



**Testimony
Betsy Gara
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Before the Planning & Development Committee
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The Connecticut Council of Small Towns (COST) **supports HB-6418, AN ACT CONCERNING ABANDONED AND BLIGHTED PROPERTY RECEIVERSHIP.**

Abandoned and blighted properties challenge communities of all sizes. Last year, the legislature adopted Public Act 19-92, which establishes a mechanism to rehabilitate abandoned properties in municipalities with a population of at least 35,000.

The Act provides that if an owner of a residential, commercial, or industrial building fails to maintain it in accordance with applicable municipal codes, the Superior Court may appoint a “party in interest” as a receiver to take possession of the abandoned or blighted property in order to rehabilitate it pursuant to a court-approved plan.

Receivership is an effective tool in positioning residents, community-based non-profits, and local governments to move more quickly to rehabilitate abandoned and blighted properties. This benefits the community in many ways because abandoned and blighted properties create public health and safety concerns, detract from a community’s aesthetic beauty, and shift a greater tax burden to other property owners.

COST **supports HB-6418**, which will extend the opportunity to utilize the receivership tool to address abandoned and blighted properties to all municipalities in Connecticut.