



Agency Legislative Proposal – 2025 Session

Document Name: DAS – Recs State Real Estate and Construction Services

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Legislative Liaison	Amanda Bellagamba
Division Requesting This Proposal	Real Estate and Construction Services
Drafter	Amy LaChance, Staff Attorney, et al

Title of Proposal	An Act Modifying Various Provisions Related to State Real Estate and Construction Services, Building Officials, Accessible EV Parking Spaces and Elevators
Statutory Reference, if any	§ 4b-23, § 29-260(a), § 14-253a(h), § 4b-34, § 29-196 and Section 112 of Public Act 23-205
Brief Summary and Statement of Purpose	This proposal makes changes to various statutes that will streamline agency processes and reporting requirements, provide support for municipalities, coordinate expansion of electric vehicle charging stations with safeguards for accessibility and close a loophole regarding safe operation of elevators.
How does this proposal relate to the agency's mission?	This proposal supports agency efforts to serve residents, businesses, state agencies and other branches of government with the highest quality services and aims to increase the efficiency and effectiveness of state government.



SECTION-BY-SECTION SUMMARY

Summarize sections in groups where appropriate

Section 1 changes the threshold in § 4b-23 for projects and task letters administered and issued by DAS that are subject to approval by the Properties Review Board from \$100,000 to \$300,000, to align this threshold with the threshold established for constituent units of higher education and the Judicial Branch.

Sec. 2 amends § 29-260(a) to broaden the circumstances under which municipalities can appoint acting building officials. Currently, § 29-260 allows municipalities to appoint acting BOs for specific reasons, such as death and revocation of their license, but it does not cover situations such as extended vacations. When a municipal building department's appointed building official is absent for an extended period, key functions, such as issuance of permits and certificates of occupancy, are unable to be performed or delegated, therefore this proposal is intended to allow a municipality to appoint an acting building official in such situations, bestowing on them the statutory powers of the permanent building official who is absent. This is intended to improve customer experience and economic development, rather than projects being delayed awaiting the return of the permanent building official from an absence.

Sec. 3 amends § 14-253a(h) to allow State Building Code to establish more generous sizes for accessible EV parking spaces.

Sec. 4 amends § 4b-34 to eliminate the requirement that DAS advertise real estate space needs over 2,500 square feet in a newspaper. Elimination would save between \$30,000-\$40,000 annually. This change does not eliminate the requirement of posting a notice, but instead, makes it so the notice will now be posted on DAS's internet website instead of a newspaper. The requirements that the post happens no less than 15 days prior to the date of the final selection and that a copy is sent to the regional chapters of Connecticut Association of Realtors serving in said area are unchanged by this proposal.



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Sec. 5 amends § 29-196 to clarify that the certificate of operation for an elevator or escalator will not be renewed if the elevator or escalator has not been deemed fit for operation at its last inspection or if it has outstanding violations.

Sec. 6 amends § 4b-56 to align the thresholds for state construction services selection panels with the increase in § 4-55's definition of project, which was amended in the 2024 legislative session.

Sec. 7 repeals Section 112 of Public Act 23-205 that requires DAS to report to the General Assembly quarterly on two specific projects: (1) facilities for the Office of the Chief Medical Examiner, and (2) a parking garage and related work at the Greater Bridgeport Community Mental Health Center in Bridgeport. The Bridgeport Garage project is substantially complete and operational; therefore no further updates are required. OCME, UConn, and OPM are currently discussing the OCME project and are considering the possibility of UConn designing and building a new building to house both OCME and UConn functions. While DAS was previously lead on this project, DAS is not at the discussion table at this time, and therefore is no longer the appropriate entity to provide updates on the project.

BACKGROUND

Origin of Proposal

☒ New Proposal

☐ Resubmission

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Please consider the following, if applicable:

Have there been changes in federal/state laws or	Section 3 would allow the State Building Code to impose greater space requirements for accessible parking spaces that are used for electric vehicle charging stations. The International Building Code has proposed greater
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regulations that make this legislation necessary?	requirements to address sizing for accessible EV parking than what is currently required in C.G.S. § 14-253a generally for parking spaces.
Has this proposal or a similar proposal been implemented in other states? If yes, to what result?	
Have certain constituencies called for this proposal?	

INTERAGENCY IMPACT

List each affected agency. Copy the table as needed.

