

Tom, Naill, and Planning Commission Members:

First, thank you so much for looking into the possibility of creating solutions to our housing shortage. The prospect of allowing 1 to 2 ADU units on properties in town could be one solution.

I realize that my comments may be premature; however, I was wondering if additional questions should be considered.

For example in foothill residential you are allowed a 5,000 square foot home. Maybe one question could be "should it make a difference if your primary residence is significantly smaller than the allowed size limit?"

Maybe there could be a difference in allowing 1 or 2 ADU units depending on the current size of the primary residence.

Another question I personally have is "does it make sense that guest homes could be up to 5,000 square feet and ADU are limited to 1,500?" It seems like that should be turned around. Personally I think 5,000 square feet is too large for either a guest home or an ADU. Maybe 2,000 would be more appropriate for an ADU and 1,500 for a guest home.

Thank you for all of your work and I look forward to the survey.

Kathy LaFave
