



House of Representatives

General Assembly

File No. 545

January Session, 2021

Substitute House Bill No. 6639

House of Representatives, April 21, 2021

The Committee on Planning and Development reported through REP. MCCARTHY VAHEY, C. of the 133rd Dist., Chairperson of the Committee on the part of the House, that the substitute bill ought to pass.

AN ACT ESTABLISHING A PILOT PROGRAM REGARDING BUILDING OFFICIALS AND RESOURCES RELATED TO THE ADMINISTRATION OF THE STATE BUILDING CODE.

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

1 Section 1. (NEW) (*Effective October 1, 2021*) (a) (1) Not later than
2 January 1, 2022, the Commissioner of Administrative Services shall
3 establish a pilot program for the (A) standardization of procedures and
4 forms and other materials relating to the administration of the State
5 Building Code by municipal building officials appointed pursuant to
6 section 29-260 of the general statutes, (B) scanning or other digitization
7 of records relating to such administration into an electronic format and
8 inclusion of such electronic records in a searchable web-based public
9 database, and (C) shared provision of services by such building officials
10 and the staffs of such building officials to multiple municipalities within
11 the same planning region, as defined in section 4-124i of the general
12 statutes.

13 (2) Any municipality may submit an application to the commissioner,
14 in a form and manner prescribed by the commissioner, for participation
15 in such pilot program. The commissioner shall select not less than two
16 and not more than five municipalities in each planning region based on
17 criteria established by the commissioner for such purpose, including,
18 but not limited to, the staffing, information technology and other
19 resources of any such municipality and the potential that any such
20 municipality's procedures or services relating to the administration of
21 the State Building Code can be expanded to other municipalities in the
22 same planning region.

23 (b) (1) Not later than sixty days after the Commissioner of
24 Administrative Services selects the municipalities in each planning
25 region for participation in the pilot program described in this section,
26 each such municipality shall enter into one or more interlocal
27 agreements with one or more other such municipalities to (A) share
28 resources and best practices in the administration of the State Building
29 Code, (B) identify efficiencies and other opportunities to realize cost
30 savings in such administration, and (C) generally further the purposes
31 of such pilot program, provided the term of any such interlocal
32 agreement shall not exceed the duration of such pilot program.

33 (2) Notwithstanding any such interlocal agreement, the
34 commissioner shall prescribe the minimum standards for the (A)
35 scanning or other digitization of records relating to such administration
36 into an electronic format and inclusion of such electronic records in a
37 searchable web-based public database, and (B) the integration and
38 interoperability of information technology resources among the
39 municipal parties to any such interlocal agreement.

40 (c) (1) Not later than January 1, 2023, and annually thereafter, each
41 municipality participating in the pilot program described in this section
42 shall submit to the Commissioner of Administrative Services and the
43 Secretary of the Office of Policy and Management a report on the
44 measures taken by such municipality in the most recent calendar year
45 under such pilot program, both singularly and in conjunction with one

46 or more municipalities pursuant to an interlocal agreement described in
 47 subsection (b) of this section, and measures intended or expected to be
 48 taken by such municipality or municipalities in the current calendar
 49 year.

50 (2) Not later than February 1, 2023, and annually thereafter, the
 51 commissioner, in consultation with the secretary, shall submit to the
 52 joint standing committees of the General Assembly having cognizance
 53 of matters relating to public safety and planning and development, in
 54 accordance with the provisions of section 11-4a of the general statutes,
 55 a report on the status of such pilot program and any recommendations
 56 for legislation concerning such pilot program.

This act shall take effect as follows and shall amend the following sections:		
Section 1	October 1, 2021	New section

PD 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.

OFA Fiscal Note

State Impact:

Agency Affected	Fund-Effect	FY 22 \$	FY 23 \$
Department of Administrative Services	GF - Cost	172,300	177,230
State Comptroller - Fringe Benefits ¹	GF - Cost	71,000	73,000

Note: GF=General Fund

Municipal Impact: None

Explanation

The bill requires the Department of Administrative Services (DAS) commissioner to establish a pilot program related to municipalities' administration of the State Building Code by January 1, 2022. DAS will need a Technical Services Manager and a Construction Services Building Official to handle the responsibilities of the bill.

