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## **OLR Bill Analysis**

### **SB 332**

#### ***AN ACT CONCERNING NOTICE TO PARTIES BEFORE A FAIR RENT COMMISSION.***

#### **SUMMARY**

This bill requires fair rent commissions (FRCs) to notify parties to an FRC hearing of their rights in the hearing and the scope of the FRC's lawful authority. An FRC must do so in (1) writing before the hearing starts and (2) an announcement at the beginning of each FRC hearing.

The bill requires the housing commissioner to create the model written notice and announcement and post them on the department's website.

EFFECTIVE DATE: October 1, 2026

#### **BACKGROUND**

##### ***FRCs***

FRCs are empowered to (1) control and eliminate excessive (harsh and unconscionable) rental charges and (2) enforce landlord-tenant statutes prohibiting landlord retaliation and establishing eviction protections for certain protected tenants. Among other things, FRCs may receive rent complaints and hold hearings on them (CGS § 7-148b et seq.).

##### ***Related Bills***

sHB 5092, reported favorably by the Housing Committee, modifies the factors that fair rent commissions must consider when determining whether a rent increase is excessive in situations where the property was recently transferred to a new owner.

**COMMITTEE ACTION**

Housing Committee

Joint Favorable

Yea 12 Nay 7 (03/10/2026)