

HB 296 - AS AMENDED BY THE HOUSE

26Mar2025... 0797h

2025 SESSION

25-0599

06/11

HOUSE BILL **296**

AN ACT relative to issuing building permits along private roads.

SPONSORS: Rep. Ladd, Graf. 5

COMMITTEE: Housing

AMENDED ANALYSIS

This bill adds an alternative condition and provides another pathway to authorization for local governing bodies to erect buildings along private roads and adds additional requirements for subdivisions creating new lots.

Explanation: Matter added to current law appears in ***bold italics***.
 Matter removed from current law appears ~~[in brackets and struckthrough.]~~
 Matter which is either (a) all new or (b) repealed and reenacted appears in regular type.

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STATE OF NEW HAMPSHIRE

In the Year of Our Lord Two Thousand Twenty Five

AN ACT relative to issuing building permits along private roads.

Be it Enacted by the Senate and House of Representatives in General Court convened:

1 1 Regulation of Subdivision of Land; Erection of Buildings on Streets; Appeals. Amend RSA
2 674:41, I(d)(1) to read as follows:

3 (1) The local governing body, after review and comment by the planning board **or**
4 ***after establishing that the private road identifies and complies with policy adopted by the***
5 ***governing body of the municipality***, has voted to authorize the issuance of building permits for
6 the erection of buildings on said private road or portion thereof; and

7 2 New Paragraph; Subdivisions Creating New Lots. Amend RSA 674:41 by inserting after
8 paragraph I the following new paragraph:

9 I-a. Subdivisions creating new lots, after review and comment from the planning board, or
10 existing lots with frontage on private or class VI roads built to town standards, shall be issued a
11 building permit. These lots shall meet all other dimensional requirements set by the local
12 municipality.

13 3 Effective Date. This act shall take effect 60 days after its passage.