



February 18, 2021

Connecticut Business and Industry Association
Connecticut Restaurant Association
CT Chambers of Commerce

Dear Business Leaders,

I want to make sure that [SB 172](#) is on your radar as it moves through the legislative process.

It may seem odd that I'm drawing your attention to a bill named "AN ACT ESTABLISHING A STATE-WIDE ASSESSMENT TO ENCOURAGE AFFORDABLE HOUSING IN THE STATE."

How could that concept be a bad deal?

While the bill is being commonly referred to as a "mansion" or "house" tax, clearly that is misleading. Opponents and the media are forgetting a very important component of the property tax proposal: Commercial Properties

[SB 172](#) proposes a new, statewide property tax on:

- Residential properties assessed at \$300,000 or more
- **All Commercial properties (no minimum/exception)**

Here comes another blow to cash-strapped companies who have had to:

- close their doors through the Covid-19 lockdown
- reopen with lofty requirements and reduced hours
- invest in thousands of dollars in infrastructure and supplies to reopen and be pandemic-compliant

How does an additional property tax *save* CT restaurants or small businesses?

Senator Looney has decided to make good on decades worth of broken promises for municipal funding, and he is forcing the business community to foot the bill.

But it's in the name of affordable housing?

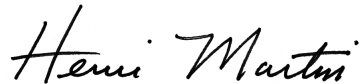
Let's be clear – there is nothing about our state that businesses would categorize as "affordable."

This proposal is the same old strategy: no spending cuts and more taxes.

This is an unacceptable "solution" if it will cause hundreds more financially-and-pandemic-battered businesses to close their doors.

I will keep you informed as to where this bill is in the process and provide you with the details on how you can testify both at the virtual hearing and in writing.

Thank you for all you do. Like you, I am a small business owner and I know the ever-increasing challenges you are facing. These have been incredibly difficult circumstances and executive orders to navigate, and I commend you for continuing to "fight the good fight" to provide a service or product for people while also providing a life for yourself and your families.

A handwritten signature in black ink that reads "Henri Martin". The signature is written in a cursive, flowing style.

Senator Henri Martin

Ranking Senator, Finance, Revenue and Bonding Committee

Ranking Senator, Commerce Committee

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