

## South San Francisco Accessory Dwelling Unit (ADU) Standards

STANDARDS	
<b>Zones allowed</b>	RL-8 SFD or wherever a SFD is constructed
<b>Lot restrictions</b>	None
<b>Minimum lot size</b>	None
<b>Min / Max ADU size</b>	Min: None Max attached: 50% of primary dwelling with a max of 900 sf Max detached: 900 sf
<b>ADU building height</b>	28 feet
<b>Setbacks</b>	5 feet rear and side, minimum 6 feet between ADU and primary dwelling
<b>Parking requirements</b>	One space is required unless state exemptions are met (ADU is within ½ mile of transit, in existing structures, in historic districts, within one block of car share locations, or in an area with residential parking permit rules that do not allow second units to get a permit). Tandem parking and parking in setbacks is allowed. Exceptions may be granted for accessibility considerations.
<b>Owner occupancy</b>	Owner must live in the main dwelling or the ADU
<b>Sample fees from recent projects*</b>	ADU 1 (429 sf, attached): \$5,928 ADU 2 (640 sf, above garage): \$6,997
<b>Other requirements</b>	<ul style="list-style-type: none"> <li>• Design must be compatible with primary dwelling</li> <li>• Tree removals may require a permit</li> <li>• One ADU per property is allowed</li> <li>• ADUs must conform to all development standards in the zoning district in which they are proposed.</li> </ul>
<b>Process</b>	Building Permit submittal only. Making an appointment to meet with a planner in the initial stages of the project can help avoid challenges and is highly recommended.
<b>Exceptions</b>	Appeal process or waiver and modification are at the discretion of the Chief Planner.
INFORMATION	
<b>Contact</b>	Rozalynne Thompson – 650.377.8535
<b>Website</b>	<a href="http://www.ssf.net/departments/economic-community-development/planning-division">http://www.ssf.net/departments/economic-community-development/planning-division</a>
<b>ADU Ordinance</b>	<a href="http://zoning.ssf.net">zoning.ssf.net</a>

*Disclaimer: standards and process may vary. Consultation with the contact is recommended before starting any project.*

*\*Fees are specific to each project and will vary. Fees change regularly. These are provided as examples only.*