



PLANNING & ZONING COMMISSION

Clifford J. Hurgin Municipal Center, 1 School Street
Bethel, Connecticut 06801
(203) 794-8578

July 25, 2007

RECEIVED

JUL 26 2007

TOWN OF BETHEL
TOWN CLERK

ADOPTED AMENDMENT TO THE
ZONING REGULATIONS
TOWN OF BETHEL
ADOPTED: JULY 24, 2007
To be published: August 3, 2007
EFFECTIVE DATE: AUGUST 19, 2007

The following language is to be inserted under Section 118-26aG(2) of the Zoning Regulations:

- e. At the applicant's request, some or all of the dwelling units required by subparagraph (a) of this section to be deed-restricted dwelling units maybe approved as unrestricted dwelling units, as follows:
 - i. The applicant shall pay to the Town of Bethel the amount of \$80,000 for each deed-restricted dwelling unit that is to be approved as an unrestricted dwelling unit, to be used for the express purpose of assisting in the construction new affordable housing and renovation existing housing into affordable housing in the Town of Bethel.
 - ii. Any such payments shall be made, in good funds, prior to the issuance of any zoning permits for the development or in accordance with such other schedule that the Commission, in its sole discretion, shall determine.
 - iii. Any such payments shall be deposited into, and held in, a separate account administered by such entity as the Board of Selectmen may designate.
 - iv. No expenditure of any funds received under this section may be made without the approval of the Commission. Any such expenditures must be consistent with the Plan of Conservation and Development.
 - v. Any such payments shall be secured by a lien on the property, which shall be filed in the Land Records on or after the effective date of the approval of the application. The Commission may, in its sole discretion, waive or modify this requirement.

- vi. The provisions of this section shall be within the sole discretion of the Commission to exercise. Nothing contained herein shall grant to an applicant the right to make a payment in lieu of providing some or all of the deed-restricted units which may be required by this section.

- vii. The provisions of this section shall not apply an affordable housing application, as that term is defined by Conn. Gen. Stat. § 8-30g (a) (2).

A handwritten signature in black ink, appearing to read "Peter S. Olson", with a long horizontal flourish extending to the right.

Peter s. Olson
Chairman