

From: [Andrew Turner](#)
To: [Planning](#)
Subject: Remove the familial restriction on ADUs in Hingham
Date: Tuesday, January 31, 2023 4:46:54 PM

Hello, Members of the Planning Board.

Let me start this message by thanking all of you for the time and effort you put into serving the Town of Hingham. I appreciate your service to make Hingham a warm and welcoming place.

I'm writing to encourage you to vote "yes" on the ADU Study Committee's recommendation to lift the familial restrictions on standalone ADUs.

Here's why:

- We need more diverse housing options in Hingham
- Older, single adults need independent housing options, and not everyone lives near their family. These folks may wish to live in an ADU, and Hingham shouldn't restrict them from doing so.
- ADUs built explicitly/exclusively for family members will eventually be vacant. What then? Should they remain vacant? If so, why? The Town can design responsible regulations to ensure we don't build houses that are destined to become vacant.
- The bylaw proposed by the ADU Study Committee contains restrictions that will prevent allowing detached ADUs from changing the overall character of our community. These include a cap on the total number of units (2.5% of total single family residences), setback and lot size requirements, unit size requirements, and a residency requirement that would serve as a strong disincentive to anyone for keeping a disruptive tenant in place.
- There have been no reported negative effects of removing the familial restriction on ADUs in the many benchmark towns in the Commonwealth that have already done so. Why do we think Hingham will be any different?
- Allowing these units to be rented to anyone has the potential to increase housing options in the community with no effect on open space, no need to add new infrastructure (utilities and roads), and little, if any, cost to the Town.
- Not all families are the same. Common law marriage, step-children or foster children, and other non-traditional arrangements are becoming more prevalent and this restriction is unduly burdensome on those community members.

Thank you for your consideration, and for doing the right thing and lift the familial restriction on standalone ADUs.

Respectfully,

AGT

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