



General Assembly

February Session, 2016

***Raised Bill No. 5482***

LCO No. 1132



Referred to Committee on PLANNING AND DEVELOPMENT

Introduced by:  
(PD)

***AN ACT CONCERNING BUILDING PERMITS.***

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

1 Section 1. Section 29-265 of the general statutes is amended by  
2 adding subsection (c) as follows (*Effective October 1, 2016*):

3 (NEW) (c) Nine years from the date of issuance of a building permit  
4 issued pursuant to section 29-263 for construction or alteration of a  
5 one-family dwelling, two-family dwelling, or structure located on the  
6 same parcel as a one-family dwelling or two-family dwelling, for  
7 which building permit a certificate of occupancy, as defined in the  
8 regulations adopted under section 29-252, has not been issued by the  
9 building official, such building permit shall be deemed closed by  
10 operation of law. Thereafter, no enforcement action based upon the  
11 building permit being open shall be commenced prior to the expiration  
12 of the shorter of any relevant limitation period set forth elsewhere in  
13 the general statutes, or nine years from the date of issuance of the  
14 building permit. No municipality or officer or employee of any  
15 municipality shall have liability with respect to any building permit  
16 closed by operation of law pursuant to this section. For the purposes of

17 this section, "structure" has the same meaning as in the zoning  
18 regulations for the municipality in which the building permit was  
19 issued, or if undefined by such regulations, "structure" means any  
20 combination of materials that is affixed to the land, including, but not  
21 limited to, a shed, garage, sign, fence, wall, pool, patio, tennis court or  
22 deck.

This act shall take effect as follows and shall amend the following sections:		
Section 1	<i>October 1, 2016</i>	29-265

**Statement of Purpose:**

To eliminate the need to obtain a "six-year letter" stating that a building permit is more than six years old once the building permit has been open for nine years.

*[Proposed deletions are enclosed in brackets. Proposed additions are indicated by underline, except that when the entire text of a bill or resolution or a section of a bill or resolution is new, it is not underlined.]*