

Rep. Read, Rock. 10
Rep. D. Paige, Carr. 1
Rep. Preece, Hills. 17
January 26, 2026
2026-0289h
12/08

Amendment to HB 1017

1 Amend the bill by replacing section 1 with the following:

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3 1 Accessory Dwelling Unit Affordability. RSA 674:72, X is repealed and reenacted to read as
4 follows:

5 X. An accessory dwelling unit may be deemed a unit of workforce housing for the purpose of
6 satisfying the municipality's regional fair share obligation under RSA 674:59, III if the unit meets
7 the criteria in RSA 674:58, IV for rental units. If a property has more than one accessory dwelling
8 unit, then the municipality may require that all additional accessory dwelling units, or a portion
9 thereof, shall meet the criteria for workforce housing affordable rental price in RSA 674:58, IV for
10 rental units, but may not require which of the accessory dwelling units on that property meet the
11 requirement. A municipality may require a restrictive covenant consistent with RSA 674:60, IV to
12 be recorded in the registry of deeds to enforce compliance with these definitions.

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AMENDED ANALYSIS

This bill allows municipalities to count qualifying accessory dwelling units as workforce housing toward their regional fair share obligation and authorizes the use of restrictive covenants to enforce affordability standards.