

March 14, 2021

To: CT General Assembly Planning & Development Committee

From: Amy Lappos/ Milford, Connecticut

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

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

I write in support of SB1024. Connecticut benefited greatly from the housing programs and benefits developed under the New Deal. Homeownership became possible through funding opportunities we had never seen before. Entire neighborhoods were built and in turn, parks, schools, and entire communities were born. The beautiful New England suburbs of Connecticut became the commodity it still is today.

An undeniable fact is that these community building opportunities were only available to white people. The Connecticut communities we built intentionally excluded Black families. Racist homeowner lending practices continued well into the lifetime of my children. Connecticut housing stock data shows the development of numerous communities around Connecticut through the aid of these exclusionary federal programs. These communities remain predominantly white. .

We have done little to right these wrongs primarily because zoning laws continue to lock people out of communities that were built through federal programs. SB 1024 is a step in the right direction. Transit oriented districts are one of the many improvements proposed. Projects like TODs, accessibly dwellings, and main street housing are the future of zoning. Connecticut has the opportunity to provide equity while moving Connecticut's communities into the 21st century. This is a win win for Connecticut residents. Let's continue to be a state that leads by example. Please pass SB 1024.

Thank you for your time.

Amy Lappos

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