



Senate

General Assembly

File No. 112

January Session, 2023

Senate Bill No. 908

Senate, March 20, 2023

The Committee on Housing reported through SEN. MOORE of the 22nd Dist., Chairperson of the Committee on the part of the Senate, that the bill ought to pass.

AN ACT CONCERNING THE HOUSING TRUST FUND.

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

1 Section 1. Section 8-336q of the general statutes is repealed and the
2 following is substituted in lieu thereof (*Effective October 1, 2023*):

3 (a) The commissioner, in consultation with the Treasurer, the
4 Secretary of the Office of Policy and Management and the Connecticut
5 Housing Finance Authority, [and after consideration of the
6 recommendations of the committee established by subsection (b) of this
7 section,] shall establish regulations and criteria for rating various
8 proposals for funds under the Housing Trust Fund program. The
9 regulations shall be adopted pursuant to chapter 54 and posted on the
10 department's web site.

11 [(b) There shall be a Housing Trust Fund Program Advisory
12 Committee. Said committee shall meet at least semiannually and shall
13 advise the commissioner on (1) the administration, management and
14 objectives of the Housing Trust Fund program; and (2) the development

15 of regulations, procedures and rating criteria for the program. The
16 committee shall be appointed by the commissioner, in consultation with
17 the Treasurer and the secretary and shall include the chairpersons and
18 ranking members of the joint standing committee of the General
19 Assembly having cognizance of matters relating to planning and
20 development, and the joint standing committee of the General
21 Assembly having cognizance of matters relating to housing and
22 representatives from each of the following: (A) The nonprofit housing
23 development community; (B) the for-profit housing development
24 community; (C) a housing authority; (D) a community development
25 financial institution; (E) the Connecticut Housing Finance Authority; (F)
26 a state-wide housing organization; (G) an elected or appointed official
27 of a municipality with a population of less than fifty thousand; (H) an
28 elected or appointed official of a municipality with a population
29 between fifty thousand and one hundred thousand; (I) an elected or
30 appointed official of a municipality with a population in excess of one
31 hundred thousand; and (J) the employers of the state, which may be
32 satisfied by the appointment of a representative from a state business
33 and industry association or regional chambers of commerce.]

34 [(c)] (b) The commissioner may adopt regulations, in accordance with
35 the provisions of chapter 54, to carry out the provisions of sections 8-
36 336m to 8-336q, inclusive.

37 [(d)] (c) The commissioner may request, inspect and audit reports,
38 books and records and any other financial or project-related information
39 with respect to eligible applicants that receive financial assistance,
40 including, without limitation, resident or employment information,
41 financial and operating statements and audits. The commissioner may
42 investigate the accuracy and completeness of such reports, books and
43 records.

44 [(e)] (d) Whenever financial assistance is provided pursuant to
45 section 8-336p, the commissioner may take all reasonable steps and
46 exercise all available remedies necessary or desirable to protect the
47 obligations or interests of the state, including, but not limited to,

48 amending any term or condition of a contract or agreement, provided
49 such amendment is allowed or agreed to pursuant to such contract or
50 agreement, or purchasing or redeeming, pursuant to foreclosure
51 proceedings, bankruptcy proceedings or in other judicial proceedings,
52 any property on which such commissioner or the department holds a
53 mortgage or other lien, or in which the commissioner or the department
54 has an interest.

This act shall take effect as follows and shall amend the following sections:		
Section 1	<i>October 1, 2023</i>	8-336q

HSG *Joint Favorable*

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:** None**Municipal Impact:** None**Explanation**

The bill has no fiscal impact, as it eliminates an obsolete advisory committee not supported by state funding.

The Out Years**State Impact:** None**Municipal Impact:** None

OLR Bill Analysis**SB 908*****AN ACT CONCERNING THE HOUSING TRUST FUND.*****SUMMARY**

This bill eliminates the Housing Trust Fund Program Advisory Committee. The Housing Trust Fund Program (see BACKGROUND) was established in 2005 to, among other things, promote the rehabilitation, preservation, and production of rental and homeownership housing for low- and moderate-income households.

Current law requires the advisory committee to meet at least semi-annually and advise the Department of Housing (DOH) commissioner on (1) the program's administration, management, and objectives; and (2) developing related regulations, procedures, and rating criteria. (Current DOH program regulations include requirements for, among other things, the program's project selection process and rating criteria (see Conn. Agencies Regs. § 8-336q).)

Under current law, the DOH commissioner appoints the committee in consultation with the state treasurer and the Office of Policy and Management secretary. Its membership must include the following individuals:

1. the chairpersons and ranking members of the Housing and Planning and Development committees;
2. representatives from specified housing-related sectors and entities (e.g., the nonprofit and for-profit development communities, a housing authority, a community development financial institution, a statewide housing organization, a state employer or business association, and the Connecticut Housing

Finance Authority; and

3. municipal officials from towns and cities of varying population size.

The bill also makes conforming changes.

EFFECTIVE DATE: October 1, 2023

BACKGROUND

Housing Trust Fund Program

DOH administers the Housing Trust Fund Program, which is designed to create affordable housing for low- and moderate-income households. The department awards funds through loans and grants to eligible sponsors of affordable housing. It solicits applications twice per year, within available appropriations.

COMMITTEE ACTION

Housing Committee

Joint Favorable

Yea 13 Nay 2 (02/28/2023)