



General Assembly

Amendment

January Session, 2025

LCO No. 9587



Offered by:

SEN. HARDING, 30th Dist.
SEN. MARTIN, 31st Dist.
SEN. SAMPSON, 16th Dist.
SEN. CICARELLA, 34th Dist.
SEN. SOMERS, 18th Dist.
SEN. HWANG, 28th Dist.

SEN. BERTHEL, 32nd Dist.
SEN. FAZIO, 36th Dist.
SEN. GORDON, 35th Dist.
SEN. KISSEL, 7th Dist.
SEN. PERILLO J., 21st Dist.

To: Senate Bill No. **1444**

File No. 580

Cal. No. 324

(As Amended)

***"AN ACT CONCERNING THE CONVERSION OF COMMERCIAL
REAL PROPERTY FOR RESIDENTIAL USE."***

1 Strike subsection (b) of section 1 in its entirety and insert the
2 following in lieu thereof:

3 "(b) Any zoning regulations adopted by a municipality pursuant to
4 section 8-2 of the general statutes may allow for the conversion of any
5 commercial building into multifamily housing subject only to summary
6 review, provided (1) such commercial building is a freestanding
7 structure, (2) such commercial building is not a nonconforming use, (3)
8 such conversion does not result in the substantial alteration of the
9 footprint of such structure, (4) such conversion does not result in the
10 total demolition of such structure, and (5) the owner of such commercial

11 building has declared, in writing, to the municipality that such building
12 has been vacant or had an average occupancy rate of less than fifty per
13 cent over the one-year period immediately preceding the application for
14 such conversion or partial conversion."