The bill requires the commissioner to establish criteria for selecting between two and five municipalities to be program participants in each of the state's planning regions. This would include a municipality's level of staffing and information technology proficiencies. It would also include its' ability to expand its procedures or services related to administering the State Building Code to other participating municipalities in the same planning region.

The bill also requires the DAS commissioner, in consultation with the

¹The fringe benefit costs for most state employees are budgeted centrally in accounts administered by the Comptroller. The estimated active employee fringe benefit cost associated with most personnel changes is 41.77% of payroll in FY 21 and FY 22.

OPM secretary, to annually report to the public safety and planning development committees by February 1, 2023 on the pilot program's status and any related legislative recommendations.

The Out Years

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

OLR Bill Analysis**sHB 6639*****AN ACT ESTABLISHING A PILOT PROGRAM REGARDING BUILDING OFFICIALS AND RESOURCES RELATED TO THE ADMINISTRATION OF THE STATE BUILDING CODE.*****SUMMARY**

The bill requires the Department of Administrative Services (DAS) commissioner to (1) establish a pilot program by January 1, 2022, related to municipalities' administration of the State Building Code (i.e., the code) and (2) select between two and five municipalities in each of the state's planning regions (see BACKGROUND) to participate in the program based on certain criteria. A municipality participating in the pilot program must enter into one or more interlocal agreements with other participating municipalities in its planning region. Lastly, the bill establishes program reporting requirements for participating municipalities and DAS.

EFFECTIVE DATE: October 1, 2021

APPLICATIONS AND ELIGIBILITY CRITERIA

The bill requires the commissioner to establish criteria for selecting program participants, including a municipality's: (1) staffing, information technology, and other resources; and (2) potential to expand its procedures or services related to administering the code to other participating municipalities in the same planning region. Under the bill, municipalities must apply to the pilot program in the manner the DAS commissioner prescribes.

INTERLOCAL AGREEMENTS

The bill requires a municipality participating in the pilot program to enter into one or more interlocal agreements with other participating municipalities in its planning region within 60 days after the date the

DAS commissioner selects the pilot program participants. Under the agreement, participating municipalities:

1. share resources and best practices related to administering the code,
2. identify efficiencies and related potential cost savings, and
3. generally further the pilot program's purposes.

The bill prohibits interlocal agreements from exceeding the pilot program's duration.

PROGRAM COMPONENTS AND STANDARDS

Under the bill, the purposes of the pilot program are for participating municipalities to:

1. standardize procedures, forms, and other materials related to municipal building officials' administration of the code;
2. scan or otherwise digitize related records into searchable electronic records located in a public online database; and
3. share building officials' services and staff with other municipalities in the same planning region.

The bill requires the DAS commissioner to, notwithstanding an interlocal agreement, specify the minimum standards for (1) digitizing building code-related records and developing a searchable database, as described above and (2) making information technology resources interoperable among participating municipalities in an interlocal agreement.

REPORTING

The bill requires participating municipalities to begin submitting an annual report to the DAS commissioner and OPM secretary by January 1, 2023. This report must include (1) measures the participating municipality took under the program during the most recent calendar

year, either alone or with other participating municipalities as part of an interlocal agreement, and (2) additional measures planned for the current calendar year.

The bill also requires the DAS commissioner, in consultation with the OPM secretary, to annually report starting by February 1, 2023, to the Public Safety and Security and Planning and Development committees on (1) the pilot program’s status and (2) any related legislative recommendations.

BACKGROUND

Planning Regions

By law, the OPM secretary designates the state’s planning regions, of which there are nine. The planning regions have the same boundaries as the regional councils of governments.

COMMITTEE ACTION

Planning and Development Committee

Joint Favorable Substitute

Yea 25 Nay 1 (03/31/2021)