



TOWN OF AVON

60 West Main St. Avon, CT 06001-3743
www.town.avon.ct.us

**POLICE, FIRE & MEDICAL
EMERGENCY - 911**

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Fax (860) 409-4368

ASSISTANT TOWN MANAGER
Tel. (860) 409-4377
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ACCOUNTING
Tel. (860) 409-4339
Fax (860) 677-2847

ASSESSOR'S OFFICE
Tel. (860) 409-4335
Fax (860) 409-4366

BUILDING DEPARTMENT
Tel. (860) 409-4316
Fax (860) 409-4321

COLLECTOR OF REVENUE
Tel. (860) 409-4306
Fax (860) 677-8428

ENGINEERING DEPARTMENT
Tel. (860) 409-4322
Fax (860) 409-4364

FINANCE DEPARTMENT
Tel. (860) 409-4346
Fax (860) 409-4366

FIRE MARSHAL
Tel. (860) 409-4319
Fax (860) 409-4321

HUMAN RESOURCES
Tel. (860) 409-4303
Fax (860) 409-4366

LANDFILL
281 Huckleberry Hill Rd.
Tel. (860) 673-3677

PLANNING & ZONING
Tel. (860) 409-4328
Fax (860) 409-4375

POLICE DEPARTMENT
Tel. (860) 409-4200
Fax (860) 409-4206

PROBATE
Tel. (860) 658-3277
Fax (860) 658-3204

PUBLIC LIBRARY
281 Country Club Road
Tel. (860) 673-9712
Fax (860) 675-6364

PUBLIC WORKS
11 Arch Road
Tel. (860) 673-6151
Fax (860) 673-0338

RECREATION AND PARKS
Tel. (860) 409-4332
Fax (860) 409-4334
Cancellation (860) 409-4365

REGISTRAR OF VOTERS
Tel. (860) 409-4350
Fax (860) 409-4368

SOCIAL SERVICES
Tel. (860) 409-4346
Fax (860) 409-4366

TOWN CLERK
Tel. (860) 409-4310
Fax (860) 677-8428

TDD-HEARING IMPAIRED
Tel. (860) 409-4361

TESTIMONY: Housing Committee Public Hearing February 14, 2013

Dear Co-Chairman Bartolomeo and Butler and members of the Committee,

I write to you regarding various bills pending before the Committee with respect to Affordable Housing.

The Town of Avon has had a long history of comprehensive planning dating back to 1956 with the adoption of the first Comprehensive Plan. There was then, as there is now, a commitment to permit and promote a variety of housing types at different price points to accommodate families and individuals across a wide range of incomes.

Statistics relating to current housing inventory are as follows:

	NUMBER OF UNITS	PERCENTAGE OF TOTAL
Single family	4,965	67%
Apartments	1,665	23%
Condominiums	900	10%
TOTALS	7,330	100%

Presently, Avon has 7,330 total housing units-of these roughly 67% are single family, 23% are condominiums, and 10% are rental apartments. The current median value of all condominium units in Avon is approximately \$210,000, which is modestly higher than the capital region average of \$157,000.

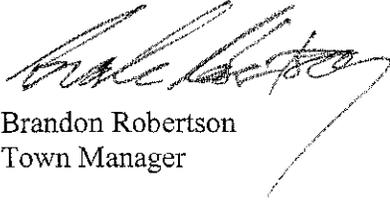
Although the average price of a new single-family home in Avon has risen considerably over the years, the Town continues to promote a policy aimed at maintaining a diversity of housing types.

To date, the Town has had one experience with C.G.S. 8-30 g. This is a project known as "Old Farms Crossing" built by Metro Realty. This project consists of 45 rental units. This project was initially denied by the Planning and Zoning Commission. This denial was not due to concerns regarding the type of housing or quality of the product. Rather, the denial was based on public safety concerns.

The location of this project is adjacent to an industrial area, which includes a lumber yard, school bus depot, and automotive repair shop. The decision of the Commission was reversed on appeal.

The project is well designed architecturally and maintained very well by the owner. To the best of our knowledge, this project has had no adverse impacts on adjoining properties and provides housing opportunities for middle income individuals and families who wish to reside in Avon but would otherwise not have such an opportunity.

Respectfully Submitted,

A handwritten signature in black ink, appearing to read "Brandon Robertson", written over a horizontal line.

Brandon Robertson
Town Manager