[x] Check here if this proposal does NOT impact other agencies

1. Agency Name	
Agency Contact (name, title)	
Date Contacted	
Status	[] Approved [] Talks Ongoing
Open Issues, if any	



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FISCAL IMPACT

Include the section number(s) responsible for the fiscal impact and the anticipated impact

[] Check here if this proposal does NOT have a fiscal impact

State	
Municipal (Include any municipal mandate that can be found within legislation)	
Federal	
Additional notes	

MONITORING & EVALUATION PLAN

If applicable, please describe the anticipated measurable outcomes and the data that will be used to track those outcomes. Include the section number(s) responsible for those outcomes

[] Check here if this proposal does NOT lead to any measurable outcomes

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ANYTHING ELSE WE SHOULD KNOW?

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INSERT FULLY DRAFTED BILL HERE

Section 1. Subsection (i) of section 4b-23 of the general statutes is repealed and the following is substituted in lieu thereof (*Effective July 1, 2025*):

(i) As used in this subsection, (1) “project” means any state program, except the downtown Hartford higher education center project, as defined in section 4b-55, requiring consultant services if the cost of such services is estimated to exceed one hundred thousand dollars or, in the case of a constituent unit of the state system of higher education, **[the cost of such services is estimated to exceed three hundred thousand dollars, or in the case of]** a building or premises under the supervision of the Office of the Chief Court Administrator, **[or]** property where the Judicial Department is the primary occupant, or a project executed by the Department of Administrative Services, the cost of such services is estimated to exceed three hundred thousand dollars; (2) “consultant” means “consultant” as defined in section 4b-55; and (3) “consultant services” means “consultant services” as defined in section 4b-55. Any contracts entered into by the Commissioner of Administrative Services with any consultants for employment (A) for any project under the provisions of this section, (B) in connection with a list established under subsection (d) of section 4b-51, or (C) by task letter issued by the Commissioner of Administrative Services to any consultant on such list pursuant to which the consultant will provide services valued in excess of **[one]** three hundred thousand dollars, shall be subject to the approval of the Properties Review Board prior to the employment of such consultant or consultants by the commissioner. The Properties Review Board shall, not later than thirty days after receipt of such selection of or contract with any consultant, approve or disapprove the selection of or contract with any consultant made by the Commissioner of Administrative Services pursuant to sections 4b-1 and 4b-55 to 4b-59, inclusive. If upon the expiration of the thirty-day period a decision has not been made, the Properties Review Board shall be deemed to have approved such selection or contract.

Sec. 2. Subsection (a) of section 29-260 of the general statutes is repealed and the following is substituted in lieu thereof (*Effective July 1, 2025*):



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(a) The chief executive officer of any town, city or borough, unless other means are already provided, shall appoint an officer to administer the code for a term of four years and until his successor qualifies and quadrennially thereafter shall so appoint a successor. Such officer shall be known as the building official. Two or more communities may combine in the appointment of a building official for the purpose of enforcing the provisions of the code in the same manner. The chief executive officer of any town, city or borough, upon the death, disability, dismissal, retirement, **[or]** revocation of licensure or any other extended absence of the building official, may appoint a licensed building official as the acting building official for a single period not to exceed one hundred eighty days. For purposes of this subsection, “extended absence” means an absence lasting thirty days or more.

Sec. 3. Subsection (h) of section 14-253a of the general statutes is repealed and the following is substituted in lieu thereof (*Effective October 1, 2025*):

(h) Parking spaces designated for persons who are blind and persons with disabilities on or after October 1, 1979, and prior to October 1, 2004, shall be as near as possible to a building entrance or walkway and shall be fifteen feet wide including three feet of cross hatch, or parallel to a sidewalk on a public highway. On and after October 1, 2017, parking spaces for passenger motor vehicles designated for persons who are blind and persons with disabilities shall be as near as possible to a building entrance or walkway and shall be fifteen feet wide including five feet of cross hatch or parallel to a sidewalk on a public highway. On and after October 1, 2017, parking spaces for passenger vans designated for persons who are blind and persons with disabilities shall be as near as possible to a building entrance or walkway and shall be sixteen feet wide including eight feet of cross hatch or parallel to a sidewalk on a public highway. Such spaces shall be designated by above grade signs with white lettering against a blue background and shall bear the words “handicapped parking permit required” and “violators will be fined”. Such signs shall also bear the international symbol of access. Whenever such a sign is replaced, repaired or erected it shall bear the words “reserved parking permit required” and “violators will be fined”, bear the symbol of access and indicate the minimum fine for a violation of subsection (f) of this section. Such indicator may be in the form of a notice affixed to such a sign. The provisions of this subsection requiring a certain width and cross hatch for parking spaces shall not apply in the event the State Building Code imposes larger widths and cross hatch for parking spaces to accommodate electric vehicle charging stations.



