resolution of the authority adopted September 27, 1972,  
3175 as amended, or subject to a lien created by any other existing bond  
3176 resolution of the authority. The state, acting through the State  
3177 Treasurer, is authorized to pledge such principal and interest  
3178 payments and other revenues, and to make such agreements,  
3179 covenants and representations as may be required for issuance of the  
3180 bonds. The provisions of subdivision [(3)] (2) of section 32-1l, as  
3181 amended by this act, shall not apply to any pledge under this section,  
3182 nor to any transfer of revenues to the Connecticut Housing Finance  
3183 Authority or to a trustee incident to the issuance of bonds under this  
3184 section, but such a pledge or transfer of revenues from bond-financed  
3185 state housing programs, as defined in section 8-37qq, to the  
3186 Connecticut Housing Finance Authority or to a trustee incident to the  
3187 issuance of bonds under this section is hereby authorized. Any pledges  
3188 made pursuant to this section shall be valid and binding from the time  
3189 such pledge is made, and are not subject to further appropriation by  
3190 the state. The proceeds of any bonds issued pursuant to this section  
3191 shall, after payment of all costs of issuance and sale, including, without

3192 limitation, the costs of credit facilities and the establishment of any  
3193 reserves as security for such bonds, be deposited in the General Fund.

3194 Sec. 68. Sections 8-45b, 8-81a, 8-385, 8-415 to 8-419, inclusive, 16a-40k  
3195 and 17a-54a of the general statutes are repealed. (*Effective July 1, 2013*)

This act shall take effect as follows and shall amend the following sections:		
Section 1	<i>July 1, 2013</i>	4-38c
Sec. 2	<i>July 1, 2013</i>	New section
Sec. 3	<i>July 1, 2013</i>	New section
Sec. 4	<i>July 1, 2013</i>	8-37i(c)
Sec. 5	<i>July 1, 2013</i>	8-37r(b)
Sec. 6	<i>July 1, 2013</i>	8-121(a)
Sec. 7	<i>July 1, 2013</i>	8-206a(g)
Sec. 8	<i>July 1, 2013</i>	32-1k
Sec. 9	<i>July 1, 2013</i>	32-1l
Sec. 10	<i>July 1, 2013</i>	New section
Sec. 11	<i>July 1, 2013</i>	4a-60g(b)
Sec. 12	<i>July 1, 2013</i>	8-30g(a)(8)
Sec. 13	<i>July 1, 2013</i>	17b-2
Sec. 14	<i>July 1, 2013</i>	8-37s
Sec. 15	<i>July 1, 2013</i>	8-37t
Sec. 16	<i>July 1, 2013</i>	8-37u
Sec. 17	<i>July 1, 2013</i>	8-37nnn(b)
Sec. 18	<i>July 1, 2013</i>	8-37z
Sec. 19	<i>July 1, 2013</i>	8-37bb
Sec. 20	<i>July 1, 2013</i>	8-37ff
Sec. 21	<i>July 1, 2013</i>	8-37kk
Sec. 22	<i>July 1, 2013</i>	8-37ll
Sec. 23	<i>July 1, 2013</i>	8-37yy
Sec. 24	<i>July 1, 2013</i>	8-64a
Sec. 25	<i>July 1, 2013</i>	8-68c(b)
Sec. 26	<i>July 1, 2013</i>	8-76
Sec. 27	<i>July 1, 2013</i>	8-119f
Sec. 28	<i>July 1, 2013</i>	8-119n
Sec. 29	<i>July 1, 2013</i>	8-119t
Sec. 30	<i>July 1, 2013</i>	8-119kk
Sec. 31	<i>July 1, 2013</i>	8-119ll
Sec. 32	<i>July 1, 2013</i>	8-214d

