

HOUSING IMPACT STATEMENT
PZ-24-00134 ACCESSORY DWELLING UNITS

Pursuant to ARS 9-462.01 (J) a Housing Impact Statement shall be considered by the City Council prior to adopting a Zoning Code Text Amendment regarding the impact of the amendment on the following:

1. A general estimate of the probable impact on the average cost to construct housing for sale or rent within the zoning districts to which the zoning text amendment applies.

The proposed zoning code amendment conforms with HB2720 which mandates certain provisions for accessory dwelling units. The text amendment will not impact the average cost to construct housing for sale as accessory dwelling units may not be sold separately. The intent of this bill is to increase the supply of housing which may have an indirect impact on the average cost of housing for rent. Staff does not have a specific estimate of the amendments impact.

2. A description of any data or reference material on which the proposed zoning text amendment is based.

Staff did not use any data or reference material other than HB 2270.

3. A description of any less costly or less restrictive alternative methods of achieving the purpose of the proposed zoning text amendment.

None.