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TESTIMONY IN SUPPORT OF SB 174
AN ACT CONCERNING NOTIFICATION OF ANNUAL FIRE INSPECTIONS.
Housing Committee Public Hearing
February 17, 2015

Chairmen Winfield and Butler, Ranking Members Hwang and Kupchick, and members of the Housing Committee, thank you for the opportunity to testify in support of SB 174: AN ACT CONCERNING NOTIFICATION OF ANNUAL FIRE INSPECTIONS.

This bill seeks to address a problem associated with the current requirements for fire inspections of multi-family properties and condominiums by requiring residents to make properties available for these required inspections.

Sec. 29-305(b) of the general statutes, in part, states:

(b) Each local fire marshal shall inspect or cause to be inspected, at least once each calendar year or as often as prescribed by the State Fire Marshal pursuant to subsection (e) of this section, in the interests of public safety, all buildings and facilities of public service and all occupancies regulated by the Fire Safety Code within the local fire marshal's jurisdiction, except residential buildings designed to be occupied by one or two families which shall be inspected, upon complaint or request of an owner or occupant, only for the purpose of determining whether the requirements specified in said codes relative to smoke detection and warning equipment have been satisfied.

The problem of access has arisen in examining reasons why fire marshals have been unable to fulfill their statutory requirements for these annual inspections of multi-family dwellings. By requiring owner occupants, landlords, tenants, and condominium associations to provide access, fire marshals can then do their job in helping to ensure the safety of Connecticut residents who reside in these multi-family dwellings.

Thank you for your time and consideration. I respectfully ask for your support of this bill and that you move it forward.