

December 15, 2021

Dear Cornwall Affordable Housing Plan Committee,

At the 12/8 Affordable Plan Hearing, Janell explained the implications of the “opt-out” option for Accessory Apartments. If I understood correctly, unless Cornwall opts out, Cornwall would lose control of our Accessory Apartment regulations. Accessory Apartments that could be new structures or expanded footprints of any size would be “as right”.

Does Cornwall gain anything by not “opting out”? It seems Cornwall on its own could pass regulations identical to those that would govern if we don’t opt out. We could alternately pass regulations we feel are more tailored to our town (perhaps similar to what Maggie Cooley suggested at the Hearing).

So, again unless I’m missing something, I feel that rather than calling for Cornwall to *not* opt-out, the plan should encourage the Selectmen and P&Z to *instead* opt out.

Thanks for your hard work,

Dave Colbert