



City of Milpitas

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Milpitas Invites Design Professionals to Submit Plans for New Streamlined ADU Design and Permitting Process

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The City of Milpitas has launched a faster and more cost-effective permitting process for adding detached Accessory Dwelling Units (ADUs). The Pre-Approved ADU Program offers standard construction plan sets designed by qualified professionals that are pre-approved by the City. This is a collaborative program between the City, design professionals, and homeowners that will make adding a new detached ADU to Milpitas properties easier and faster than ever before. Choosing one of these pre-approved plans can significantly cut down the overall review time for homeowners.

Benefits for Homeowners

- Pre-approved ADU plans designed by qualified professionals will expedite the plan review time which reduces permitting costs.
- Pre-approved plans that meet City building codes will save time and reduce design uncertainty.
- Access to a network of pre-approved design professionals for more affordable construction.

Benefits for Qualified Professionals (Architects, Builders, and Designers)

- Pre-approved vendors gain a competitive edge by showcasing their expertise in the development of streamlined ADUs.
- Reduced project timelines with pre-approved plans.
- Pre-approved ADU plans, and expedited permitting affords qualified professionals more time to take on more projects.

The Program web page launch is part of a phased-in approach. The next phase will involve the development of a list of qualified design professionals that will be made available on the City's web page. The City welcomes and invites qualified architects, builders, and designers to engage in the process. To be deemed pre-approved, plans should be submitted to the Milpitas Building and Safety Department for review and approval. Once approved, the designer information would be posted on the City website and made available to residents to peruse and choose a plan and designer that they like.

Mayor Carmen Montano shared, "This initiative marks a significant step forward in facilitating affordable housing options and fostering sustainable community development. By removing barriers, we are advancing our vision of a more equitable and inclusive Milpitas."

"By offering a comprehensive suite of resources and support, the City aims to continue enabling homeowners and prospective ADU builders to navigate the complexities of construction with ease and confidence," said Vice Mayor Evelyn Chua.

City Manager Ned Thomas shared, "I extend my heartfelt gratitude to our dedicated Building Safety staff for their role in launching our streamlined ADU design and permitting process. The Pre-Approved ADU Program is a testament to the City's commitment to empowering homeowners, nurturing innovation, and fostering a sense of community where diverse housing options flourish."

For more information, visit: <https://www.milpitas.gov/1247/Pre-Approved-ADU-Program>

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About the City of Milpitas

Located at the southern end of San Francisco Bay, Milpitas is a progressive community that is an integral part of Silicon Valley. A full-service city with water utility, sewer utility, police and fire services, Milpitas is a flourishing community with a very diverse and inclusive resident population of nearly 80,000. Often referred to as the Crossroads of Silicon Valley, the City is situated between major thoroughfares in the Bay Area and considered a highly desirable location for world-class technology companies seeking to build a central base of operations. With the addition of the new Milpitas Transit Center offering BART, light rail, and bus service, and multiple new mixed-use development projects, along with a host of new City Plans and Programs in support of an inspiring and sustainable future, the City is at the forefront of building the next generation economy. For more information, visit: www.milpitas.gov