



SAFE AND FAST RETROFIT ACT

SECTION 1. DEFINITIONS.

(a) “Crisis-related retrofit” means any reconfiguration; moving of non-load bearing walls; installation of barriers, filters, or safety equipment; subdivision of spaces; reconfiguration of entrances and exits; movement of equipment or machinery; or any other measures that a business reasonably takes in order to ensure or improve the safety of its employees and/or customers, as related to the novel coronavirus pandemic.

(b) “Relevant application” means any application that is required by law to be approved before a business may begin construction of a crisis-related retrofit.

(c) “Licensed architect” means an architect that is licensed by, and in good standing with, the relevant licensing authority of this state.

SECTION 2. CRISIS-RELATED RETROFITS SHALL BE APPROVED QUICKLY, OR ELSE DEEMED APPROVED BY OPERATION OF LAW.

(a) If a business is required to obtain approval from a state or local governmental authority in order to complete a crisis-related retrofit, the relevant authority shall approve or deny the relevant application within 30-days, otherwise the application shall be deemed



approved by operation of law, provided that the application has been approved by a licensed architect.

(b) Applications for crisis-related retrofits shall only be denied if they are deemed unsafe. Applications shall not be denied for aesthetic reasons, or any other reason unrelated to protecting the public health and safety.

(c) Once an application for a crisis-related retrofit is approved, or deemed approved by operation of law, the applicant can immediately commence construction of the changes contained in the application.

SECTION 3. PREEMPTION.

For a period of eighteen (18) months from the effective date of this statute, the Safe and Fast Retrofit Act shall preempt all other state and local zoning or construction requirements.

SECTION 4. APPLICABILITY.

Due to the ongoing public health emergency, the provisions of this Act are applicable and effective immediately.