

**Sec. 8-169w-1. Definitions**

(a) “Abandoned Property” means any real property on which there is a vacant structure and on which (1) real property taxes have been delinquent for one year or more and orders have been issued by the municipality’s fire official, building official or health official and there has been no compliance with those orders within the prescribed time given by such official or within ninety days, whichever is longer, or (2) the owner has declared in writing to the building official that his property is abandoned.

(b) “Commissioner” means the Commissioner of Housing.

(c) “Community Housing Development Corporation” means a nonprofit corporation organized pursuant to the requirements of Chapter 600 and Section 8-217 of the Connecticut General Statutes and whose articles of incorporation have been approved by the Commissioner.

(d) “Department” means the Department of Housing.

(e) “Eligible Properties” means any real property which an urban homesteading agency has acquired pursuant to Section 8-169r or Section 8-169v of the Connecticut General Statutes and which meets all the criteria to receive financial assistance from the Urban Homesteading Fund.

(f) “Family” means a household consisting of one or more persons.

(g) “Financial Assistance” means grants or loans of any combination thereof as authorized and defined by Sections 8-169u and 8-169w of the Connecticut General Statutes.

(h) “Interim loan” means a loan which provides funds necessary to develop a project at an interest rate to be determined in accordance with subsection (t) of Section 3-20 of the Connecticut General Statutes and which is due and payable following the cost certification of the project.

(i) “Low and Moderate Income Families” means families or individuals who lack the amount of income necessary to rent or purchase decent, safe and sanitary housing without financial assistance, as determined by the Commissioner.

(j) “Mortgage” means a written instrument in which real estate is used as security for repayment of a debt or obligation.

(k) “Municipality” means city, town, or borough.

(l) “Nonprofit Corporation” means a nonprofit corporation which has incorporated pursuant to Chapter 600 of the Connecticut General Statutes, having as one of its purposes the construction, rehabilitation, ownership, or operation of housing and having its articles of incorporation approved by the Commissioner.

(m) “Permanent loan” means a loan for a term not to exceed thirty years, in an amount which does not exceed the certified development cost of the project and at an interest rate to be determined in accordance with subsection (t) of Section 3-20 of the Connecticut General Statutes.

(n) “Urban Homesteader” or “Homesteader” means any person, firm, partnership, corporation or other legal entity to which urban homesteading property is conveyed.

(o) “Urban Homesteading Agency” means the agency designated by the legislative body of a municipality pursuant to Section 8-169q of the Connecticut General Statutes.

(p) “Urban Homesteading Fund” means the fund established to make grants and loans pursuant to Section 8-169w of the Connecticut General Statutes.

(q) “Urban Homesteading Project” or “Project” means any work or undertaking to provide decent, safe and sanitary urban or rural dwellings, apartments or other living accommodations for families of low and moderate income. Such work or undertaking may include planning of buildings and improvements, acquisition of property, demolition of existing structures, construction, re-construction, alteration and repair and all work in connection therewith.

(r) “Urban Homestead Property” means any real property for use in the Urban Homesteading Program which an urban homesteader has acquired either through Section 8-169s of the Connecticut General Statutes or real property to which the urban homesteader has title.

(Effective March 28, 1989)