

Connecticut Preservation Action

Testimony for the Banks Committee public hearing
on February 19, 2013

Rep. Tong, Senator Leone, and members of the Committee:

In Support of Governor's Bill No. 6355, AAC Homeowner Protection Rights; specifically Section 8, regarding the recording of mortgages and payment of the fee to the Town Clerk.

CPA sincerely appreciates the opportunity to provide testimony in support of Governor Malloy's proposal, House Bill 6355, and we thank the Governor for bringing forward this measure which will properly support a progressive program.

My name is Anita Mielert, and I am a former First Selectman in Simsbury and a long-time volunteer for historic preservation in our state. I am here today officially representing Connecticut Preservation Action, a non-profit which advocates for historic preservation in the state legislature and in Congress. We represent individuals and other organizations, such as the CT Trust for Historic Preservation, CT Main Street Center, Hartford Preservation Alliance, New Haven Preservation Trust, and New Canaan Preservation Alliance.

The Community Investment Act (CIA) as originally written is an elegant measure because it levies a land use-based fee, which in turn funds statewide programs which are land use-based. There is a symmetry and logic to its source of funds and their ultimate use. Other speakers here today will tell you about the huge success stories accomplished all across the state, saving historic buildings, farms, open space, providing essential housing. Nearly every municipality in CT has benefitted from matching grants for community enhancements.

Please do not allow this "end run" around a measure which is so beneficial to our quality of life in Connecticut. There are serious consumer and legal issues raised by this loophole; now is the time to hold the banks accountable and bring to an end their failure to live up to the legislature's intent.

Please support the Governor's proposal to hold the banks accountable, to the communities in which they make their business, to the homeowners they should be serving, and to the quality of life in those communities.