

*To:* CT General Assembly Planning & Development Committee

*From:* T.J. Burlee / Thomaston

*Re:* SB 1024, An Act Concerning Zoning Authority, Certain Design Guidelines, Qualifications of Certain Land Use Officials, And Certain Sewage Disposal Systems

*Date:* March 15, 2021

Chairwoman Cassano, Chairwoman McCarthy Vahey, Vice Chairman Needleman, Vice Chairwoman Goupil, Ranking Member Senator Hwang, Ranking Member Zullo, and Members of the Committee:

I am writing in full support of SB 1024.

Adopting the proposals included therein provides Connecticut a platform for adaptive, diverse, and inclusive housing. For too long, Connecticut's antiquated zoning policies have divided the state along economic and racial lines. It's past time to integrate and modernize. The introduction of SB 1024 is an opportunity to review restrictive land-use laws and implement data-driven solutions that better reflect our shared values. By advancing the Act, Members ensure the end of exclusionary zoning and put Connecticut on a path toward accessible and affordable housing.

Connecticut is a state with an aging workforce and a declining population. As a millennial, I love Connecticut, and I plan to remain; however, onerous ordinances often complicate those desires. SB 1024's proposal to eliminate permit headaches for accessory dwelling units would help me secure housing in my hometown. I have watched people leave the state after being priced out of the housing market. And our people are our greatest resource. We can't continue to lose our future. Expanding housing options in commercial centers and suburban areas would help attract and retain talent for the coming decades, creating vibrant communities across Connecticut. And the resulting residential construction would stimulate an important sector, enabling Connecticut to come closer to fulfilling its economic potential.