

RESOLUTION OF THE TOWN OF TIVERTON
 OPPOSITION TO RHODE ISLAND 2022 HB 6638 AND 2022 SB 2340
 “AN ACT RELATING TO TOWNS AND CITIES – ZONING ORDINANCES” CREATING
 CHAPTER 24.7 TITLED “OPENING THE MARKET FOR HOUSING IN URBAN AREAS”

WHEREAS, The Town of Tiverton opposes House Bill 2022-H 6638 and Senate Bill 2022-S 2340 (collectively “Bill”), which would prohibit single-family residential zoning in municipalities with populations of over twenty-thousand (20,000), thus further increasing density in already densely populated communities, and mandating that those municipalities adopt zoning regulations for “middle housing,” in single-family residential zones; and

WHEREAS, The stated purpose of the Bill is to expand the supply of affordable housing in urban areas, reduce homelessness, and reduce the use of automobiles; and

WHEREAS, The Bill mandates that the state building standards committee develop a model middle housing ordinance no later than December 31, 2022, and further requires that local governing bodies must amend their comprehensive plan no later than June 30, 2023, to provide zoning for “middle housing” in single-family zoned areas; and

WHEREAS, If a local governing body fails to amend its comprehensive plan by June 30, 2023, the city or town must apply the model middle housing ordinance adopted by the state building standards committee; and

WHEREAS, The Bill would usurp the traditional planning and zoning powers of cities and towns to comprehensively regulate, on a local level, the land use in their communities and would overtax local communities’ availability to provide adequate public safety measures and other necessary municipal services; and

WHEREAS, the General Laws already provide measures that require municipalities to address affordable housing and reduce homelessness, and which incentivize developers; and

WHEREAS, a threshold of populations of twenty-thousand (20,000) is arbitrary and capricious, is not based on competent evidence, and fails to account for individual circumstances of each municipality irrespective of population; and

NOW, THEREFORE, BE IT RESOLVED that the Town Council of the Town of Tiverton opposes 2022 HB 6638 and 2022 SB 2340.

BE IT FURTHER RESOLVED that the Tiverton Town Council urges the Rhode Island House of Representatives and Senate not to pass the Bill and that a copy of this Resolution be forwarded to every Rhode Island municipality, Tiverton’s legislators and the Governor requesting their support in opposition to this legislation.

WHERETO: The following bear witness:

 Denise M. deMedeiros, Town Council President

 Date