

4 December 2023

Geoffrey Gilchrist, Chair
Belfast Planning Board

Support Statement from the Housing and Development Committee

The Housing and Property Development Committee supports the Planning Board's efforts to address the need to amend the Zoning Ordinance to increase opportunities to develop appropriate housing in the City, particularly inside the Bypass. The Housing and Development Committee recommends the following changes to the Zoning Ordinance to support the creation of available housing units inside the Bypass:

- RES-2 and RES-3
 - Allow the Conversion of existing Single and Two-Family units to multi-family units using the Flex Housing Performance Standards.
- RES-1
 - Allow New and Conversions of Single and Two-Family units to multi-family units using the Flex Housing Performance Standards.
- Lower the minimum lot sizes for new affordable housing units.
- Decrease the minimum structure setbacks for affordable housing units.

Sincerely,



Nat Clifford, Chair

On Behalf of the Housing Committee:

David Aguiar, Caleb Elwell, Anna Frenette, Dorothy Havey, Mike Hurley, Donna Kelley,
Mike Oneglia, Kristine Wentworth

cc: Planning and Codes:

Bub Fournier
Jon Boynton
Joellyn Warren