

Three small, red, toy-like houses are arranged in a diagonal line on a dark, textured surface. The houses are simple in design with gabled roofs and small windows. The background is a dark, mottled grey with a fine texture.

# Accessory Dwelling Units

ADUs

- An ADU is a second smaller residential unit located on the same lot as the main residence
- Also called:
  - Granny Flats
  - Mother-In-Law Suites
  - Basement Apartments
- Types:
  - New Construction
  - Garage Addition or Conversion
  - Attic Conversion
  - New Addition
  - Basement Conversion



Image from the American Planning Association: Accessory Dwelling Units Knowledgebase Collection

# Benefits of ADUs?

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Potential to increase housing affordability

Provides for a wider range of housing options

Allows seniors to stay near family (or grown children)

Facilitate better use of the existing housing fabric in established neighborhoods



# Example Code Requirements

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- Allowable in single family or low-density residential districts
- Limit 1 ADU per lot
- Max floor area of 800 square feet
- Property owner must reside within the principal dwelling or ADU
- All setback requirements must be met for either accessory structures or principal structures depending on detached or attached ADU



## Example ADUs