

HB 1012 - AS INTRODUCED

2026 SESSION

26-2317

07/06

HOUSE BILL **1012**

AN ACT repealing accessory dwelling units and detached accessory dwelling units.

SPONSORS: Rep. Turcotte, Straf. 4; Rep. B. Boyd, Hills. 12; Rep. Perez, Rock. 16; Rep. Terry, Belk. 7; Rep. Foote, Rock. 13; Rep. R. Brown, Carr. 8; Rep. Fracht, Graf. 16; Rep. D. Kelley, Hills. 32

COMMITTEE: Housing

ANALYSIS

This bill repeals use of accessory dwelling units and detached accessory dwelling units.

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Matter which is either (a) all new or (b) repealed and reenacted appears in regular type.

STATE OF NEW HAMPSHIRE

In the Year of Our Lord Two Thousand Twenty-Six

AN ACT repealing accessory dwelling units and detached accessory dwelling units.

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

1 1 New Section; Dwelling Units. Amend RSA 21 by inserting after section 55 the following new
2 section:

3 21:56 References to Dwelling Units. The following definitions may be referenced when
4 construing the meaning of accessory or detached accessory dwelling units:

5 I. "Accessory dwelling unit" means a residential living unit that is located on a lot
6 containing a single-family dwelling that provides independent living facilities for one or more
7 persons, including provisions for sleeping, eating, cooking, and sanitation, on the same parcel of land
8 as the principal dwelling unit it accompanies.

9 II. "Attached unit" means a unit that is within or attached to the principal dwelling unit, or
10 completely contained within a preexisting detached structure.

11 III. "Detached unit" means a unit that is neither within nor physically connected to the
12 principal dwelling unit, nor completely contained within a preexisting detached structure

13 2 Repeals. The following are repealed.

14 I. RSA 674:71, relative to the definitions of accessory and detached accessory dwelling units.

15 II. RSA 674:72, relative to accessory dwelling units.

16 III. RSA 674:73, relative to detached accessory dwelling units.

17 3 Effective Date. This act shall take effect 60 days after its passage.