

31ST BOARD OF REPRESENTATIVES CITY OF STAMFORD

President
JEFF CURTIS

Clerk of the Board
MEGAN COTTRELL

Majority Leader
NINA SHERWOOD

Minority Leader
MARY L. FEDELI

**RESOLUTION NO. 4156
OPTING OUT OF THE PROVISIONS OF SUBSECTION 6(a) TO (d)
OF SECTION 8-2 OF THE GENERAL STATUTES,
AS AMENDED BY STATE OF CONNECTICUT PUBLIC ACT 21-29,
REGARDING ACCESSORY APARTMENTS AND DWELLING UNITS**

WHEREAS, Connecticut Public Act 21-29 (the Act) modifies Section 8-2 of the Connecticut General Statutes to establish specific provisions regarding zoning regulations for accessory apartments and dwelling units; and

WHEREAS, unless a municipality affirmatively votes to opt out therefrom, local zoning regulations would be required to adhere to the PA 21-29 provisions regarding accessory apartment and dwelling units; and

WHEREAS, a municipal zoning board may initiate the opt out process by (1) holding a public hearing, (2) affirmatively deciding by a two-thirds vote to opt out, (3) stating upon its records the reasons for its decision, and (4) publishing a notice of its decision; and

WHEREAS, a municipality, by vote of its legislative body may complete the opt out process, and


WHEREAS, the Zoning Board of the City of Stamford initiated the opt out process and on October 31, 2022 voted unanimously to opt out of the Act's Accessory apartments and dwelling units provisions; and


WHEREAS, the City of Stamford Zoning Board has amended its regulations pertaining to accessory apartments and dwelling units to expand housing opportunities and address the City's housing needs; and

WHEREAS, the City of Stamford desires to retain local control over the regulation of accessory apartments and dwelling units.

NOW THEREFORE BE IT RESOLVED BY THE 31ST BOARD OF REPRESENTATIVES OF THE CITY OF STAMFORD, that the City of Stamford Board of Representatives hereby declares its affirmative decision to opt-out of the accessory apartment and dwelling units provisions of Section 8-2, of the Connecticut General Statutes, as amended by the applicable provisions of PA 21-29 and by adoption of this Resolution votes to opt-out of said provisions.

This resolution was approved by a roll call vote of 38-0-0 at the Regular Meeting of the 31st Board of Representatives held on November 7, 2022.


Jeff Curtis, President
31st Board of Representatives


Megan Cottrell, Clerk
31st Board of Representatives

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cc: Mayor Caroline Simmons
Lyda Ruijter, Town & City Clerk
Matthew Quiñones, Director of Operations
Loren Nadres, Director of Economic Development
Sandra L. Dennies, Director of Administration
Douglas Dalena, Esq., Law Department
Dr. Elda Sinani, OPM Director
Louis DeRubeis, Director of Public Safety, Health, & Welfare
Bridget Fox, Chief of Staff
David Stein, Chair, Zoning Board
Ralph Blessing, Land Use Bureau Chief