

Crossover Update

What's moving forward?



Land Use Reform: Increasing Housing Options

- **HB 342:** Removes the need for a variance for lot size and/or lot coverage if the property conforms to a majority of the existing density of the neighborhood
- **HB 382:** Cannot require more than one parking space per unit
- **HB 399:** Creating a commission to study the Zoning Enabling Act (Signed!)
- **HB 410:** Requiring extraordinary restrictions on residential property to serve a compelling government interest in public health or safety
- **HB 577:** Allow detached ADUs by-right
- **HB 631:** Allow multi-family residential in commercial zones; “homes near jobs”
- **HB 685:** Allow manufactured housing on single-family lots
- **SB 84:** Allow homes on smaller lot sizes; “starter homes act”
- **SB 284:** Cannot require more than one parking space per unit (1.5 for 10+ units and workforce)
- **SB 291:** Allow places of religious worship to develop up to 6 units of housing on their property

Permitting and Regulatory Reform

- **HB 2:** Budget trailer bill – DES and DOT handle all permits; 60-day timeline
- **SB 78:** 30-day timeline for ZBA appeals
- **SB 94:** Prohibiting municipal amendments to the state building code
- **SB 153:** Expedited driveway permits for 20+ units
- **SB 163:** Prohibiting building permit moratoriums
- **SB 170:** Aligning local regulations with DES standards, limiting excessive frontage, and more
- **SB 173:** Adjusting LIHTC assessment formula
- **SB 174:** Prohibiting planning boards from considering the number of bedrooms
- **SB 188:** Allowing for independent building inspections
- **SB 282:** Allowing single stair multi-family buildings provided other conditions are met
- **SB 283:** Calculation of floor area ratios

Program and Funding Support

- **SB 4:** Enables C-PACE program to help finance energy investments in multi-family residential and commercial developments (Signed!)
- **SB 81:** Increases funding for the Affordable Housing Fund*
- **SB 86:** Creates state-backed loan guarantee program at New Hampshire Housing*
- **SB 113:** Increases funding for emergency shelter contracts and housing stabilization*
- **SB 158:** Doubles the CDFA tax credit program*
- **SB 165:** Raises the required audit threshold for manufactured housing cooperatives
- **SB 279:** Continues funding for the Housing Champions Program*

* Tabled for consideration in the Senate budget.

www.housingactionnh.org



State housing legislation is rapidly evolving—many proposals are still in discussion and could impact Brentwood. For more details on bills under consideration, please see the *Proposed Housing Bills in the New Hampshire Legislature document provided at this event.*