

Juliet Hodge

From: Andrea Person-Mish <realestatewithandrea@live.com>
Sent: Thursday, September 8, 2022 8:18 AM
To: Michelle Gagnon-Smith; Nancy Woodlock
Subject: Ledyard Short Term Rentals

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I would like to express my support to amend Ledyard's zoning regulations to be able to permit both hosted and non-hosted short term rentals. My principal reason for supporting short-term rentals, especially non-hosted STR's, is that STR's have been shown in community after community to increase property values. I realize some communities do not want an increase in property values, yet this is a huge benefit for most communities, especially those of us who already own our property. As a Realtor and Owner, I am presently experiencing the benefit of being able to express to potential buyers ways of possibly increasing their property value with detached accessory dwelling units, hosted short term rental, and the hope of non short term rental as well.

There appears to be an increase in affordable housing applications in Ledyard and a possible future increase in detached accessory dwelling units. STR's will not only help to maintain and increase property values, but will also provide more tax base without increasing educational budgets like affordable housing and ADU's.

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