

Bill Summary
2nd Session of the 59th Legislature

Bill No.:	SB 148
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Request No.:	1604
Author:	Sen. Gollihare
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Bill Analysis

SB 148 authorizes the State Fire Marshal to approve an entity to review submitted applications for a building permit and requires the State Fire Marshal to approve or disapprove an application within 90 days after receipt. If the State Fire Marshal disapproves an application, the disapproval must be accompanied by a written explanation for the disapproval. If no written explanation is provided, the application shall be deemed approved. The measure also specifies that any city, town, or county that requires the submission of plans and specifications may provide for review of plans by an entity approved by the city, town, or county.

The measure also provides that the fee owner of a building or structure may choose to use a private provider to provide plan review or building code inspection services for projects under the oversight of the State Fire Marshal. Such services must be the subject of a written contract between the private provider and the fee owner. The measure directs the State Fire Marshal to reduce the permit fee by the amount of cost savings realized by not performing such services. The State Fire Marshal may not charge any fees related to building code inspection services if the fee owner or contractor hires a private provider to perform such services. The measure directs the State Fire Marshal to provide equal access to all permitting and inspection documents and reports to the private provider. The fee owner shall be required to provide notice to the State Fire Marshal within 1 business day if any changes are made in the contract between the provider and the owner. Private providers shall be required to inspect each phase of construction as required by any applicable codes as well as maintain certain insurance depending on the cost of the project. The measure authorizes the State Fire Marshal to establish a registry for such providers.

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