

**ONE HUNDRED EIGHTH LEGISLATURE - SECOND SESSION - 2024**  
**COMMITTEE STATEMENT**  
**LB947**

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**Hearing Date:** Tuesday February 13, 2024  
**Committee On:** Urban Affairs  
**Introducer:** Day  
**One Liner:** Authorize virtual inspections for certain building permits and require certain inspection records be made available to the public under the Building Construction Act

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**Roll Call Vote - Final Committee Action:**  
Advanced to General File with amendment(s)

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**Vote Results:**  
**Aye:** 7 Senators Blood, Cavanaugh, J., Day, Hardin, Hunt, Lowe, McKinney  
**Nay:**  
**Absent:**  
**Present Not Voting:**

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**Testimony:**

**Proponents:**  
Senator Jen Day  
John Nebel  
Ed Black

**Representing:**  
Opening Presenter  
NBT/NE State Council of Electrical Workers  
BAC Local 15

**Opponents:**  
Korby Gilbertson  
Jerry Standertad

**Representing:**  
HBAL/MOBA Coalition  
Self

**Neutral:**

**Representing:**

\* ADA Accommodation Written Testimony

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**Summary of purpose and/or changes:**

LB 947 would also allow authorized inspectors for a building permit to conduct virtual inspections.

Section-by-Section Summary:

Section 1 amends Neb. Rev. Stat. 71-6401 for the purpose of renumbering the statute.

Section 2 defines authorized inspector and inspection records under the Building Construction Act.

The section further allows, during inspections as part of a building permit, virtual inspection by an authorized inspector. The following conditions must be met in order to allow the preceding:

The inspection is of an area of a building that is less than three stories in height and under ten thousand square feet;

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The individual requesting or holding the building permit has provided a list of personnel who are completing the work onsite; and

The virtual inspection is conducted live with both the individual requesting or holding the building permit and the authorized inspector.

Additionally, any unit that requires an inspection by an authorized inspector as part of a building permit or structural scope of project shall make inspection records available to the public if the structure for which the permit was requested or issued is standing at the time of the request.

Section 3 repeals the original section.

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**Explanation of amendments:**

AM 2418 accomplishes three changes:

1. The amendment specifies virtual inspections by an authorized inspector to residential buildings that is less than three stories in height and under ten thousand square feet.
2. Adds the requirement that any state agency, county, city, or village that requires an inspection as part of a building permit or structural scope of project shall use an authorized inspector for such inspection.
3. Requires that any inspection records from such inspection above shall be made available to the public if the structure for which the permit was requested or issued is standing at the time of the request for such inspection records.

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Terrell McKinney, Chairperson

