

CITY OF TORRINGTON



Land Use Office
Jeremy Leifert, AICP, City Planner
140 Main Street • City Hall
E-mail: jeremy_leifert@torringtonct.org

Phone: (860) 489-2221
Fax: (860) 496-5928
Torrington, CT 06790-5245
City of Torrington website: www.torringtonct.org

To: Planning & Zoning Commission
From: Jeremy Leifert, AICP, City Planner
Date: August 24, 2022 *JL*
Subject: Proposed Torrington 2022-2027 Housing Affordability Plan

State Statute 8-30j, signed into law in 2017, requires all municipalities to adopt an affordable housing plan every five years. A Housing Plan Steering Committee was formed and began meeting in September 2021 for the purposes of drafting an Affordable Housing Plan for Torrington. The committee worked with City staff to solicit public feedback on housing issues through a survey, of which over 500 responses were received. The committee also held a Public Forum for feedback on March 9, 2022. A draft plan titled “City of Torrington Housing Affordability Plan 2022-2027” was prepared for adoption as the official Affordable Housing Plan for the City

There are two final steps in the adoption of the plan:

1. An evaluation by the Planning and Zoning Commission on the consistency with the Plan of Conservation and Development (POCD) and a recommendation of adoption of the Plan to City Council.
2. Public Hearing and adoption of the Plan by City Council

In reviewing the POCD, several strategies in the plan are addressed in the Housing Affordability Plan:

1. Develop Housing in Sustainable Areas (Section 3 – Plan Overview)
2. Address Housing Affordability (Section 3 – Plan Overview)
3. Address Changing Housing Needs (Section 3 – Plan Overview)
4. Provide Housing Downtown (Section 7 – Downtown and Neighborhoods)
5. Incentive Housing Tool (Section 9 – Housing)
6. Encourage Housing Rehabilitation (Section 9 – Housing)
7. Promote Sustainable Residential Development (Section 9 – Housing)

After careful review of the POCD, I recommend that the Planning and Zoning Commission make a finding that the proposed “City of Torrington Housing Affordability Plan 2022-2027” is consistent with the goals, recommendations and strategies of the Torrington Plan of Conservation and Development, effective August 27, 2019. I further recommend that the Planning and Zoning Commission authorize the City Planner to issue a memorandum to the City Council to recommend the adoption of the Plan.