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**Subject:** Ordinance 19-03

Dear Avon Town Council,

I had hoped to attend tonight's meeting to listen to the discussion on Community Housing and more importantly testify concerning Ordinance 19-03. Unfortunately, my schedule did not allow me to attend. My apologies for this late email. Please include this in the public record.

With regard to Ordinance 19-03 I would like to share the following questions and comments.:

1) Section 3 (a): Purpose: The statement is somewhat difficult to interpret in terms of the meaning of "development." Is "development" to be interpreted to mean any and all development within the county?

Page 5: 4 i. (b) and iii. It appears if deed restricted housing mitigation units are proposed to be purchased outside the Town, HOA's must approve if required to do so. That opportunity does not appear to exist for HOA's within Avon. What is the logic and intent of this language? There is a difference between "not prohibited" and HOA approval required. It is very unclear how this would work in Avon if HOA approval is required. Deed restricted would't be prohibited where HOA approval is required, yet it appears there is no vehicle for HOA input within Avon for this situation. Is it intended that the Town would decide? Is this really the intent? Certainly Avon HOA's deserve equal treatment with HOA's outside of the Town. I think this needs to be clarified.

Page 6: Mitigation Plan required (3): If after approval of a development plan (which approval would hopefully be made by Town Council) would you want changes to the mitigation plan approved at staff level or council level? If Ordinance 19-01 is approved, there could be financial concessions made for "Community Housing" as part of a development plan which contains mitigation units. It's a little confusing where any changes in numbers or size or location of mitigation units would be better processed given financial concessions could be part of those projects.

Lastly, I heard discussion at prior council meetings about making Ordinance 19-03 applicable to single family residential additions. I am relieved this does not appear in the final version of the ordinance for approval tonight. For many reasons, I do not support penalizing Avon residents who want to improve their homes with a "tax" or "fee" intended to encourage workforce housing.

I have a number of other comments and questions on Ordinance 19-01 which I do not have time to address here. I hope Ordinance 19-01 will be postponed for further discussion as it may result in many unintended consequences without further study. I'm

sure you all realize it was difficult to process all the information in this week's packet over the holiday weekend.

Respectfully,

Bette Todd