
OLR Bill Analysis

sSB 1266

AN ACT REQUIRING THE POSTING OF FAIR RENT COMMISSION BYLAWS AND THAT THE HEARINGS OF SUCH COMMISSIONS BE OPEN TO THE PUBLIC.

SUMMARY

This bill requires any municipality (i.e. town, city, or borough) that creates a fair rent commission (FRC) to post on its website a publicly accessible copy of the FRC's adopted bylaws.

The bill also specifies that FRC hearings must be open to the public. By law, FRCs, like other local public agencies, are subject to the Freedom of Information Act (FOIA). Except for executive sessions, FOIA generally requires "meetings" (which are defined to include hearings) to be open to the public (CGS §§ 1-200 & 1-225).

EFFECTIVE DATE: July 1, 2025

BACKGROUND

Fair Rent Commissions

The law authorizes municipalities (and requires those with a population of at least 25,000) to establish fair rent commissions to (1) control and eliminate excessive (i.e. harsh and unconscionable) rental charges and (2) enforce landlord-tenant statutes prohibiting landlord retaliation and establishing eviction protections for certain protected tenants (CGS § 7-148b et seq.).

COMMITTEE ACTION

Housing Committee

Joint Favorable Substitute

Yea 18 Nay 0 (02/20/2025)