



General Assembly

January Session, 2021

Proposed Bill No. 5207

LCO No. 878



Referred to Committee on AGING

Introduced by:
REP. VARGAS, 6th Dist.

**AN ACT PROTECTING PROPERTY OWNERS AGE FIFTY AND OLDER
FROM FORECLOSURE.**

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

1 That chapter 205 of the general statutes be amended to (1) prohibit a
2 municipality from placing a lien on real property that is a principal
3 residence of or integral to a business owned by a taxpayer age fifty or
4 older for delinquent taxes unless taxes owed exceed fifteen per cent of
5 the property's assessed value, (2) limit interest on delinquent taxes owed
6 by such taxpayer on such real property to the annual rate of inflation as
7 determined by the National Consumer Price Index, (3) limit legal fees,
8 penalties and fees associated with collection of such delinquent taxes
9 from such taxpayer to not more than twenty per cent of taxes due at the
10 time of settlement, and (4) make it a class D felony punishable by up to
11 five years of incarceration or five thousand dollars in fines, or both, for
12 any municipal agent to violate any provision of subdivisions (1) to (3),
13 inclusive.

Statement of Purpose:

To prevent foreclosure for certain delinquent taxpayers age fifty or older.