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Sec. 4. Subsection (a) of section 4b-34 of the general statutes is repealed and the following is substituted in lieu thereof (*Effective July 1, 2025*):

(a) Except as provided under subsection (e) of this section, whenever it appears from the specifications of the requesting agency or institution that the space needs equal or exceed two thousand five hundred square feet and the Commissioner of Administrative Services has determined that such needs will be met by lease of space, the commissioner shall **[give public]** post notice of such space needs and specifications **[by advertising, at least once, in a newspaper having a substantial circulation in the area in which such space is sought,]** on its Internet web site no less than fifteen days prior to the date of final selection. A copy of such notice shall be sent to the regional chapter of the Connecticut Association of Realtors serving the area in which such space is sought. **[The provisions of this subsection shall not be construed to require the commissioner to lease space only from persons responding to such advertisements.]**

Sec. 5. Section 29-196 of the general statutes is repealed and the following is substituted in lieu thereof (*Effective October 1, 2025*):

As soon as the department approves any new, relocated or altered elevator or escalator as being fit for operation, it shall issue to the owner a certificate of operation for a capacity and speed specified in the inspector's report. The fee for the certificate first issued shall be two hundred fifty dollars. Such certificate shall be posted conspicuously in the car or cage or on the platform of the elevator or escalator and shall be valid for twelve months. Thereafter, the certificate shall be renewed every two years upon receipt of the renewal fee of two hundred forty dollars, provided the elevator or escalator has been deemed fit for operation at its last inspection and has no outstanding violations. **[except that elevators]** Elevators located in private residences shall not be subject to said renewal requirement. No fee shall be required of the state or any agency of the state. No elevator or escalator may be lawfully operated without such certificate.

Sec. 6. Subsection (a) of section 4b-56 of the general statutes is repealed and the following is substituted in lieu thereof (*Effective July 1, 2025*):



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(a) There shall be established within the Department of Administrative Services state construction services selection panels which (1) for projects valued at ~~[five]~~ seven million five hundred thousand dollars or more, shall consist of five members, four of whom shall be current or retired employees of the Department of Administrative Services appointed by the commissioner and one of whom shall be appointed by the head or acting head of the user agency, and (2) for projects valued at less than ~~[five]~~ seven million five hundred thousand dollars, shall consist of three members, two of whom shall be current or retired employees of the Department of Administrative Services appointed by the commissioner and one of whom shall be appointed by the head or acting head of the user agency. Each member of a section panel, regardless of the appointing authority, shall serve only for deliberations involving the project for which such member is appointed. Not later than July 1, 2028, and annually thereafter, the Commissioner of Administrative Services shall (1) adjust the maximum dollar amounts listed in this subsection by the percentage change in the Producer Price Index by Commodity: Construction (Partial) (WPU80), not seasonally adjusted, or its successor index, as calculated by the United States Department of Labor, over the preceding calendar year, rounded to the nearest multiple of one hundred dollars; and (2) post such adjusted dollar amounts on the Internet web site of the Department of Administrative Services.

Sec. 7. Section 112 of Public Act 23-205 is repealed. (*Effective from passage*)



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Document Name	DAS 3 – School Construction–Various Updates
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Legislative Liaison	Amanda Bellagamba
Division Requesting This Proposal	Office of Grants Administration, RECS Plan Review and Internal Audit School Construction Unit
Drafter	Amy LaChance, Staff Attorney

Title of Proposal	An Act Concerning School Building Project Grants
Statutory Reference, if any	Chapter 173
Brief Summary and Statement of Purpose	This proposal includes a handful of technical and substantive changes to the school building project grant program intended to make the program operate more efficiently.
How does this proposal relate to the agency's mission?	The changes proposed complement the agency's mission to support Connecticut's growth and drive continuous innovation.

