

MULTIPLE-FAMILY RESIDENTIAL ACCESSORY DWELLING UNIT (ADU) CONVERSION

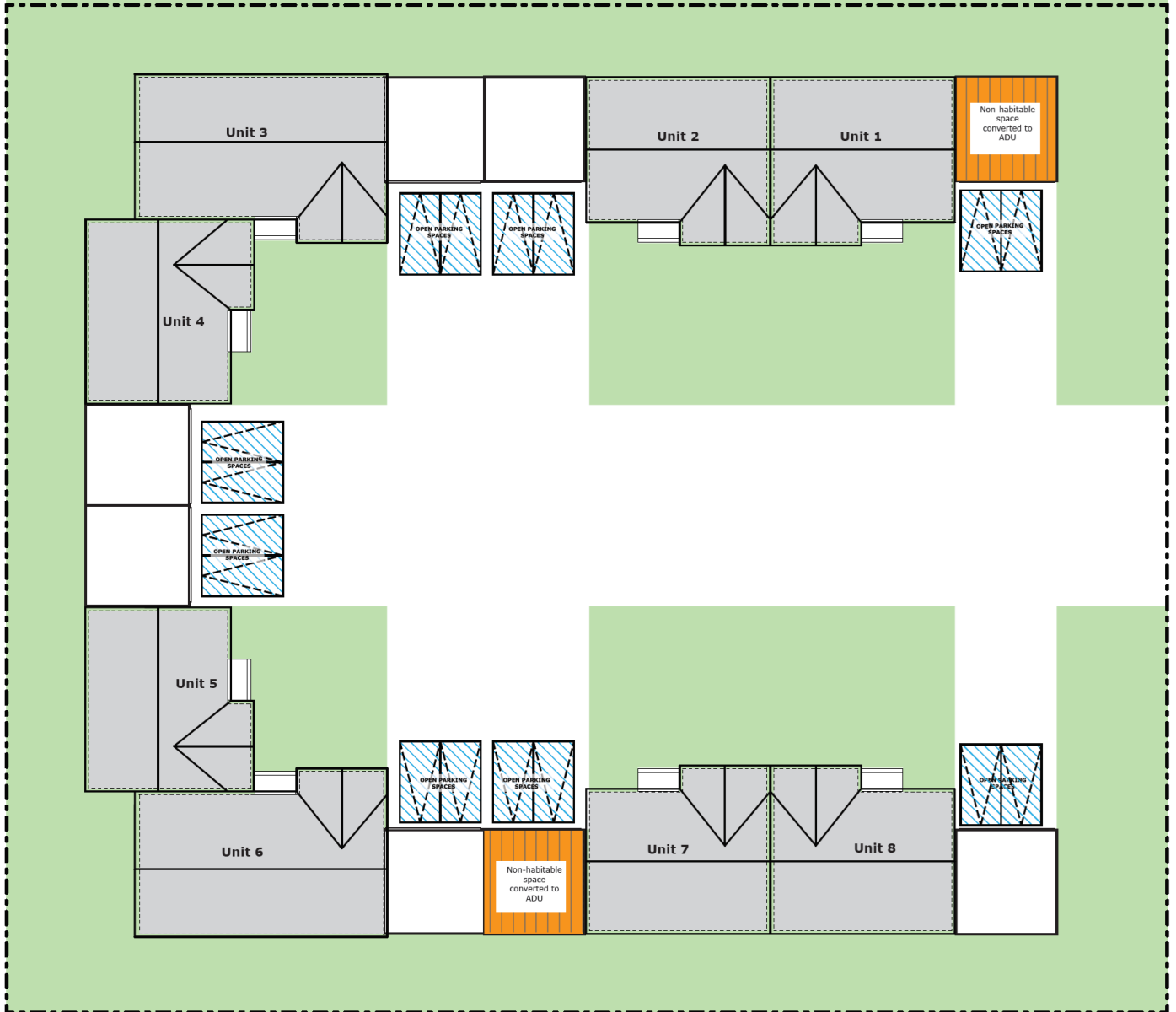
On lots with no detached ADUs, ADU conversions may be constructed within portions of existing multiply-family dwelling structures not used as livable space in any zone permitting multiple-family uses. Any proposed ADU conversion must comply with the development standards of Chapter 9.54 of Title 9 of the Garden Grove Municipal Code and the California Building Code, including, but not limited to:

- **Number of ADUs Permitted:** Up to 25% of the existing multiple-family dwelling units on the lot (i.e., Number of existing units x 25% = Number of ADU conversion permitted).
- **Parking:** No additional parking is required for the ADU. No replacement parking is required if an attached garage or carport is converted into an ADU.
- **Minimum Unit Size:** The minimum unit size must comply with the requirements of the California Residential Code (CRC).
- **Proof of Permits:** The property owner must provide copies of building permits for the space that will be converted.
- **Building Code Requirements:** All proposed ADU conversions must comply with the requirements of the California Residential Code (CRC) and all model codes, including the Plumbing Code, Mechanical Code, Energy Code, and the California Green Building Code Standards. The list of building related items that should be considered for the conversion include, but not limited to:
 - ◆ Vapor barrier
 - ◆ Subpanel
 - ◆ Light and ventilation
 - ◆ Fire sprinklers (if applicable)
 - ◆ Insulation
 - ◆ Heating
 - ◆ Plumbing
 - ◆ Electrical, i.e., circuits, GFI outlets, lighting
 - ◆ Fire separation
 - ◆ Egress
 - ◆ Roof/ceiling plan
- The ADU may be served by separate utilities, including water, gas, electrical, and sewer connection. Fire sprinklers are required for the ADU only if required for the main residence.
- The ADU will be issued a separate address.
- The property owner is not required to reside on the property.

For more information, visit www.ggcity.org/planning/adu



ADU CONVERSION EXAMPLE



How to calculate the number of allowable ADU conversions:

Number of existing units x 25% = ADUs allowed

Example: 8 units x 25% = 2 ADU units