



General Assembly

January Session, 2011

Amendment

LCO No. 8080

HB0605208080HRO

Offered by:
REP. SHABAN, 135th Dist.

To: Subst. House Bill No. 6052 File No. 786 Cal. No. 472

"AN ACT CONCERNING HOUSING FOR THE HOMELESS."

1 After the last section, add the following and renumber sections and
2 internal references accordingly:

3 "Sec. 501. Subsection (b) of section 8-30g of the general statutes is
4 repealed and the following is substituted in lieu thereof (*Effective*
5 *October 1, 2011*):

6 (b) (1) Any person filing an affordable housing application with a
7 commission shall submit, as part of the application, (A) evidence that
8 the proposed affordable housing application will not result in harm to
9 the environment, (B) evidence that the proposed development will be
10 connected to mass transit and commercial areas, and (C) an
11 affordability plan [which] that shall include at least the following: [(A)]
12 (i) Designation of the person, entity or agency that will be responsible
13 for the duration of any affordability restrictions, for the administration
14 of the affordability plan and its compliance with the income limits and
15 sale price or rental restrictions of this chapter; [(B)] (ii) an affirmative

16 fair housing marketing plan governing the sale or rental of all dwelling
17 units; [(C)] (iii) a sample calculation of the maximum sales prices or
18 rents of the intended affordable dwelling units; [(D)] (iv) a description
19 of the projected sequence in which, within a set-aside development,
20 the affordable dwelling units will be built and offered for occupancy
21 and the general location of such units within the proposed
22 development; and [(E)] (v) draft zoning regulations, conditions of
23 approvals, deeds, restrictive covenants or lease provisions that will
24 govern the affordable dwelling units.

25 (2) The commissioner shall, within available appropriations, adopt
26 regulations pursuant to chapter 54 regarding the affordability plan.
27 Such regulations may include additional criteria for preparing an
28 affordability plan and shall include: (A) A formula for determining
29 rent levels and sale prices, including establishing maximum allowable
30 down payments to be used in the calculation of maximum allowable
31 sales prices; (B) a clarification of the costs that are to be included when
32 calculating maximum allowed rents and sale prices; (C) a clarification
33 as to how family size and bedroom counts are to be equated in
34 establishing maximum rental and sale prices for the affordable units;
35 and (D) a listing of the considerations to be included in the
36 computation of income under this section."