



# Orleans Housing Update

September 2025

Town of Orleans  
Planning & Community  
Development

## Housing Updates

- **Downtown Housing Overlay District proposed. Public hearing on Tuesday at 4pm.** Join us for a presentation and public hearing on a new proposed optional overlay zoning district to guide new housing development in Orleans' sewerred commercial areas. The proposal, modified since the last community meeting, prioritizes affordable and attainable housing, alongside quality design. The zoning provides expanded options for mixed-use and multi-family development at tiered scales to preserve traditional neighborhood patters and remove barriers to investments. View the proposal on the [project website](#).

TOWN OF ORLEANS

## Planning & Zoning Office Hours

New zoning to promote mixed-use and year-round housing investment is proposed for Downtown Orleans.

- **Thursday Sept 25 @ Town Hall 5:30 - 7:00pm**
- **Friday, Sept 26 on Zoom 8:00 - 9:30am**

Curious about the zoning proposals for Downtown Orleans? Drop in to chat with staff, ask questions, and give input before the public hearing. Info and Zoom link at [www.town.orleans.ma.us/1676/](http://www.town.orleans.ma.us/1676/)



TOWN OF ORLEANS

## PUBLIC HEARING ZONING: DOWNTOWN HOUSING OVERLAY DISTRICT

**TUESDAY, SEPTEMBER 30 | 4:00PM**  
**ORLEANS TOWN HALL - NAUSET ROOM**

- **Friends of Snow Library Lifelong Learning Program – There's No Place Like Home.** Members of the Affordable Housing Trust along with community volunteers are organizing a Snow Library Lifetime Learning Program focused on housing challenges and innovative solutions. The sessions are scheduled for **October 15 & 22 at 10:30**. Learn more at register at [friendsofsnowlibrary.org/lifetime-learning-program/](http://friendsofsnowlibrary.org/lifetime-learning-program/)

- The Orleans and Eastham '**Lease to Locals**' incentive program is accepting applications! Convert an STR or vacant space into year-round housing and earn up to \$15,000 on top of rent. Interested owners and tenants can learn more and register here: [placemate.com/orleans](http://placemate.com/orleans).

Planning & Community Development  
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## Partners in Housing

Housing Assistance is offering a new class aimed at renters who are considering whether they are ready to purchase a home. **First Steps to Home Ownership** is a one-hour class on early steps to prepare for homeownership. Classes will be held on September 24, October 21 and December 2.

Visit [bit.ly/first-steps-class](https://bit.ly/first-steps-class).

### Community Development Partnership Fall 2025 Regional Peer Group

September 30 - 3:00 PM to 4:30 PM via Zoom

Peer Group meetings are an informal discussion space for municipal officials and town staff who are involved in or interested in housing production. Towns will have an opportunity to share updates on their housing initiatives and projects, and any Fall Town Meeting warrant articles.

### Lower Cape Housing Institute – Messaging and Community Engagement

Thursday, October 23 – 1:00 to 2:30 via Zoom

This workshop will explore strategies for effective communications and inclusive messaging for the duration of complex projects. [Register here.](#)

- **Housing Lotteries Open on Cape Cod.** Are you looking for housing or curious about affordable housing on the Cape? Check out these resources that advertise open lotteries and available units across the Cape and Massachusetts:

[Housing Navigator Massachusetts](#)

[Housing Assistance – Cape Cod](#)

There are currently five lotteries open in Falmouth, Hyannis, Dennisport, and Wellfleet.

- **107 Main Street – Lottery Update.** Housing Assistance completed the initial lottery for the 14 units at 107 Main Street at received applications from 411 eligible households. Residents are expected to begin moving in November 1st.





# Short Term Rental Report

September 24, 2025

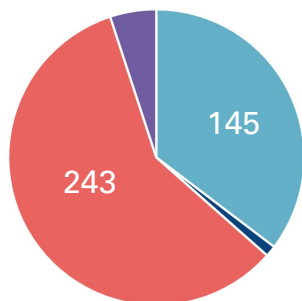
## 407

Total Short Term Rental Units

## 731

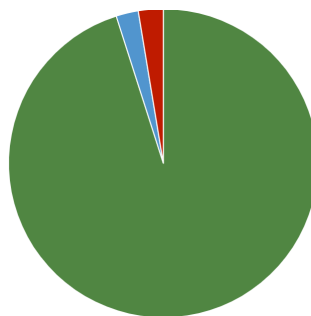
Total Short Term Rental Listings

Compliance Status <sup>①</sup>



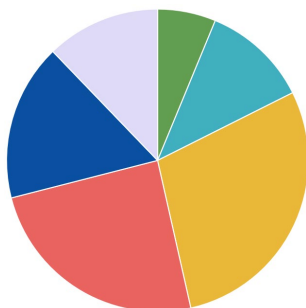
- Compliant STR
- Compliant LTR
- Non-compliant ...
- Non-compliant ...
- Not yet determi...
- Not yet determi...

Property type <sup>①</sup>



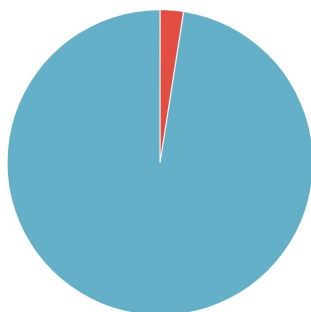
- Single Family
- Multi Family
- Unknown

Bedrooms <sup>①</sup>



- 1 bedrooms
- 2 bedrooms
- 3 bedrooms
- 4 bedrooms
- 5+ bedrooms
- Unknown

Room Type <sup>①</sup>



- Partial Home
- Entire Home
- Unknown