

BUILDING DEPARTMENT
City of Bridgeport

Office of:
BUILDING DEPARTMENT
45 Lyon Terrace
Bridgeport, CT 06604



JOSEPH P. GANIM
MAYOR
BRUCE A. NELSON
BUILDING OFFICIAL

GUIDANCE FOR PROCESSING WORK DONE WITHOUT PERMITS

Frequently our department is asked to provide certificates of occupancy for portions of homes that were altered without permits and approvals some time in the past. The most common of these are finished basements and finished attics. We may sympathize with a current owner who unwittingly now owns the violation that were done by a previous owner or there may be pressure applied because of an upcoming closing on the sale of the home. The overriding obligation of the building department is to protect the safety and health of the community including current owners, future owners and visitors to the property.

The creation or alteration of habitable spaces without permits and approvals is a violation of the Connecticut State Building Code. The remedy for such a violation is for the owner to obtain permits and make it possible for the department to perform the inspections required by the building code even if it involves removing finished work. If the work is not code compliant, corrections would be necessary to make the work code compliant and approved prior to reapplying finish work. When all the inspections have been performed and approved the building department would be in the position to issue a Certificate of Occupancy.

These violations are often brought to the departments' attention during the Title Search process. If we can determine that there was work done without permits, we will endeavor to get compliance in a friendly and respectful manner.