Thomaston's Affordable Housing Plan

Commissioner Input

Thomaston Planning And Zoning Commission Workshop

April 25, 2022

NAUGATUCK VALLEY
COUNCIL of GOVERNMENTS

1

Overview

- Discuss:
  - Plan of Conservation and Development and Regional Plan of Conservation and Development Review and Next Steps
  - Zoning Regulation Review and Next Steps
  - Affordable Housing Plan Strategies Review and Next Steps

Source: Town of Thomaston Website

NAUGATUCK VALLEY
COUNCIL of GOVERNMENTS

2

DISCUSSION OF POTENTIAL

AFFORDABLE HOUSING PLAN CONTENT

NAUGATUCK VALLEY COUNCIL of GOVERNMENTS

3

POCD/RPOCD Review

1	**Purpose:**	Review the Thomaston's Plan of Conservation and Development and the Central Naugatuck Valley Regional Plan of Conservation and Development for information relevant to Thomaston's Affordable Housing Plan.
2	**Result:**	Three major and ten minor suggestions are presented for addition in Thomaston's Affordable Housing Plan.
3	**Next Steps:**	**Commissioners review the memorandum and fill out the worksheet to rank the suggestions on if they should, could, or should not be included in the Affordable Housing Plan.**

NAUGATUCK VALLEY COUNCIL of GOVERNMENTS

4

DISCUSSION OF POTENTIAL

AFFORDABLE HOUSING DEVELOPMENT STRATEGIES

5

Zoning Regulation Review Part I

1	**Purpose:**	Review the Thomaston's Zoning Regulations to provide suggestions on land use strategies to increase affordable housing development.
2	**Result:**	Eight major and five minor suggestions are presented for addition in Thomaston's Affordable Housing Plan.
3	**Next Steps:**	**Commissioners review the memorandum and fill out the worksheet to rank the suggestions on if they should, could, or should not be included in the Affordable Housing Plan.**

6

Affordable Housing Plan Strategy Suggestions

1	**Purpose:**	Gather Commissioner input on potential strategies for Thomaston's Affordable Housing Plan.
2	**Result:**	The Commission's input will be used to draft the Thomaston Affordable Housing Plan Strategy Section on how the Town intends to increase the number of affordable housing developments.
3	**Next Steps:**	**Commissioners review the materials from tonight and the Regional Housing Profile and fill out the worksheet to rank the suggestions on if they should, could, or should not be included in the Affordable Housing Plan.**

Affordable Housing Plan Strategy Suggestions

Assisted Housing

- *CHFA Single Family Mortgage:* Three (3) Strategy Suggestions
- *Low Income Housing Tax Credit Program (LIHTC):* Two (2) Strategy Suggestions
- *Housing Choice Voucher Program (Section 8):* Two (2) Strategy Suggestions
- *Rental Assistance Program (RAP Certificate):* One (1) Strategy Suggestion

Set-Aside Development

- Two (2) Strategy Suggestions

Additional Broad Affordable Housing Strategy Suggestions

- Eight (8) Strategy Suggestions

Thomaston Affordable Housing Plan

NEXT STEPS

NAUGATUCK VALLEY COUNCIL of GOVERNMENTS

9

Questions?

Thank you!

NAUGATUCK VALLEY
COUNCIL of GOVERNMENTS

10