



City of Merced

# BUILD YOUR **A**ccessory **D**welling **U**nit

## AN OVERVIEW

Participate & Save \$!

### DEFINING ADUs

An ADU is a secondary housing unit on a lot that contains a single-family residence or multi-family residential development and provides complete independent living facilities including kitchen and bathroom facilities for at least 1 person. ADUs can be **ATTACHED** to the primary home, **DETACHED** from the primary home, be an **INTERNAL CONVERSION** within the primary home, or a **JUNIOR ADU** contained within a single-family residence.

### APPLICATION PROCESS

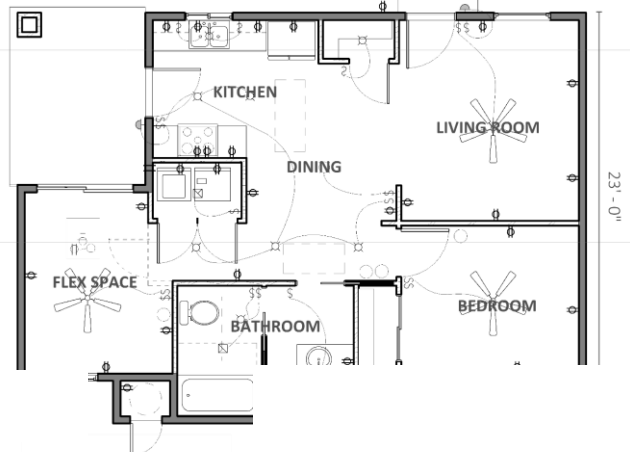
- **Plan and Design Your ADU**
  - Evaluate your need and budget
  - Review code and regulations
  - Design your ADU
  - Prepare full plan set
- **Submit Application Package**
  - Apply for a building permit: prepare application package and pay fees
- **Application Processing (City)**
  - Completeness review and acceptance
  - Routing and commenting
  - Approval & Building Permit issuance
- **ADU Construction**
  - Secure funding and hire contractor
  - Construction
  - Complete final inspection
- **ADU Ready to Occupy!**

### PRE-APPROVED ADU PROGRAM

The City of Merced's **Pre-Approved ADU Program** is an optional and voluntary program that provides 3 pre-reviewed and pre-approved, plan sets including sizes 498, 749, and 1,190 square feet for detached ADUs at no cost. Benefits include:

1. **SKIP THE MAJORITY OF DESIGN COSTS:** Save costs on design services and plan review fees.
2. **ENJOY LESS PROCESSING TIME:** plans are already reviewed and approved. \*Pre-approved plans will not include separate submittals for trusses, solar, nor fire sprinkler (if required)
3. **DON'T SWEAT THE DETAILS:** plans already meet the required height, living provisions, maximum size, foundation and architecture standards.

Example Pre-Approved Floor Plan (741 sf.)



### LINKS TO MORE INFORMATION

[ADU How-to-Guide](#)

[Pre-Approved ADU Submittal Checklists](#)

[ADU Design Model Workbook](#)



Contact the City of Merced Planning Division at (209) 385-6858 or [planningweb@cityofmerced.org](mailto:planningweb@cityofmerced.org) for further assistance.