Sec. 33	<i>July 1, 2013</i>	8-218h(a)
Sec. 34	<i>from passage</i>	8-244(a)
Sec. 35	<i>July 1, 2013</i>	8-378
Sec. 36	<i>July 1, 2013</i>	10-416b(e) and (f)
Sec. 37	<i>July 1, 2013, and applicable to assessment years commencing on or after October 1, 2012</i>	12-120b
Sec. 38	<i>July 1, 2013</i>	New section
Sec. 39	<i>July 1, 2013</i>	12-170d(a)
Sec. 40	<i>July 1, 2013</i>	12-170f(a)
Sec. 41	<i>July 1, 2013</i>	12-170g
Sec. 42	<i>July 1, 2013</i>	New section
Sec. 43	<i>July 1, 2013</i>	12-170bb
Sec. 44	<i>July 1, 2013</i>	16a-35c
Sec. 45	<i>July 1, 2013</i>	25-68d(g) and (h)
Sec. 46	<i>July 1, 2013</i>	17b-90(b)
Sec. 47	<i>July 1, 2013</i>	17b-347e
Sec. 48	<i>July 1, 2013</i>	17b-800
Sec. 49	<i>July 1, 2013</i>	17b-800a
Sec. 50	<i>July 1, 2013</i>	17b-806
Sec. 51	<i>July 1, 2013</i>	17b-813
Sec. 52	<i>July 1, 2013</i>	32-601(b)
Sec. 53	<i>July 1, 2013</i>	32-602(b)
Sec. 54	<i>July 1, 2013</i>	32-616(b)
Sec. 55	<i>July 1, 2013</i>	32-1m
Sec. 56	<i>July 1, 2013</i>	New section
Sec. 57	<i>July 1, 2013</i>	13b-79s
Sec. 58	<i>July 1, 2013</i>	10-16nn(a)
Sec. 59	<i>July 1, 2013</i>	8-336f(c)
Sec. 60	<i>July 1, 2013</i>	21-84a
Sec. 61	<i>July 1, 2013</i>	8-37qq
Sec. 62	<i>July 1, 2013</i>	13b-69
Sec. 63	<i>July 1, 2013</i>	16a-40a
Sec. 64	<i>July 1, 2013</i>	16a-40b(f)
Sec. 65	<i>July 1, 2013</i>	16a-40j(d)
Sec. 66	<i>July 1, 2013</i>	22a-2d(e)
Sec. 67	<i>July 1, 2013</i>	8-252a(a)
Sec. 68	<i>July 1, 2013</i>	Repealer section

***Statement of Legislative Commissioners:***

In section 2, "commissioner" was changed to "Commissioner of Housing" for clarity, and section 67 was added to make a technical correction for clarity.

***HSG***      *Joint Favorable Subst.*

The following Fiscal Impact Statement and Bill Analysis are prepared for the benefit of the members of the General Assembly, solely for purposes of information, summarization and explanation and do not represent the intent of the General Assembly or either chamber thereof for any purpose. In general, fiscal impacts are based upon a variety of informational sources, including the analyst's professional knowledge. Whenever applicable, agency data is consulted as part of the analysis, however final products do not necessarily reflect an assessment from any specific department.

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### **OFA Fiscal Note**

#### **State Impact:**

<b>Agency Affected</b>	<b>Fund-Effect</b>	<b>FY 14 \$</b>	<b>FY 15 \$</b>
Department of Housing	GF - Potential Cost	Less than 1,000	Less than 1,000

**Municipal Impact:** None

#### **Explanation**

The bill implements the Governor's budget by transferring various housing programs from the Department of Economic and Community Development, the Department of Social Services, and the Office of Policy and Management to the Department of Housing (DOH). The total amount of funding transferring into DOH under the Governor's budget is \$104,523,284 in FY 14 and \$111,766,993 in FY 15 with 13 associated staff positions.

The bill also adds the Commissioner of Housing to various tasks forces, boards and councils pertaining to housing. There may be a cost of less than \$1,000 to DOH for mileage expenses.

#### **The Out Years**

The annualized ongoing fiscal impact identified above would continue into the future subject to inflation.

**OLR Bill Analysis**

**sHB 6366**

***AN ACT CONCERNING THE ESTABLISHMENT OF THE DEPARTMENT OF HOUSING.***

**SUMMARY:**

PA 12-1, June Special Session, established a Department of Housing (DOH) headed by a commissioner, and made it the lead state agency responsible for all housing matters, including housing and neighborhood policy, development, redevelopment, preservation, maintenance, and improvement. The act also established the Interagency Council on Affordable Housing to advise and assist the DOH commissioner in planning and implementing the department (see BACKGROUND).

The act placed DOH in the Department of Economic and Community Development (DECD) for administrative purposes only and made it DECD's successor with respect to its housing-related functions, powers, and duties (including community development, redevelopment, and urban renewal).

This bill completes DOH's establishment by transferring to it various responsibilities from DECD, the Office of Policy and Management (OPM), and the Department of Social Services (DSS). Under the bill, the DOH commissioner generally assumes responsibility for programs concerning:

1. affordable housing development and financing,
2. individual and group housing,
3. rent subsidies,
4. eviction and foreclosure prevention,

5. shelter provision and transitional living, and
6. homeownership.

