Accessory Dwelling Units (ADUs)
SCAG Housing Element Digital Workshop: August 27, 2020

California Department of Housing and Community Development
Today’s Agenda

• ADUs and the 6th Cycle RHNA

• Calculating the total number of ADUs

• Q & A
ADUs and 6th Cycle RHNA
General Overview

- Projecting the number of new ADU units
- Required level of analysis
- How to complement your analysis through your policies and programs section
Calculating total number of ADUs

• Use the trends in ADU construction since January 2018 to estimate new production

• Assume an average increase of five times the previous planning period prior to 2018

• Other methods
Sample Programs and Policies

- Reduce or eliminate building permit/development fees
- Pre-approved ADU plans
- Incentives for affordability
- Financing – Construction & Preservation
- Outreach, promotion, and educational materials
- Amnesty program – (SB 13)
- AB 671
ADU Funding

• LEAP and REAP Planning Grants
  – ADU ordinances are eligible
  – Ready-build ADU plans are eligible
  – Mother Lode + Stanislaus regional collaboration

• SB 2 PGP
  – Ready-build ADU plans

• AB 671
  – HCD list of grants and financial incentives
    • Currently compiling list, will post on HCD’s ADU webpage before December 31, 2020
HCD Technical Assistance

- Questions and answers for applicants, local agencies and others through email (adu@hcd.ca.gov)
- January 10, 2020 TA Memo for 2020 ADU/JADU law is available at the HCD ADU webpage
- Sites Inventory Memo (Pages 30-31)
- Informal draft ordinance review, as requested by agencies
- ADU ordinance clearinghouse, as requested
- **Coming soon:** ADU TA Handbook

HCD – Placeworks – SCAG TA

- Pre-approved affordability analysis for the housing element
- ADU toolkit including ordinances and web-based zoning tools
For Additional Information and ADU/JADU Updates:

California Department of Housing and Community Development
Housing Policy Development Division

Website:  
http://www.hcd.ca.gov/housing-policy-development/accessorydwellingunits.html

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Q & A