



Coalition for Responsible Growth in Avon, Inc.

Town Council Candidate Survey 2023

JAYSON PUCKETT

- 1. Avon’s residential growth has been exponential in the last 20 years. How would you define “responsible growth” as it relates to Avon? What challenges do you see for Avon in the near future and long term? How should we address them?**

I would define responsible growth as prioritizing sustainable infrastructure development, focusing on bringing in high property tax-generating assessed value, and holding new developers to higher building standards. While growth is good, it brings many challenges. We must ensure that our tax levy increases accordingly, while maintaining or reducing our tax rates to the constituents. We need to plan ahead as opposed to facing problems as they arise.

- 2. Discussion and recent newspaper articles address the governmental reorganization combining Town of Avon and Washington Township into one unit. Do you support / not support this concept and why?**

I support this concept, but implementation could lead to many issues, so that must be handled with care and patience. Many of those who live in Washington Township are either not aware that they are not a part of the Town of Avon or consider themselves part of the Town of Avon anyway. They utilize the Town’s services, enjoy our parks, and attend our schools. They should have a say in who represents them politically, and their taxes should support the Town of Avon. However, with the way that property taxes work, there will be a loss in revenue for the schools, libraries, and other governmental units when those Washington Township parcels are annexed into the Town of Avon. For that reason, this cannot be done all at once and measures must be taken to offset the loss of funds for those units.

- 3. Rapid growth in Avon combined with mostly two-lane roads creates significant traffic congestion, especially as it relates to entering and exiting neighborhood during busy times. How do we improve this frustrating situation? What would you suggest to alleviate these problems?**

Ongoing roadway construction and improvements are necessary for a town that is growing rapidly. This will always cause some frustration, but steps can be taken to mitigate that. The Town Council needs to consider the timing of these projects and be aware of any other ongoing



projects to ensure that the impact on those who must travel through the town is kept to a minimum.

- 4. Avon's last comprehensive plan was adopted in 2017 and is currently under review. What changes do you want to see in Avon's new Comprehensive Plan? What parts would you leave as is?**

I would like to see a focus on bringing a wider variety of new construction projects to the Town of Avon. We have plenty of retail shops and restaurants. We have many residential homes, apartment buildings, and rental units. While there isn't anything wrong with that, those properties do not generate as much property tax revenue as other types of construction could. If we broaden our tax base, we can reduce property tax costs for our constituents while increasing funding for our schools, police, fire protection, libraries, and road construction projects. This will only become more and more crucial as the town continues to grow.

- 5. Avon recently had issue of single-family neighborhood housing developments being approved as individually owned, but after construction, they have been converted to rental housing by developer. This has happened without a mechanism for public input to consider how the change could affect adjoining properties. How can the Town Council legally address this issue to prevent it in future?**

This is a really important issue, not only because these last-minute conversions affect nearby property owners, but also because rental properties are eligible to apply for a greatly reduced property tax rate. In some cases, this new rate is lower than the Homestead rate given to residents of the town. The Town Council should pass a resolution that implements a second public meeting with a vote on whether to approve these changes in use after the construction is completed.