

# OFFICE OF FISCAL ANALYSIS

Legislative Office Building, Room 5200  
Hartford, CT 06106 ◊ (860) 240-0200  
<http://www.cga.ct.gov/ofa>

sHB-5508

## AN ACT CONCERNING HISTORIC DISTRICTS AND HISTORIC PRESERVATION.

### ***OFA Fiscal Note***

#### ***State Impact:***

Agency Affected	Fund-Effect	FY 27 \$	FY 28 \$
Department of Economic & Community Development	GF - Cost	98,000	98,000
State Comptroller - Fringe Benefits <sup>1</sup>	GF - Cost	41,000	41,000

Note: GF=General Fund

#### ***Municipal Impact:***

Municipalities	Effect	FY 27 \$	FY 28 \$
Various Municipalities	Cost/Savings	See Below	See Below

### ***Explanation***

**Section 1** requires historic district commissions to broadcast their meetings to the internet. This does not result in a fiscal impact as it is anticipated that all municipalities can comply with this requirement.

**Section 2** requires municipal zoning boards of appeals to hear appeals related to the decisions of historic district commissions instead of the state's superior courts. This results in a cost to municipalities with historic district commissions beginning in FY 27 to the extent that more zoning board of appeals hearings occur.

---

<sup>1</sup>The 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 41.82% of payroll in FY 27.

**Section 3** exempts municipalities from the historic district commission's certificate of appropriateness application process. This results in a potential savings to municipalities beginning in FY 27 that would have had to pay an application fee for a certificate<sup>2</sup>.

**Section 4** results in an annual cost of \$139,000 to the Department of Economic and Community Development by expanding the types of projects that are eligible for the historic rehabilitation tax credit program. It is anticipated that the agency will require one full-time position at a cost of \$98,000 in salary and \$41,000 in fringe benefits in order to accommodate the increase in applications to the program as a result of this bill.

The section, which expands the historic rehabilitation tax credit program and sets aside \$5 million of the overall annual credit allocation for specific projects, does not result in any state revenue impact as it does not alter the overall \$31.7 million annual program credit cap.<sup>3</sup>

### ***The Out Years***

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

*Sources: Town of Wilton, Town of Milford  
Connecticut Department of Economic and Community Development State  
Historic Preservation Office FY 25 Annual Report*

---

<sup>2</sup> Application fees vary by town. For example, in Wilton the application fee is \$50 while in Milford the fee is \$100.

<sup>3</sup> The program currently reaches the \$31.7 million program cap annually.