



Testimony in Support of LD 2214-An Act to Make Supplemental Appropriations and Allocations for the Expenditures of State Government, General Fund and Other Funds to Change Certain Provisions of the Law Necessary to the Proper Operations of State Government for Fiscal Years Ending June 30, 2024 and June 30, 2025-Office of Professional and Occupational Regulation

Joint Standing Committee on Appropriations and Financial Affairs
February 22, 2024

Senator Rotundo, Representative Sachs and members of the Committee on Appropriations and Financial Affairs,

I am Eamonn Dundon, the Director of Advocacy of the Portland Regional Chamber of Commerce. We represent 1,300 businesses in our region who employ over 75,000 Mainers. We are submitting this written testimony today to express our organization's support for the initiative on page A-119 of LD 2214 establishing two Elevator Inspector positions in the Office of Professional and Occupational Regulation.

On November 28, 2023, both department staff and developers and contractors testified to the Joint Select Committee on Housing on the urgent need to bolster staff capacity in the Elevator and Tramway Safety Program to facilitate the timely inspections necessary to bring much needed housing units online¹. The current capacity of just two licensed inspectors causes delays of weeks, and in some cases months, that prevent housing developments from obtaining certificates of occupancy. One elevator industry professional noted that Maine has the least amount of elevator inspectors and the longest lead time in elevator inspectors than any state in which he does business².

If we are to meet our new state goal of producing 84,000 units of new housing by 2030, it is essential that state and local governments have sufficient review and inspection capacity to complete housing projects in the most time effective manner possible. The addition of these two positions will address part of that regulatory capacity deficit and we ask the committee to expeditiously approve the addition of these two positions as part of the supplemental budget process.

Finally, we do recommend that the Appropriations Committee look at adding language related to these two positions in the proposed supplemental budget. Specifically, industry professionals who testified suggested adding an additional fee that would allow a housing developer to expedite an inspection request. Additionally, these industry professionals suggested adjusting the timeframe of elevator inspections to allow them to occur before the rest of the building is safe and move-in ready, recognizing that the elevator inspections need not be forced to occur in concert with final inspections from municipalities issuing a certificate of occupancy. We concur with these language suggestions because they will ensure that these two new positions can be as successful as possible in expediting these important inspections that currently pose a bottleneck for the creation of the new housing our economy and communities so desperately need.

¹ [Committee on Housing Video of Testimony on Maine's Elevator and Tramway Safety Program, November 28, 2023](#)

² [A Lack of Elevator Inspectors is Holding Up New Housing in Maine, Bangor Daily News, November 29, 2023](#)