SECTION-BY-SECTION SUMMARY

Summarize sections in groups where appropriate

Delete Superfluous and Unclear Application Requirements

Section 1 includes amending § 10-283 to remove a sentence requiring the grant application form to include an affirmation by superintendents that the district considered natural light, wireless connectivity technology and the school safety infrastructure criteria. It is unclear what is meant by consideration of natural light and wireless connectivity and the school safety infrastructure criteria is



reviewed during the plan review portion of the grant process pursuant to § 10-292.

Streamline CTECS School Building Projects

Sections 1, 4 and 5 amend § 10-283, amend § 10-287d and repeal § 10-283b, respectively, to effectively remove requirement that CTECS school building projects go through the school building project grant program in Chapter 173. Prior to 2012, the Connecticut Technical High Schools and the school building projects grant program were both part of the CT Department of Education. The grant program was moved to DAS and CTECS has since become a standalone agency. DAS Construction Services administers the CTECS construction projects, as it does for every other state agency, except DOT and UCONN. Requiring CTECS to put its projects through the grant program adds unnecessary levels of delay and unfairly singles out CTECS as the only agency to have to go through two processes for its state construction projects.

Remove Outdated Language re Grant Payback Provision

Section 1 also includes amending § 10-283 to remove outdated language by which districts could have their obligation to refund grant amounts forgiven. By way of background, prior to 2024, this provision established that a district would owe the amortized balance of a grant for a school building if the building was converted to a use other than for public school purposes within the 20-year period after receiving the grant. It also created a process by which districts could request forgiveness of any amount due if they were using the former school building for some other public use. In P.A. 24-151, this provision was amended to allow districts to use the school building for any public purpose (not just for public school use) without an obligation to repay grant funds. As a result, there is no need to keep the language allowing forgiveness.

Incorporate the HVAC Grant Program (§ 10-265r) into the Non-Priority School Building Project Grant Program (§ 10-283(b))

Section 2 and Section 5 amend § 10-283(b) and repeal § 10-265r, respectively, to add projects that upgrade HVAC systems to list of projects that the



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Commissioner can approve through the “non-priority” process and conclude the stand-alone HVAC grant program.

Eliminate Provision Regarding Approval of Certain Consultant Contracts

Section 3 amends § 10-287(b)(4) to remove requirement that certain contracts receive prior written approval from the Commissioner. It is generally outside the scope of the DAS Commissioner to review and approve terms of municipal contracts and in this context, compliance with the substantive provisions of this section are reviewed by the school construction grant team throughout the grant process. In addition, the program already defines which expenses in the contracts would be eligible for reimbursement.

BACKGROUND

Origin of Proposal

☒ New Proposal

☐ Resubmission

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Please consider the following, if applicable:

Have there been changes in federal/state laws or regulations that make this legislation necessary?	
Has this proposal or a similar proposal been	



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implemented in other states? If yes, to what result?	
Have certain constituencies called for this proposal?	

INTERAGENCY IMPACT

List each affected agency. Copy the table as needed.

☐ Check here if this proposal does NOT impact other agencies

1. Agency Name	CTECS (See Sections 1 and 4)
Agency Contact (name, title)	Kevin McFarland, Chief of Engineering Services
Date Contacted	
Status	<input type="checkbox"/> Approved <input checked="" type="checkbox"/> Talks Ongoing
Open Issues, if any	

FISCAL IMPACT

Include the section number(s) responsible for the fiscal impact and the anticipated impact

☐ Check here if this proposal does NOT have a fiscal impact



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State	Incorporating the HVAC grant program into the non-priority grant program may increase grant amounts going forward.
Municipal (Include any municipal mandate that can be found within legislation)	Incorporating the HVAC grant program into the non-priority grant program may provide a better source of funding for school HVAC upgrades in the future and the remaining sections within this proposal will make administration of the grants program smoother which should save municipalities time and money.
Federal	No federal impact anticipated.
Additional notes	

MONITORING & EVALUATION PLAN

If applicable, please describe the anticipated measurable outcomes and the data that will be used to track those outcomes. Include the section number(s) responsible for those outcomes

[x] Check here if this proposal does NOT lead to any measurable outcomes

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ANYTHING ELSE WE SHOULD KNOW?