The bill does not transfer (1) administration of the federal Low-Income Housing Tax Credit program or (2) compliance oversight for properties in the state housing portfolio, both of which remain with the Connecticut Housing Finance Authority (CHFA). Nor does the bill transfer programs providing clinical services to certain populations (e.g., individuals with mental illness), which remain with DSS and the Department of Mental Health and Addiction Services, for example.

The bill specifies that any DOH or DECD orders or regulations in force on January 1, 2013 remain so until amended, repealed, or superseded by law.

The bill makes numerous conforming and technical changes.

EFFECTIVE DATE: July 1, 2013, except the provision (1) adding the DOH commissioner to CHFA's board of directors takes effect upon passage and (2) removing the rental rebate program for the elderly and people with total and permanent disabilities from OPM's jurisdiction takes effect July 1, 2013 and applies to assessment years commencing on or after October 1, 2012.

## **DOH**

### ***Commissioner (§§ 33 - 34, 44, 52 & 57 - 58)***

By law, the DOH commissioner is responsible for developing policies and strategies to encourage housing provision in the state, including for very low-, low-, and moderate-income families. The bill adds the commissioner, or his or her designee, to the following entities, increasing their membership by one:

1. Building Accessibility Taskforce, beginning July 1, 2013;
2. CHFA's board of directors;
3. Capital Region Development Authority's (CRDA) board of

directors; and

4. Interagency Council for Ending the Achievement Gap.

The bill also adds the housing commissioner to the list of officials the OPM secretary must consult with to (1) develop recommendations for the state's priority funding areas for growth-related projects and (2) coordinate state and regional transportation planning with other state planning efforts.

***Deputy Commissioner (§ 2)***

The bill authorizes the commissioner to appoint a deputy commissioner, whom it exempts from classified service. The appointee must be qualified by training and expertise and assume the commissioner's powers and duties if he or she is unable to perform them, or is disqualified from doing so.

***Annual Report (§§ 43, 55 & 56)***

The bill generally requires the DOH, rather than the DECD, commissioner to report annually to the governor and the General Assembly on the state's housing and community development activities during the preceding fiscal year. Within 30 days after submitting it, the commissioner must post the report on the department's website. The law requires DECD to report by February 1<sup>st</sup> each year. The bill does not specify when DOH's first report is due.

As under current law, the annual report must cover:

1. the department's housing development functions and activities,
2. the state-funded housing development portfolio,
3. an economic impact analysis of the department's housing development efforts and activities,
4. the Housing Trust Fund and Housing Trust Fund Program,
5. the Energy Conservation Program,

6. a summary of the total social and economic impact of the department's community and housing development efforts and activities,
7. an assessment of the department's performance in meeting its stated goals and objectives, and
8. an analysis of the department's community development portfolio.

The bill maintains the last reporting requirement for DECD even though, by law, DOH has assumed responsibility for community development.

It also specifies that DOH's annual report to the governor and General Assembly must incorporate any other annual reporting requirements set by statute concerning housing or community development. It is unclear whether the report should incorporate the rental rebate report described below, which the bill requires to be submitted to the Finance Committee.

**Rental Rebate Report.** The bill requires DOH, rather than OPM, to report annually to the Finance Committee on the rental rebate program for the elderly and people with total permanent disabilities. Current law requires OPM to submit this report by March 1<sup>st</sup> each year. The bill does not specify when DOH's first report is due.

#### ***Interagency Council on Affordable Housing (§ 17)***

By law, the council is responsible for advising and assisting the DOH commissioner in planning and implementing the department. The bill adds the following three members to the council, bringing its membership to 16: the (1) commissioners of education and developmental services and (2) president of the Connecticut chapter of the National Association of Housing and Redevelopment Officials (commonly known as CONN-NAHRO), or their designees.

**DECD (§§ 3, 8-12, 14-16, 18, 19– 32 & 35-36, 44-45)**

The bill gives DOH authority over state housing and community development programs. To accomplish this, it transfers to DOH, DECD's responsibilities with respect to, among other things:

1. working with and providing financial assistance to CHFA, to achieve the state's housing and community development goals (§§ 8-10);
2. the state supplier diversity program (formerly called the set-aside program) (§ 11);
3. the affordable housing land use appeals procedure, including maintenance of the assisted housing inventory (§§ 12 & 20);
4. the state's consolidated plan for housing and community development (§ 15);
5. the State-Assisted Housing Sustainability Fund (§ 23);
6. independent living for low- and moderate-income individuals with disabilities (§§ 3 & 29);
7. rental assistance for elderly people residing in state-assisted rental housing (known as ERAP) (§§ 30-31);
8. the community housing land bank and land trust program (§ 32);
9. housing development zones (§§ 3 & 35);
10. congregate housing for the elderly (§§ 3 & 27 - 28);
11. the homeownership loan program (§ 3);
12. grants-in-aid to municipalities financing low- and moderate-income rental housing (§ 3);
13. the Energy Conservation Loan Fund (§ 3);
14. condominium conversion compliance (§ 3); and

15. the Common Interest Ownership Act (§ 3).

