

AMENDMENT #1
PROPOSED AMENDMENT TO
CREATE SHORT TERM RENTAL REGULATIONS

PROPOSED NEW ARTICLE 22, SHORT-TERM RENTALS

The proposed new Article 22, Short-Term Rentals, is provided in a separate document, attached. If for any reason you need assistance obtaining a copy, please contact the Gilford Department of Planning and Land Use at 603-527-4727.

ARTICLE 4, PERMITTED USES AND REGULATIONS

A “Y” indicates the use is a permitted use. An “E” indicates the use is permitted upon approval of a special exception granted by the Board of Adjustment in accordance with the provisions of Article 11, “Special Exceptions”. An “N” indicates the use is not permitted; however, a non-permitted use may be permitted by variance (see Article 12, “Variances”). A “C” indicates that the use is permitted with the issuance of a conditional use permit granted by the Planning Board in accordance with the provisions of Article 21, “Conditional Use Permits” **except as may be otherwise provided for elsewhere in this Ordinance.**

4.2 Residential Uses

| | | NRR | SFR | LR | IR | PC | RC | C | I |
|--------|----------------------------------|-----|-----|----|----|----|----|---|---|
| 4.2.1 | Boarding House | E | E | E | N | N | Y | N | N |
| 4.2.2 | Cluster Development | E | E | E | N | N | E | N | N |
| 4.2.3 | Manufactured Housing Park | Y | N | Y | N | N | N | N | N |
| 4.2.4 | Manufactured Housing Subdivision | Y | N | Y | N | N | N | N | N |
| 4.2.5 | Planned Unit Development | N | N | E | N | N | E | N | N |
| 4.2.6 | Single-Family Residence | Y | Y | Y | Y | E | Y | N | N |
| 4.2.7 | Two-Family Residence | Y | E | Y | E | E | Y | N | N |
| 4.2.8 | Multi-Family Development | N | N | E | N | N | E | N | N |
| 4.2.9 | Dormitory | N | N | N | N | E | E | E | N |
| 4.2.10 | Senior Housing | N | E | E | N | E | E | N | N |
| 4.2.11 | Short-Term Rental | C | C | C | C | C | C | N | N |

4.7.2 Residential Uses

(k) **Short-Term Rental** – Refer to Article 22, Short-Term Rentals, for a definition and regulations for Short-Term Rentals. Short-Term Rentals shall be permitted only upon the issuance of a conditional use permit pursuant to the provisions of Article 22. Short-Term Rentals are allowed in such districts in which single-family and/or two-family residences are permitted or on parcels where a single-family or two-family residence has already been permitted by a special exception.

ARTICLE 21, CONDITIONAL USE PERMITS

21.1 Planning Board to Administer – **Except where otherwise expressly stated elsewhere in this Ordinance,** ~~W~~wherever a conditional use is authorized by this ordinance, the authority to administer or grant conditional use permits shall be vested in the Planning Board and authorized pursuant to RSA 674:21, Innovative Land Use Controls.

21.2 Application and Review Procedure – Except as otherwise provided for herein, ~~An~~ application for a conditional use shall be initiated by filing with the Planning Board an application for a conditional use permit. Where other required development approvals for a conditional use include subdivision or site plan approval by the Planning Board, the application for a conditional use permit shall be made concurrently. Approval of a conditional use permit shall be valid for one (1) year from the date of approval.

Yellow highlighted text is proposed new wording.

~~Strikeout text~~ is existing wording proposed to be deleted.