

# LA County Recovers

## ACCESSORY DWELLING UNIT (ADU) AND JUNIOR ACCESSORY DWELLING UNIT (JADU)

Requirements	ADU	JADU
Maximum Size?	For new construction: 1200 square feet, or 800 square feet for <a href="#">statewide exempt ADUs</a>	500 square feet
Kitchen or Kitchenette?	YES	Efficiency kitchen (only food prep counter, storage cabinets and electrical outlets required)
Bathroom?	YES	YES – unless bathroom is shared with main residence
Separate Entrance?	YES	YES – but internal access to the primary dwelling is allowed
Fire Rated Wall to Main Structure?	Detached – min. 6 ft. away. Attached - YES	NO
Independent Sale Allowed?	NO	NO
Owner Occupancy?	NO	YES – either JADU or primary residence
New Address Or Utility Address?	OPTIONAL	NO
New Electrical Panel, Sewage, Gas, Water, or other utilities?	OPTIONAL, but required for new address	NO
T-24 Calculations?	Yes	Yes – conversion from unconditioned space (i.e. garage conversion) No – existing conditioned space (i.e. existing room in a primary dwelling)
Solar Panels?	Installation requirement suspended for rebuilds per Executive Order N-95-25. Solar ready requirements apply	NO
Smoke /Carbon Monoxide Detectors?	YES	YES – interconnected with the primary dwelling

For more detailed information on the rebuild process, please visit [recovery.lacounty.gov/rebuilding](https://recovery.lacounty.gov/rebuilding)



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