

Dear Collaborative Partner,

We have been busy this rainy summer. While dodging thunderstorms, we have been working to increase housing options and save our vital village centers. Below is a summary of what we have been up to. If you have any questions, please [contact us](#).

WHAT WE'VE BEEN WORKING ON:

Housing Options for Our Village Centers- Phase One Reports Completed

These reports, produced for each town with Incentive Housing Zone Study grants- Falls Village, Cornwall, Goshen, Norfolk, Salisbury, and Sharon- describe how an incentive housing zone can be used as a tool to create starter and senior housing. For a copy of these reports, [contact us](#).

Achieving Residential Density on Septic

We are working on a report that will describe the wastewater options for the areas in our towns that do not have public sewer access. These options allow smaller lot sizes that can accommodate cluster or conservation subdivision types of development as well as more affordable or starter home sized lots. In this report we plan to review and summarize the current wastewater technologies and the relative costs and permitting requirements for each. We will also provide examples of how this has been done in places like rural NW Connecticut.

Apartments in Homes Initiative

There was a great turnout at our Initiative kickoff meeting. Thirty-nine people attended including Selectmen, representatives from housing and social service organizations, Planning & Zoning Commissioners and Real Estate agents. Next we will take all the great ideas attendees provided at this forum and the "lessons learned" from our guest speaker and explore them further to create a plan for how we can support and guide homeowners through the process of creating (or using existing) accessory apartments.

For more info & to see the Lakeville Journal article on the Apartments in Homes Initiative, visit the "What's New" page of our [website](#).

COMING SOON:

Village Center Vitality Initiative

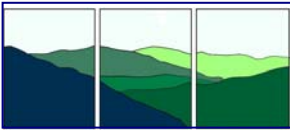
Our historic small town village centers are vital to the way we live and work in the Northwest Corner. The current recession has seriously impacted the economic stability of our village centers. Many storefronts sit vacant and existing businesses struggle to survive.



Empty storefronts in Canaan, CT

In this challenging time, the Collaborative is developing a program to plan, design, and market opportunities for economic revitalization of our towns. This project brings together three critical parts of our core mission- promoting affordable housing near jobs, supporting and encouraging the local economy, and preserving the natural and cultural assets that define our village centers.

At this time we are seeking a grant for the first phase of this project. Once the Collaborative has a revitalization action plan in place, we will work with government agencies and political leaders, as well as private sector interests, to find the resources necessary to implement innovative village revitalization strategies with broad community support. We look forward to updating you on this project as we progress.



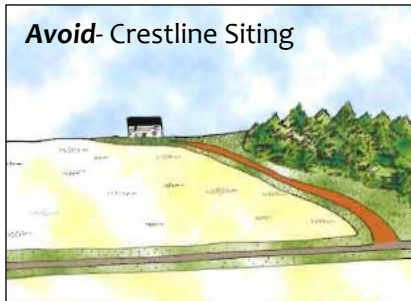
WEBSITE UPDATES:

House Siting Guidebook

Are you looking for a tool to help landowners and developers site their homes in a way that respects



its rural setting? Now available on our [website](#) is a House Siting Guide done by the Dutchess Land Conservancy.



Consider making copies available at town hall or through a link on your town website's zoning page.

NEW GRANT RESOURCES AVAILABLE:

Farm Viability Grant Program

Would you like our help applying for this grant or finding matching funds? The Farm Viability Grant Program for Municipalities & 501 c(3) Agricultural Non Profits is now seeking applications for funding! These grants may be used for capital projects, agriculture friendly land use regulations, planning projects or for initiatives to support agriculture. The maximum grant award is \$49,999. A 50% match is required and the match can be in "in-kind" services. The current application period will close November 13th, 2009.

The Collaborative is considering applying for a grant to develop region-wide agricultural viability strategies. If you have any ideas for such a project, or if you would like our assistance with a separate application, please [contact us](#).

UPCOMING EVENTS:

Housatonic Heritage Trail Symposium

Thursday, September 10th
3:00 to 5:30pm, Red Lion Inn - Stockbridge



An informative discussion about expanding & enhancing the regional Biking and Walking Trail Network, including an update on the trail progress to-date and how you can get your community involved. For an agenda & details visit: www.HousatonicHeritage.org.

Connecticut Land Use Academy in Torrington- Saturday, September 26th

These trainings are good for new P&Z commissioners as well as a good refresher for old timers.

Economic development and land use planning - 2009 Courses

NU's award winning Community Builders Institute teaches the basics of advanced economic development and land use planning. Fall Programs:

- Cool Tools for One-to-One Marketing- September 2nd
- Growing Green: A "How to" for All Communities- October 14th
- Investing in Growth- November 10th

For details on all these events, visit our [website](#).

