

Dear Collaborative Partner,

Let the Collaborative help you with your Spring cleaning! Do you have any housing, conservation, or economic development projects gathering dust? Been meaning to implement your town Plan of Conservation & Development but don't know where to start? We'd be happy to help you "spring" into action (sorry, I couldn't help myself) just [contact us](#).

WHAT WE'VE BEEN WORKING ON:

Pizza, Planning, & Workforce Housing

On the evening of March 16th, over forty selectmen, planning & zoning commissioners, legislators, and local Incentive Housing Zone (IHZ) advisors gathered to eat pizza and talk planning. While they were eating, we described our workforce housing initiative, the key requirements of the IHZ program, and what those mean in the context of our rural communities. This included some aerial and street level photographs of our existing village centers to show how any new housing built in an IHZ could reflect the character of existing neighborhoods (for these photos, [click here](#)).

Town residents and workers who would qualify for the incentive housing units built in an IHZ based on their family income* include Housatonic Valley Regional High School teachers, Salisbury Central School teachers, Salisbury Bank and Noble Horizons Employees. (*Based on a survey of major employers done by the Salisbury Informal Task Force on Affordable Housing.)

We also introduced our IHZ consultant team, Concord Square Development and heard about their first-hand experience working with communities to create these zones. In Massachusetts, 26 communities have adopted these zones and 2,235 housing units have been built or are under construction.

Thanks to all who attended this event. We are proud of our towns for taking on this important work and look forward to continuing with it. To see a copy of the presentations given at this event [click here](#).

How Housing Affects Municipal Budgets



All our towns are feeling the crunch this budget season. Collaborative staff attended a forum to hear how the lack of affordable housing options in a town can impact the town's budget. First Selectmen from CT towns talked about how the lack of workforce housing options have affected their municipal budgets. For example, the town of Bloomfield used to have a volunteer fire department, but volunteers could not afford to live in town or their long work commutes prevent them from being able to volunteer. Therefore the town now has to pay for daytime fire service. The town of Simsbury has to pay larger salaries to attract young teachers. Many of these towns see Incentive Housing Zones as a way to creating the housing opportunities needed for their teachers and town volunteers.

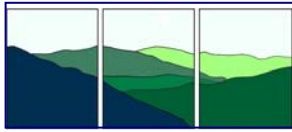
For more facts & figures on how housing affects municipal budgets [click here](#).

NEW TOOLS:

Stormwater Management & Low Impact Development Standards Case Study



Many rural communities like ours are concerned about protecting the water they drink and the lakes and rivers where they fish and swim. New techniques for stormwater management, called Low Impact Development (LID), can help, as described in this case study. Also included are many valuable resources. For a copy of the case study [click here](#).



Local Wind Energy Regulations Compared

Several Litchfield County communities have expressed interest in regulatory standards for wind energy generating facilities. We prepared a Case Study on the regulations adopted by the Town of Goshen, available on our website. This new resource supplements that Case Study with additional information. It compares wind energy regulation standards such as height, setbacks, lot size, and other requirements in four Connecticut towns. Now available on our website.

WEBSITE UPDATES:

Following are just a few of the new resources available on our website. If there is anything else you'd like to see added, please [contact us](#).

How & Why to Permit Small Wind Systems: A Guide for Local Governments



We've just added this very useful guide, produced in 2008 by the American Wind Energy Association (AWEA) to

our Wind Energy Regulations Resources webpage ([click here](#) for a copy). As the guide states, "Planners and zoning officials are in a unique and powerful position to help renewable energy and those who rely on it." This guide explains the key issues including setbacks & aesthetics as well as the non-issues such as bird kills and flicker effects in an illustrated and highly readable fashion. If you're interested in wind energy, check it out.

Connecticut's Changing Landscape Maps

See maps and statistics related to the rate of development over the last 20 years specifically for your town. The University of CT Center for Land Use Education and Research (CLEAR) has just released the next version of its Connecticut's Changing Landscape project, which now charts changes to the face of Connecticut over a 21-year period, from 1985 to 2006. CLEAR's updated and enhanced Connecticut's Changing Landscape

website offers information from the study in a range of ways, from data tables to charts to maps to interactive web mapping. To visit the website [click here](#).

NEW GRANT RESOURCES AVAILABLE:

Grant Funds Available for Farmland Protection

The U.S. Department of Agriculture's (USDA) has provided \$3.9 million for farmland protection in Connecticut through the Farm and Ranch Lands Protection Program (FRPP). Funds will be used to purchase conservation easements to limit conversion of farmland to non-agricultural uses.

The Natural Resources Conservation Service (NRCS) is now accepting FRPP proposals from town or non-profit organizations. The deadline is May 22, 2009. Eligible entities must demonstrate a commitment to long-term conservation of agricultural lands, a capacity to acquire and manage easements, have pending offers on a farm(s), and available funding to match federal funds.

If you are interested in submitting a proposal and would like our assistance, please [contact us](#).

UPCOMING EVENTS:

April 17th- Cornwall Housing Forum

The Cornwall Housing Corp is seeking community input on a proposal for affordable housing for seniors at 4pm, Cornwall Town Hall.

April 24th- NCD Earth Day Plant Sale

The Northwest Conservation District (NCD) Earth Day plant sale will be held April 24-26 at the Goshen Fairgrounds. For more details visit www.conservect.org.

September 26th- Next session of the Connecticut Land Use Academy in Torrington. These trainings are good for new P&Z commissioners as well as a good refresher for old timers.

For event details, visit our [website](#).