The bill requires DOH to consult with the newly established Department on Aging, rather than DSS as DECD must currently do, in providing services to people with disabilities under the congregate housing program (see BACKGROUND).

The law requires DECD to give preference in its grant and loan programs to energy efficient projects. The bill extends this requirement to DOH.

**OPM (§§ 3, 37 - 43 & 56)**

The bill transfers, from OPM to DOH, responsibility for administering the (1) Housing for Economic Growth Program (i.e., incentive housing zone program) and (2) rental rebate program for the elderly and people with total and permanent disabilities.

The bill gives the DOH commissioner 120 days, instead of 90 days as OPM has under current law, to approve payments to municipalities, and forward them to the comptroller, under the rental rebate program. By law, the comptroller must draw an order on the treasurer no later than 15 days after receiving the list of approved payments.

OPM remains responsible for administering the homeowners tax relief program for the elderly and people with disabilities (known as the Circuit Breaker Program).

**DSS (§§ 3, 13, 46 - 51)**

The bill transfers to DOH, DSS' rental assistance and housing provision responsibilities. These include administering:

1. Section 8 housing programs;
2. the rental assistance program (known as RAP), including the transitional and emergency rental assistance programs;
3. homelessness prevention programs, including emergency

shelter services, transitional housing services, and on-site social services;

4. housing for individuals suffering from AIDS;
5. the rent bank program;
6. the security deposit guarantee program;
7. the homefinders program to help families who are homeless or in danger of eviction or foreclosure; and
8. emergency rental assistance for families eligible for the Temporary Family Assistance program.

The bill requires DOH to consult with DSS in administering the latter two programs. And DSS remains responsible for seeking relief, in accordance with state and federal law, from income garnishment orders when it is in the best interests of children and families.

In addition, the bill requires DSS and CHFA to collaborate with DOH, rather than DECD, to maintain a demonstration project to provide subsidized assisted living for people residing in affordable housing.

The law prohibits DSS from disclosing information concerning individuals who apply for or receive department assistance, with certain exceptions. The bill requires DSS to disclose to the DOH commissioner's authorized representatives information that is necessary for administering the rental rebate program.

#### **MISCELLANEOUS (§§ 34 & 53)**

The bill removes the DECD commissioner as the chairperson of CHFA's board, instead requiring the governor to make that appointment. It also authorizes CRDA to enter into memoranda of understanding as it deems appropriate to carry out its responsibilities.

#### **REPEALERS (§ 68)**

The bill repeals provisions concerning:

1. the sale of rental property by a housing authority between October 1, and November 30, 2003 (CGS § 8-45b);
2. a pilot program requiring that certain multifamily housing projects be adaptable for use and occupancy by people with disabilities (CGS § 8-81a);
3. the Housing Advisory Committee (CGS § 8-385);
4. a homeowner loan program that terminated on June 1, 1991 (CGS §§ 8-415 to 8-419);
5. the Home Heating System Loan Fund, which the state treasurer terminated on July 15, 1985 (CGS §16a-40k); and
6. a pilot project to provide affordable housing and support services to families with children with ongoing healthcare service needs (CGS § 17a-54a).

## **BACKGROUND**

### ***Related Bill***

sSB 837 (File 11) also (1) makes DOH responsible for the state's congregate and Section 8 housing programs and (2) requires it to consult with the Department on Aging in providing services to people with disabilities under the congregate housing program.

### ***Interagency Council on Affordable Housing***

PA 12-1, JSS, requires the Interagency Council on Affordable Housing to advise and assist the DOH commissioner in planning and implementing the department. By January 15, 2013 and in consultation with the DOH commissioner, it required the council to report to the governor and the Appropriations, Housing, and Human Services committees with recommendations on:

1. transferring programs to DOH and an implementation timeline,

2. effective changes to the state's housing delivery systems,
3. prioritizing housing resources, and
4. enhanced coordination among housing systems.

***Department on Aging***

The law established a Department on Aging effective January 1, 2013, and transferred to it all functions, powers, duties, and personnel of the DSS Aging Services Division.

**COMMITTEE ACTION**

Housing Committee

Joint Favorable Substitute

Yea 10 Nay 0 (03/14/2013)