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INSERT FULLY DRAFTED BILL HERE

Section 1. Subsection (a) of section 10-283 of the general statutes is repealed and the following is substituted in lieu thereof (*Effective from passage*):

(a) (1) Each town or regional school district shall be eligible to apply for and accept grants for a school building project as provided in this chapter. Any town desiring a grant for a public school building project may, by vote of its legislative body, authorize the board of education of such town to apply to the Commissioner of Administrative Services and to accept or reject such grant for the town. Any regional school board may vote to authorize the supervising agent of the regional school district to apply to the Commissioner of Administrative Services for and to accept or reject such grant for the district. Applications for such grants under this chapter shall be made by the superintendent of schools of such town or regional school district on the form provided and in the manner prescribed by the Commissioner of Administrative Services. [The application form shall require the superintendent of schools to affirm that the school district considered the maximization of natural light, the use and feasibility of wireless connectivity technology and, on and after July 1, 2014, the school safety infrastructure criteria, described in section 10-292r, in projects for new construction and alteration or renovation of a school building.] The Commissioner of Administrative Services shall review, in consultation with the Commissioner of Education, each grant application for a school building project for compliance with educational specifications. The Commissioner of Education shall evaluate, if appropriate, whether the project will assist the state in meeting its obligations pursuant to the decision in *Sheff v. O'Neill*, 238 Conn. 1 (1996), or any related stipulation or order in effect, as determined by the Commissioner of Education. The Commissioner of Administrative Services shall consult with the Commissioner of Education in reviewing grant applications submitted for purposes of subsection (a) of section 10-65 or section 10-76e on the basis of the educational needs of the applicant. The Commissioner of Administrative Services shall review each grant application for a school building project for compliance with standards for school building projects pursuant to regulations, adopted in accordance with section 10-287c, and, on and after July 1, 2014, the school safety infrastructure criteria, described in section 10-292r. Notwithstanding the provisions of this chapter, the Board of Trustees of the Community-Technical Colleges on behalf of Quinebaug Valley Community College and Three Rivers Community College and the following entities that will operate an interdistrict magnet school that will assist the state in meeting its obligations



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pursuant to the decision in *Sheff v. O'Neill*, 238 Conn. 1 (1996), or any related stipulation or order in effect, as determined by the Commissioner of Education, may apply for and shall be eligible to receive grants for school building projects pursuant to section 10-264h for such a school: (A) The Board of Trustees of the Community-Technical Colleges on behalf of a regional community-technical college, (B) the Board of Trustees of the Connecticut State University System on behalf of a state university, (C) the Board of Trustees for The University of Connecticut on behalf of the university, (D) the board of governors for an independent institution of higher education, as defined in subsection (a) of section 10a-173, or the equivalent of such a board, on behalf of the independent institution of higher education, (E) cooperative arrangements pursuant to section 10-158a, and (F) any other third-party not-for-profit corporation approved by the Commissioner of Education.

(2) All applications submitted prior to July first shall be reviewed promptly by the Commissioner of Administrative Services. The Commissioner of Administrative Services shall estimate the amount of the grant for which such project is eligible, in accordance with the provisions of section 10-285a, provided an application for a school building project determined by the Commissioner of Education to be a project that will assist the state in meeting its obligations pursuant to the decision in *Sheff v. O'Neill*, 238 Conn. 1 (1996), or any related stipulation or order in effect, as determined by the Commissioner of Education, shall have until September first to submit an application for such a project and may have until December first of the same year to secure and report all local and state approvals required to complete the grant application. The Commissioner of Administrative Services shall annually prepare a listing of all such eligible school building projects with the amount of the estimated grants for such projects and shall submit the same to the Governor, the Secretary of the Office of Policy and Management and the General Assembly on or before the fifteenth day of December, except as provided in section 10-283a, with a request for authorization to enter into grant commitments. On or before December thirty-first annually, the Secretary of the Office of Policy and Management may submit comments and recommendations regarding each eligible project on such listing of eligible school building projects to the school construction committee, established pursuant to section 10-283a. Each such listing shall include a report on the following factors for each eligible project: (i) An enrollment projection and the capacity of the school, including who conducted the enrollment projection for the school and the cost of conducting such enrollment projection, (ii) a substantiation of the estimated total project costs, (iii) the readiness of such eligible project to begin construction, (iv) efforts made by the local or regional board of education to redistrict, reconfigure, merge or close schools under the jurisdiction of such board prior to submitting an



