



State of Connecticut

HOUSE OF REPRESENTATIVES STATE CAPITOL

REPRESENTATIVE MIKE BOCCHINO
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Testimony

In Support of:

SB 187, AN ACT CONCERNING PROPERTY TAX RELIEF

Planning and Development Committee

March 6, 2015

Dear Sen. Osten, Rep. Miller, Sen. Linares, Rep. Aman and distinguished members of the Planning and Development Committee:

Thank you for the opportunity to discuss with you **SB 187**. I am Rep. Mike Bocchino and I represent the 150th district which encompasses the shoreline of Greenwich CT. I am submitting this testimony in full support of **SB 187, AN ACT CONCERNING PROPERTY TAX RELIEF**. One specific aspect of this bill that I am in favor of is the phasing in of property tax increases associated with the residential reconstruction after a natural disaster.

My constituents in Greenwich were amongst some of the hardest hit during Hurricane Sandy. Many residents who live along the shoreline watched as their homes flooded and in some instances, burned to the ground due to the impact of the storm. Through no fault of their own their lives were changed as they watched everything they owned go up in smoke. We all need to understand the potential tax inequity created by losing one's home in a natural disaster and work hard to bring some sort of relief to these families. **SB 187** will allow homeowners an opportunity to rebuild, meeting FEMA requirements if in a flood zone and meeting new and updated municipal building codes

without bearing the burden of an immediate increase in assessment of their new construction.

Moving forward I would suggest that this bill adopt language from a similar bill that Sen. Frantz and I proposed. **That title 12 of the general statutes be amended to provide that when a residence is damaged by natural disaster and then reconstructed, any increase in the property tax assessment resulting from such reconstruction be phased in over a five-year period, with the first year capped at the pre-disaster assessed value, and with one-quarter of the increase added to the assessed value over the remaining four years.** This will provide homeowners the ability to control their finances during a stressful period as they begin to rebuild not only their homes but their lives.

I urge you to support this bill SB 187 and provide some relief for the good people of CT.

Thank your time and consideration.

Sincerely,

A handwritten signature in cursive script that reads "Mike Bocchino".

Mike Bocchino
State Representative
150th House District