

The Connecticut General Assembly



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REP. ALLIE-BRENNAN REQUESTS HOUSING COMMITTEE RAISE BILL TO PROVIDE TOWNS WITH INCENTIVES FOR AFFORDABLE HOUSING

(Hartford, CT) – **State Representative Raghib Allie-Brennan (D-Bethel, Danbury, Newtown, Redding)** is requesting that the Housing Committee raise a bill to amend Connecticut General Statute Section 8-30 g, the 'Affordable Housing Land Use Appeals Procedure,' in the 2022 Legislative Session. The requested raised bill aims to award five housing unit-equivalent points to towns or cities which develop, review, and amend an Affordable Housing Plan and enact regulations under Section 8-30g.

Section 8-30 g requires all 169 municipalities in Connecticut to adopt an Affordable Housing Plan, with at least 10% of all dwelling units in each municipality dedicated to assisted housing, as determined by the State Department of Housing. The section also outlines the appeals procedure which municipalities must go through if they do not meet that threshold

"We should create incentives for towns to buy into the need for Affordable Housing and help them feel a sense of accomplishment towards meeting that elusive 10% goal," said Rep. Allie-Brennan.

"Section 8-30 g was initially designed to encourage Affordable Housing development but it has led to unfair shortcuts which allow developers to bypass local zoning laws. It's important that we protect and reward towns that are increasing access to affordable housing for all individuals."

In June of 2020, The Department of Housing funded a \$50,000 grant initiative to award towns with under 50,000 residents up to \$5,000 for help in creating Affordable Housing Plans. In June of 2021, the legislature adopted components pertaining to the Zoning Statutes and required that Affordable Housing Plans be filed with the State of Connecticut no later than June 1, 2022. According to The Office of Policy Management inventory, 26 of 169 municipalities have filed their reports as of Feb. 9, 2022.

"We appreciate Raghib's efforts to recognize the need for affordable housing, but also his efforts to balance the need. He recognizes the efforts that Towns have made and will be required to make with creating and filing an Affordable Housing Plan as required by the State," said Beth Cavagna, Bethel Town Planner. "We often complain about State mandates, the Affordable Housing Plan being one of them. To have the opportunity to give an incentive, and to recognize the cost associated with this mandate by rewarding housing equivalent points to a Town is an opportunity to show collaboration between the State and local authorities."

The 2022 Legislative Session began Wednesday, February 9 and concludes May 4. Short sessions occur in even-numbered years, whereas raised bills must pertain to the State budget and can only be raised by committees.

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