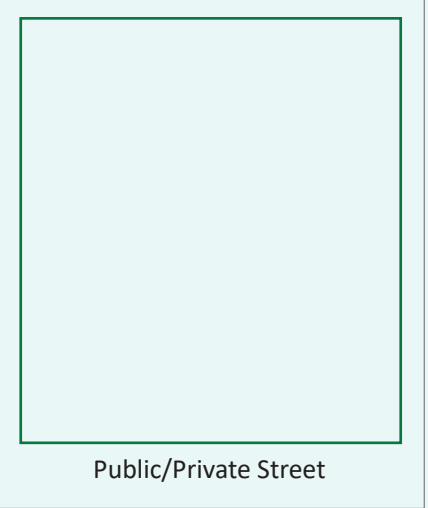
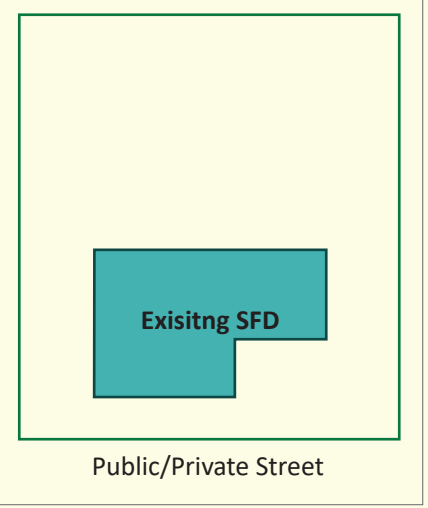
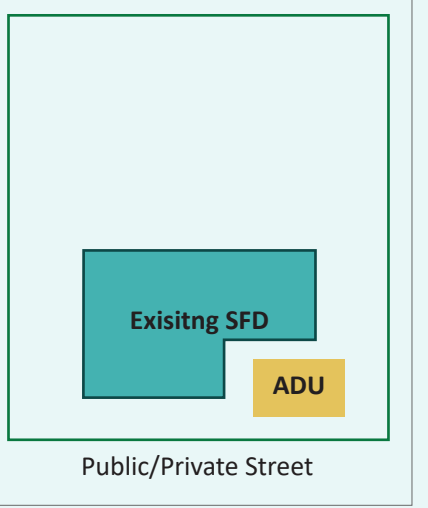
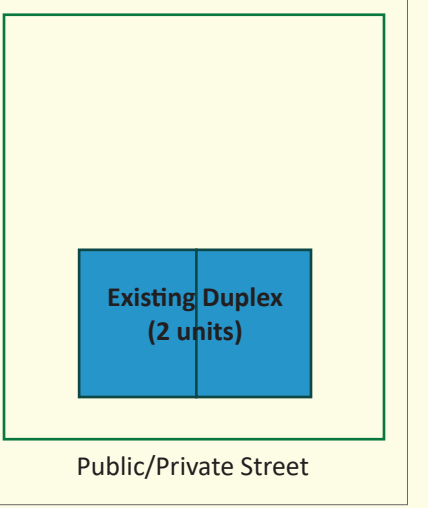
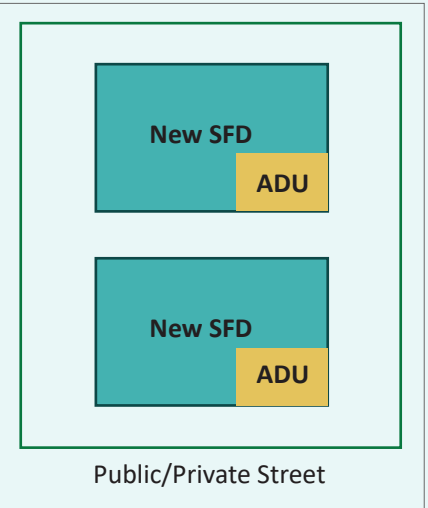
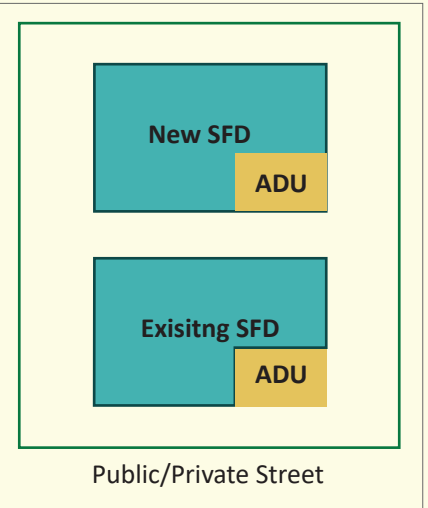
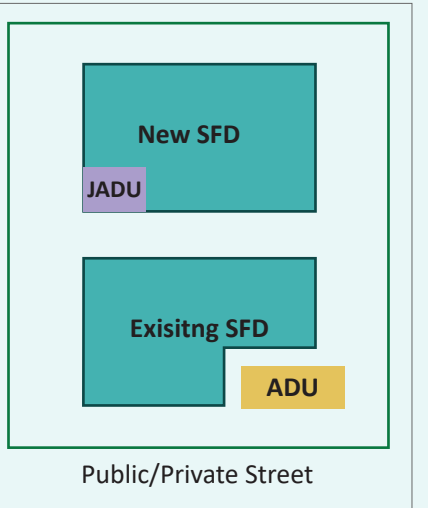
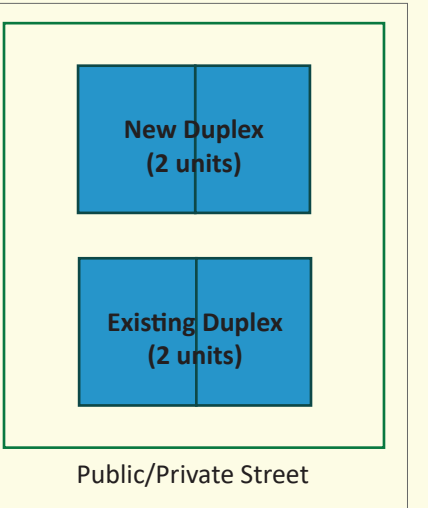
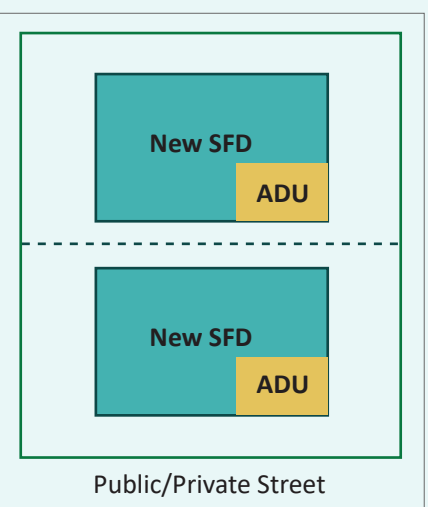
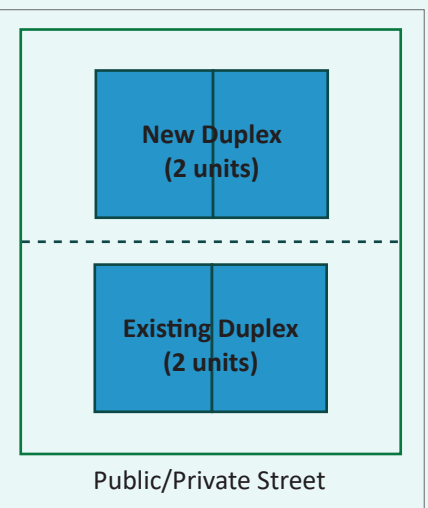
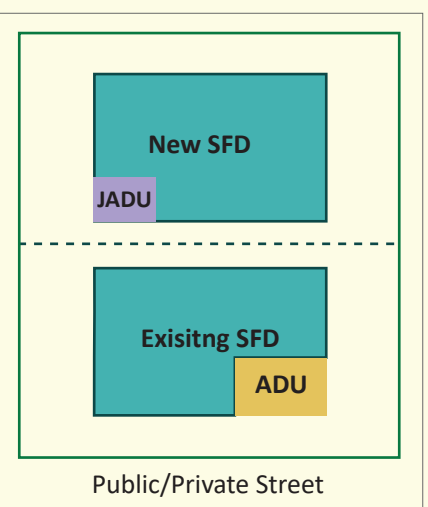
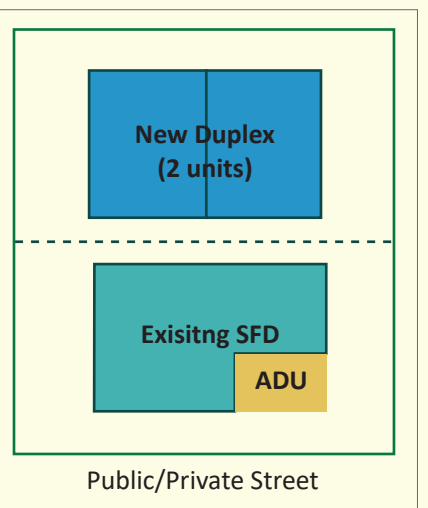
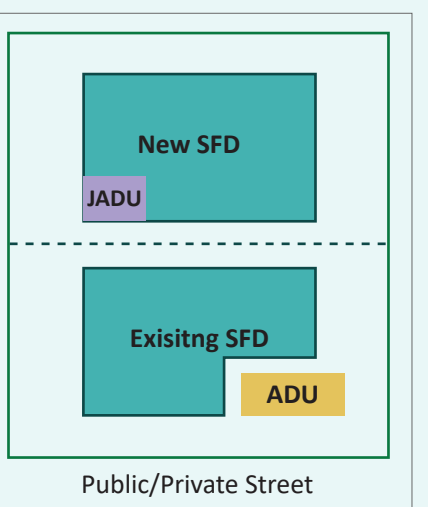
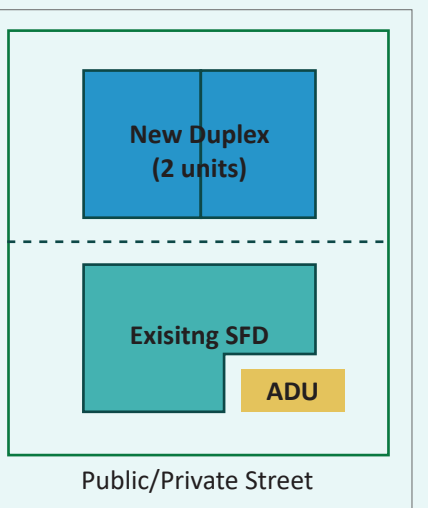
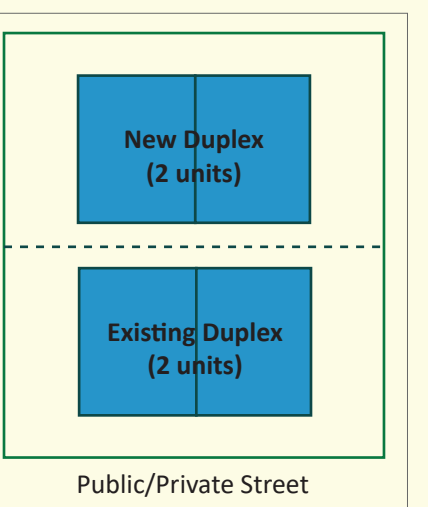
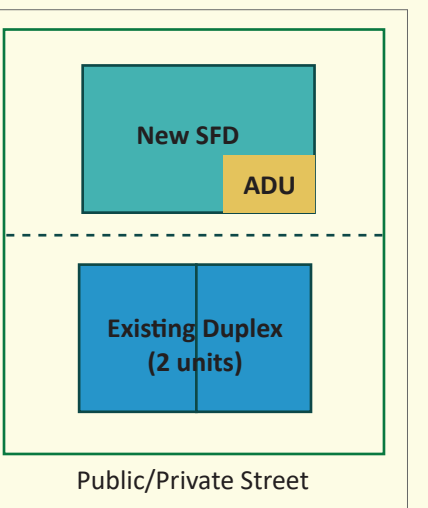


**SENATE BILL 9 (2021) DEVELOPMENT SCENARIOS**

|                                                              | Scenario 1: Vacant Lot                                                                                                                                                                                                                                                                                                                   | Scenario 2: Lot with an existing single-family dwelling unit                                                                                                                                                                                                                                                                               | Scenario 3: Lot with an existing single-family unit and an ADU/JADU                                                                                                                                                                                                                                                                                | Scenario 4: Lot with an existing nonconforming duplex                                                                                                                                                                                                                                                                                  |
|--------------------------------------------------------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>Before</b>                                                |  <p>Public/Private Street</p> <p><i>No Units</i></p>                                                                                                                                                                                                    |  <p>Public/Private Street</p> <p><i>1 existing unit</i></p>                                                                                                                                                                                              |  <p>Public/Private Street</p> <p><i>1 existing unit + 1 ADU/JADU</i></p>                                                                                                                                                                                        |  <p>Public/Private Street</p> <p><i>Up to 2 nonconforming units</i></p>                                                                                                                                                                             |
| <b>After<br/>(Using Housing Development Only)</b>            |  <p>Public/Private Street</p> <p><i>Up to 2 units + 2 ADUs/JADUs</i></p>                                                                                                                                                                              |  <p>Public/Private Street</p> <p><i>Up to 2 units + 2 ADUs/JADUs</i></p>                                                                                                                                                                               |  <p>Public/Private Street</p> <p><i>Can add 1 addtl. unit + 1 ADU/JADU</i></p>                                                                                                                                                                                |  <p>Public/Private Street</p> <p><i>Can add 2 addtl. units</i></p>                                                                                                                                                                                |
| <b>After<br/>(Using Housing Development &amp; Lot Split)</b> |  <p>Public/Private Street</p> <p><i>Up to 2 units + 2 ADUs/JADUs</i></p><br> <p>Public/Private Street</p> <p><i>Up to 4 total units (including ADUs/JADUs)</i></p> |  <p>Public/Private Street</p> <p><i>Up to 2 units + 2 ADUs/JADUs</i></p><br> <p>Public/Private Street</p> <p><i>Up to 4 total units (including ADUs/JADUs)</i></p> |  <p>Public/Private Street</p> <p><i>Can add 1 addtl. unit + 1 ADU/JADU</i></p><br> <p>Public/Private Street</p> <p><i>Up to 4 total units (including ADUs/JADUs)</i></p> |  <p>Public/Private Street</p> <p><i>Can add 2 addtl. units</i></p><br> <p>Public/Private Street</p> <p><i>Up to 4 total units (including ADUs/JADUs)</i></p> |