



**DRAFT
ADU WORKING GROUP ACTION MINUTES**

**5:30pm in the Conference Room, City Hall
420 Litho Street, Sausalito, CA**

Monday, July 16, 2012

5:35 P.M. CALL TO ORDER

Attendance:

Working Group: Chair Joan Cox (via teleconference; left meeting at 6:55pm), Vice Chair Ray Withy, Member Kim Stoddard

Staff: Community Development Director Jeremy Graves, Associate Planner Lilly Schinsing

Public: Michael Rex, Jeff Whisennand, Jenni Flynn, Jann Johnson, Susan Samols

A. Action Minutes: *Chair Cox moved and Member Stoddard seconded a motion to approve the action minutes of June 25, 2012. The minutes were approved unanimously.*

B. Discussion Items-

1- Working draft regulations, revision date: July 16, 2012

Size of New ADU: After discussion about whether or not interior conversion ADUs should be restricted in size the Working Group decided to maintain the size limits of 700 square feet for attached/detached units and 1,000 square feet for interior conversion units.

Height of New ADU. The Working Group decided to maintain the 15 foot height limit for new ADUs, and provide an exception for exceeding the height limit at the discretion of the Planning Commission with a Conditional Use Permit. The Working Group directed staff to return with suggested findings for a CUP for a height limit exception.

Deed Restriction. The Working Group decided to remove the affordability covenant restriction for existing ADUs greater than 700 square feet and impose an affordability covenant restriction for new ADUs greater than 700 square feet. The Working Group directed staff to return with language supporting this direction.

Entrance to a New ADU. The Working Group directed staff to modify the language requiring a separate entrance to address the situation in which the main unit and the ADU are accessible through a foyer.

2- Publicity

Brochure and Postcard. *The Working Group gave direction to staff on improvements to the draft brochure and postcard materials.*

E. Adjournment. *Vice-Chair Withy moved and Member Stoddard seconded a motion to adjourn the meeting. The meeting was adjourned at 7:00pm.*

I:\CDD\PROJECTS - NON-ADDRESS\ZOA\2012\12-055 ADU Regs\ADU Working Group\Minutes\7-16-12 - draft.doc