



CASA CONEJO MUNICIPAL ADVISORY COUNCIL (MAC)  
c/o County of Ventura  
625 West Hillcrest Drive  
Thousand Oaks, CA 91360

*Members of the Council:*  
Chair Richard Gaz  
Vice Chair Wendy Zimmerman  
Edward J. Villa, Sr.  
Shannon Prachyl  
Dustin Woomer  
Scott Horn

January 17, 2018

Ventura County Board of Supervisors  
800 South Victoria Avenue  
Ventura, California 93003

**Subject: Ventura County Accessory Dwelling Unit Regulations**

Dear Board of Supervisors,

We would like to thank the Planning Division for providing a presentation on Accessory Dwelling Unit regulations to the Casa Conejo Municipal Advisory Council (MAC) on September 20, 2017.

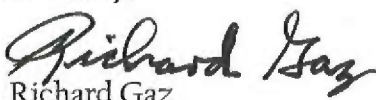
The MAC appreciates the need for affordable housing, particularly for our aging population and young adults, and understands how Accessory Dwelling Units can help in this effort. At the same time, we would like to ensure that any of these units constructed are done in a sensitive manner so as not to negatively impact or change the character of our established neighborhood. Our neighborhood consists of primarily 3-4 bedroom, one-story ranch homes as low as 1,200 square feet. Any Accessory Dwelling Units constructed should be limited to a size and scale such that it is ancillary to the primary residence and does not create two full-size dwelling units.

With this in mind and in order to support the County's proposed Accessory Dwelling Unit Regulations, we would like to incorporate the following limitations:

- Accessory Units to be a maximum of 50% the size of the primary Dwelling Unit size regardless of the Accessory Unit being attached, detached or within existing space.
- Accessory Units not to exceed 10% of the gross lots size (i.e. 10,000 square foot lot = max 1,000 SF unit).
- Minimum Lot size of 10,000 square feet to allow the Accessory Unit.
- At least one off-street parking space per unit.
- If primary dwelling and at least one abutting neighboring property consists of one story homes, the Accessory Dwelling unit must also be one-story.

Thank you for your consideration of our comments.

Sincerely,

  
Richard Gaz

Chair, Casa Conejo Municipal Advisory Council