



ADU & JADU F.A.Q

Accessory Dwelling Unit and Junior Accessory Dwelling Unit Frequently Asked Questions

Where are ADUs Allowed?

ADUs are permitted on properties that are zoned to allow residential use (R-1- Single Family Residence, R-2 Two Family Residence, R-3 Neighborhood Apartment and R-4 General Apartment Districts).

Who may apply for ADUs?

The applicant for an ADU must be the current owner of the property. The ADU application process requires the owner's signature on the application

How many ADUs can I have on my property?

You may have up to two one ADUs (attached or detached) per parcel and one JADU per parcel.

Can I build an ADU and then rent it out?

Yes, an ADU can be a long-term rental (over 30 days).

Can an ADU be prefabricated or factory manufactured?

Yes, the units will still need to meet square footage requirements and those in the California Building Code requirements and regulations. There are several companies that offer a "turnkey" services, including the construction, their fees, obtaining all necessary permits and installation and construction tasks (foundations, utility hookups etc.).

Do I need to notify my neighbors that I'm building an ADU?

No. You are not required to notify your neighbors about your ADU, but it is always a good idea to communicate with them.

If you live in a Neighborhood or Homeowners Association, talk with your representative or board early in the process. They can't prevent the construction of an ADU, but they might have specific building guidelines that the ADU will have to adhere to.