



P.O. Box 4173 Glendale CA 91202
www.GlendaleHistorical.org

January 15, 2018

The Honorable Vartan Gharpetian and Members of the City Council
City of Glendale
613 East Broadway, Suite 200
Glendale, CA 91206

Dear Mayor Gharpetian and Members of the City Council:

On behalf of the Board of Directors of The Glendale Historical Society and its more than 700 members, I thank you for the opportunity to comment on the proposed Accessory Dwelling Unit (ADU) Ordinance.

We commend City staff on a thoughtful and reasonable ordinance and urge you to adopt it. It will help mitigate the impacts of the state law on Glendale's historic neighborhoods.

In particular, we support the protections for historic districts and properties that are on or eligible for the Glendale Register as well as the requirement that ADUs cannot result in changes to the front façade of an existing residential building. We also support a 500 square foot maximum. The number of residents already living in converted small garages, pool houses, and other accessory structures indicates not only that there is a market for units of 500 square feet or less in our city but that the market is thriving. Allowing larger ADUs would increase the demolition of original and often historic accessory structures, the buildings we should most want to see adaptively reused for additional housing. Finally, we believe the current Floor Area Ratio (FAR) should be maintained. This would not prevent anyone from creating an ADU; it means simply that an ADU would need to be within an existing house or accessory building. Maintaining the current FAR, which is by no means ungenerous, discourages mansionization.

Thank you for your consideration and service.

Sincerely,

Greg Grammer

President, The Glendale Historical Society

cc: Ardy Kassakhian, City Clerk
cc: Yasmin Beers, Interim City Manager