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application under this section, (v) enrollment and capacity information for all of the schools under the jurisdiction of such board for the five years prior to application for a school building project grant, (vi) enrollment projections and capacity information for all of the schools under the jurisdiction of such board for the eight years following the date such application is submitted, including who conducted the enrollment projection for the school and the cost of conducting such enrollment projection, (vii) the state's education priorities relating to reducing racial and economic isolation for the school district, and (viii) an estimation of the total ineligible costs and an itemization of such ineligible costs for such project. On and after July 1, 2022, each such listing shall include an addendum that contains all grants approved pursuant to subsection (b) of this section during the prior fiscal year. For the period beginning July 1, 2006, and ending June 30, 2012, no project may appear on the separate schedule of authorized projects which have changed in cost more than twice. On and after July 1, 2012, no project [other than a project for a technical education and career school,] may appear on the separate schedule of authorized projects which have changed in cost more than once, except the Commissioner of Administrative Services may allow a project to appear on such separate schedule of authorized projects a second time if the town or regional school district for such project can demonstrate that exigent circumstances require such project to appear a second time on such separate schedule of authorized projects. Notwithstanding any provision of this chapter, no projects which have changed in scope or cost to the degree determined by the Commissioner of Administrative Services, in consultation with the Commissioner of Education, shall be eligible for reimbursement under this chapter unless it appears on such list. The percentage determined pursuant to section 10-285a at the time a school building project on such schedule was originally authorized shall be used for purposes of the grant for such project. On and after July 1, 2006, a project that was not previously authorized as an interdistrict magnet school shall not receive a higher percentage for reimbursement than that determined pursuant to section 10-285a at the time a school building project on such schedule was originally authorized. The General Assembly shall annually authorize the Commissioner of Administrative Services to enter into grant commitments on behalf of the state in accordance with the commissioner's categorized listing for such projects as the General Assembly shall determine. The Commissioner of Administrative Services may not enter into any such grant commitments except pursuant to such legislative authorization. Any regional school district which assumes the responsibility for completion of a public school building project shall be eligible for a grant pursuant to subdivision (5) or (6), as the case may be, of subsection (a) of section 10-286 when such project is completed and accepted by such regional school district.



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(3) (A) All final calculations completed by the Department of Administrative Services for school building projects shall include a computation of the state grant for the school building project amortized on a straight line basis over a twenty-year period for school building projects with costs equal to or greater than two million dollars and over a ten-year period for school building projects with costs less than two million dollars. Any town or regional school district which abandons, sells, leases, demolishes or otherwise redirects the use of such a school building project to other than a public school use or a public use during such amortization period shall refund to the state the unamortized balance of the state grant remaining as of the date the abandonment, sale, lease, demolition or redirection occurs. The amortization period for a project shall begin on the date the project was accepted as complete by the local or regional board of education. [A town or regional school district required to make a refund to the state pursuant to this subdivision may request forgiveness of such refund if the building is redirected for public use. The Department of Administrative Services shall include as an addendum to the annual school construction priority list all those towns requesting forgiveness. General Assembly approval of the priority list under section 10-283a, containing such request shall constitute approval of such request.] This subdivision shall not apply to projects to correct safety, health and other code violations or to remedy certified school indoor air quality emergencies approved pursuant to subsection (b) of this section or projects subject to the provisions of section 10-285c.

(B) If the board of governors for an independent institution of higher education, as defined in subsection (a) of section 10a-173, or the equivalent of such a board, on behalf of the independent institution of higher education, that operates an interdistrict magnet school makes private use of any portion of a school building in which such operator received a school building project grant pursuant to this chapter, such operator shall annually submit a report to the Commissioner of Education that demonstrates that such operator provides an equal to or greater than in-kind or supplemental benefit of such institution's facilities to students enrolled in such interdistrict magnet school that outweighs the private use of such school building. If the commissioner finds that the private use of such school building exceeds the in-kind or supplemental benefit to magnet school students, the commissioner may require such institution to refund to the state the unamortized balance of the state grant.

(C) Any moneys refunded to the state pursuant to subparagraphs (A) and (B) of this subdivision shall be deposited in the state's tax-exempt proceeds fund and used not later than sixty days after repayment to pay debt service on, including redemption, defeasance or purchase of, outstanding bonds of the state the interest on which is not included in gross income pursuant to Section 103 of the Internal Revenue Code of 1986, or any subsequent corresponding internal



revenue code of the United States, as from time to time amended.

