



CITY OF
**PALO
ALTO**

City Council Staff Report

From: City Manager

Report Type: INFORMATION REPORTS

Lead Department: Planning and Development Services

Meeting Date: December 18, 2023

Report #:2311-2262

TITLE

Accessory Dwelling Unit (ADU) Quarterly Report (Quarter 3 of CY 2023)

RECOMMENDATION

This is an informational report, and no action is required.

BACKGROUND/ANALYSIS

This report transmits information related to application activity for accessory dwelling units (ADU), including junior accessory dwelling units (JADU) for Calendar Year (CY) 2023. Since 2015, the City has received 637 ADU/JADU building permit applications and issued 463 permits. Based on the first through third quarters of 2023, staff anticipates a slight reduction in application submittals compared to the prior year 2022. Beginning in the Q3 of CY 2023, the City has started receiving applications for ADUs located on the second story of existing single-family residences as well as two-story ADUs that are exempted from the City's Individual Review program due to changes in state law.

As it relates to the Housing Element, the data continues to support the anticipated housing unit production expected from ADU/JADUs for the current housing element cycle. In the first three quarters of 2023, the ADU sizes range from 159 to 999 square feet, with an average size of 570 square feet. Approximately 44% of applications are located north of Oregon Expressway and 56% south of Oregon Expressway. Further details can be found in Table 1 of Attachment A.

FISCAL/RESOURCE IMPACT

This informational report has no fiscal impact.

ENVIRONMENTAL REVIEW

Exempt from environmental review under Section 15061 of the CEQA Guidelines.

ATTACHMENTS

Attachment A: ADUs Quarter 3 of CY2023

APPROVED BY:

Jonathan Lait, Planning and Development Services Director