

Accessory Dwelling Unit (ADU) Bill Inventory

State	Bill Number	Bill Status	Bill Text Link	Bill Summary Link	Bill Summary	Date Proposed	Date Passed	Legislator(s)
CA	AB 1866	Passed	LINK		Required ministerial permitting for ADUs, allowed cities to set objective design criteria.		2002	
CA	SB 1069	Passed	LINK		Parking reform, approvals streamlining, utilities reform, fee reform.	2016	2016	Wieckowski
CA	AB 2299	Passed	LINK		Parking reform, approvals streamlining + shot clock, utilities reform, fee reform, sprinkler reform, zoning reforms.	2016	2016	Bloom
CA	SB 229	Passed	LINK		Parking reform for converted garages, expanded fee reform, additional state oversight of local ADU laws.	2017	2017	Wieckowski
CA	AB 494	Passed	LINK		Explicitly legalizes rental ADUs, setback reform for converted garages, parking reform, streamlined conversion approvals in accessory buildings.	2017	2017	Bloom
CA	AB 68	Passed	LINK	LINK	Shorter shot clock, zoning reform, parking reform, JADU legalization, HCD oversight.	2019	2019	Ting
CA	AB 881	Passed	LINK	LINK	Owner occupancy reform, further garage conversion legalization, limits on criteria that can be used to exclude ADUs.	2019	2019	Bloom
CA	SB 13	Passed	LINK		Parking reform, explicitly forbids minimum unit size requirements that ban efficiency units and maximum unit sizes smaller than 850sf or 1,000sf for 2 bed ADUs, owner occupancy reform, shorter shot clocks, fee reform for ADUs smaller than 750sf.	2019	2019	Wieckowski
CA	AB 670	Passed	LINK		Forbids homeowners' associations (HOAs) from enforcing covenants, conditions, and restrictions that disallow ADU construction.	2019	2019	Friedman
CA	AB 3182	Passed	LINK		Forbids HOAs from enforcing CC+Rs that disallow ADU owners from renting their ADUs, adds "deemed approved" language to shot clock, requires ministerial approval of one ADU and one JADU.	2020	2020	Ting

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CA	AB 2221	Passed	LINK		Further streamlining, technical fixes.	2022	2022	Quirk-Silva
CA	AB 976	Passed	LINK	LINK	Permanent owner-occupancy reform.	2023	2023	Ting
CA	SB 1211	Passed	LINK	LINK	Multifamily ADU reforms allowing up to 8 detached units.	2024	2024	Skinner
MA	Acts of 2024	Passed	LINK	LINK	Legalizes ADUs by-right in all single family districts, while allowing local governments to regulate dimensions and setbacks. Owner occupancy reform. California style parking reform	2024	2024	
OR	SB 1051	Passed	LINK		Parking reform, shot clocks, siting standards reform, objective design standards, fee reform.	2017	2017	Bynum, Fahey, Marsh
CT	Public Act 21-29	Passed	LINK		Opt-in ADU reform for cities.	2021	2021	
RI	State Zoning Enabling Act	Passed	LINK		By-right ADU approval, but only for family members who are either disabled or over 62 years old.	2017	2017	
NJ	S 345	Dead	LINK		Would have legalized ADUs statewide, giving local governments the right to require affordability covenants.	2022	Failed	
NY		Dead			Would have legalized ADUs by-right in single family zones statewide. Died. (No link because ~all legislating in NY State happens through the budget process).	2022	Failed	
MT	SB 528	Passed	LINK		Legalizes ADUs statewide with parking reform, occupancy reform, by-right permitting, fee relief.		2023	
NC	SB 374	Dead	LINK	LINK	An act to increase affordable housing by allowing for the construction or siting of accessory dwelling units.	2023	Failed	
NH	SB 146	Passed	LINK	LINK	Opt-in ADU reform for cities.		2016	
VT	Act 179	Passed	LINK		Requires ADUs be treated the same as single family homes for permitting.		2020	

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UT	SB 34	Passed	LINK	LINK	Offers Utah municipalities a menu of 25 strategies they can pursue to encourage affordable housing such as waiving development fees, allowing accessory dwelling units (ADUs), renovating aging homes, and adopting zoning that encourages construction of high density housing near transit lines.	2021	2021	
CO	HB 1152	Passed	LINK	LINK	Strong California style ADU reform in most cities, with parking reform, small setbacks, owner occupancy reform, minimum lot size reform, etc.	2024	2024	
HI	HB 1630	Passed	LINK		Weak ADU reform with local control.	2024	2024	Evslin, Aiu, Amato, Cochran, Ilagan, Kahaloa
AZ	HB 2720	Passed	LINK		California-style ADU reform.	2024	2024	Carbone