Sec. 2. Subsection (b) of section 10-283 of the general statutes is repealed and the following is substituted in lieu thereof (*Effective from passage*):

(b) (1) Notwithstanding the application date requirements of this section, at any time within the limit of available grant authorization and within the limit of appropriated funds, the Commissioner of Administrative Services, in consultation with the Commissioner of Education, may approve applications for grants and make payments for such grants, for any of the following reasons: (A) To assist school building projects to remedy damage from fire and catastrophe, (B) to correct safety, health and other code violations, (C) to replace roofs, including the replacement or installation of skylights as part of the roof replacement project, (D) to remedy a certified school indoor air quality emergency, (E) to install insulation for exterior walls and attics, **[or]** (F) to purchase and install a limited use and limited access elevator, windows, photovoltaic panels, wind generation systems, building management systems or portable classroom buildings, provided portable classroom building projects shall not create a new facility or cause an existing facility to be modified so that the portable buildings comprise a substantial percentage of the total facility area, as determined by the commissioner, or (G) to upgrade heating, ventilation and air conditioning systems or make other improvements to indoor air quality in school buildings subject to subdivision (2) of this subsection.

(2) The commissioner shall not award a grant under subparagraph (G) of subdivision (1) of this subsection to any applicant that, on or after July 1, 2026, has not certified compliance with the uniform inspection and evaluation of an existing heating, ventilation and air conditioning system pursuant to subsection (d) of section 10-220. The following expenses shall not be eligible for reimbursement under this subsection: routine maintenance and cleaning of the heating, ventilation and air conditioning system, and work performed at or on a public school administrative or service facility that is not located or housed within a public school building. Recipients of a grant under subparagraph (G) of subdivision (1) of this subsection shall be responsible for the routine maintenance and cleaning of the heating, ventilation and air conditioning system and provide training to school personnel and building maintenance staff concerning the proper use and maintenance of the heating, ventilation and air conditioning system.



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Sec. 3. Subdivision (4) of subsection (b) of section 10-287 of the general statutes is repealed and the following is substituted in lieu thereof (*Effective from passage*):

(4) All orders and contracts for any other consultant services, including, but not limited to, consultant services rendered by an owner's representatives, construction administrators, program managers, environmental professionals, planners and financial specialists, shall comply with the public selection process described in subdivision (2) of this subsection. **[No costs associated with an order or contract for such consultant services shall be eligible for state financial assistance under this chapter unless such order or contract receives prior approval from the Commissioner of Administrative Services in writing or through a written electronic communication.]**

Sec. 4. Section 10-287d of the general statutes is repealed and the following is substituted in lieu thereof (*Effective from passage*):

For the purposes of funding (1) grants to projects that have received approval of the Department of Administrative Services pursuant to section 10-287, subsection (a) of section 10-65 and section 10-76e, and (2) grants to assist school building projects to remedy safety and health violations and damage from fire and catastrophe, **[and (3) technical education and career school projects pursuant to section 10-283b,]** the State Treasurer is authorized and directed, subject to and in accordance with the provisions of section 3-20, to issue bonds of the state from time to time in one or more series in an aggregate amount not exceeding thirteen billion eight hundred sixty-two million one hundred sixty thousand dollars. Bonds of each series shall bear such date or dates and mature at such time or times not exceeding thirty years from their respective dates and be subject to such redemption privileges, with or without premium, as may be fixed by the State Bond Commission. They shall be sold at not less than par and accrued interest and the full faith and credit of the state is pledged for the payment of the interest thereon and the principal thereof as the same shall become due, and accordingly and as part of the contract of the state with the holders of said bonds, appropriation of all amounts necessary for punctual payment of such principal and interest is hereby made, and the State Treasurer shall pay such principal and interest as the same become due. The State Treasurer is authorized to invest temporarily in direct obligations of the United States, United States agency obligations, certificates of deposit, commercial paper or bank acceptances such portion of the proceeds of such bonds or of any notes issued in anticipation thereof as may be deemed available for such



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purpose.

Sec. 5. Sections 10-265r and 10-283b of the general statutes are repealed. (*Effective from passage*)