



THE HOMEOWNERS GUIDE TO COMPLETING A SUCCESSFUL ADU PROJECT IN THE BAY AREA



PLANNING AND BUILDING AN ADU IS NO JOKE

Adding to your home with new construction can be confusing and overwhelming. There's a chance you've already spent countless hours on Google looking for the correct answers and steps on adding an ADU to your property. After much wasted time, you feel even more confused about the entire process, leaving you more frustrated.

We understand how frustrating it can be to spend hours of your time only coming up empty-handed or with half a solution to the problem. You've spent a lot of energy dreaming up adding an ADU to your property, and the deeper you get into the process, the more discouraging it can become. You've come to a breaking point because you realize you are missing out on potential home value and revenue for your and your family's future.

The ADU of your dreams can become a reality when you have a trusted guide, which is why this resource exists - to guide you through the process, eliminating all the confusion and getting you the ADU of your dreams.

Let's get started.



While making additions to your property isn't easy, the process can be simple and straightforward when you have a trusted guide helping you through the entire process. Each of the following steps represents a significant milestone in getting closer to your desired ADU.

STEP 1 **FEASIBILITY**

Before any major construction project can begin on our property, there must first be an exploratory phase to determine whether building an ADU on your property is feasible.

During this step, working with a trusted contractor who can provide you with an honest assessment and straightforward answers to all your questions is important. While contractors always want to deliver what you want, there must be realistic expectations for both parties as to what is possible. What could keep you from building on your property? Anything from insufficient land to not being appropriately zoned and several other concerns could be at play.

Once a feasibility study has been completed and you have a green light, you move forward to step two: design.

STEP 2 **DESIGN**

The design of your ADU is step two of feasibility. If you've been dreaming about an ADU for a while, there's a good chance you already have a design in mind that you want on your property. A trusted contractor can help you make your dreams a reality; however, there are critical steps to this process.

First, there is deciding on the type of design that would work well for your property. For some, a custom build with features that blend into the aesthetic of your current structure is the best option to move forward. For others, there are pre-fab options that save on time and budget. Whichever direction you decide to go, it's essential to have someone you trust to guide you through the process because the next step in design is the most important.

Your design then must be approved by the city in which you live. If the feasibility study and design were done correctly by your trusted contractor, this shouldn't be an issue, but it is critical to getting the ADU you desire and works well for your property. No matter the design, this process takes time to complete, but in the end, you'll have a beautiful set of blueprints ready to be brought to life by your builder.

STEP 3 **PERMITTING**

While it's no secret that permitting is a part of the building process, it is often overlooked. The permitting process will often be extensive from start to finish. If feasibility and design are correct, the permitting process will take time, but if you have a trusted contractor in your corner who bears this weight, it can be done much faster. An experienced builder will not only know the permits involved but will be very familiar with the code in your city and can make it a seamless process for you with no headaches.

Yes, permitting is boring, but it gets you one step closer to having the ADU of your dreams.

STEP 4 **ACCESS**

Once permits have been acquired, the work begins. The first step in this process is getting and creating proper access to the site. Depending on the size and scope of the project, this could mean a variety of details and needs for your property. Rest assured, a trusted contractor will walk you through every step in the access process to ensure your existing home is taken care of and as little will be disturbed as possible.

STEP 5 **ESPECTATIONS**

While setting clear expectations about the project will be discussed throughout, it's important to remember how critical this is to the project's success as work begins. In any building project, problems will always arise, and there will always be a need to be flexible. Many issues arise in the building process because of false expectations. When you work with a trusted and experienced contractor, they will paint a clear picture of expectations, often anticipate pitfalls, and put your mind at ease.

THE ADU OF YOUR DREAMS CAN BECOME A REALITY WITH A TRUSTED GUIDE AT YOUR SIDE

Here's the excellent news: You don't have to go at everything we shared above alone. Now that you have a good sense of the entire process from start to finish, you are likely less confused but still overwhelmed. We get it - making significant changes to the home you love can be overwhelming; this is why, for over 30 years, Hometelligent has been a trusted contractor and builder in the Bay Area and can help you get the ADU of your dreams.

Here's how we do it:

STEP 1 **BOOK A CONSULT**

Let's hop on a call so we can better understand your ADU needs and feasibility and begin eliminating the confusion and overwhelm around the building process.

STEP 2 **EXPLORE YOUR ADU OPTIONS**

Whether it's a custom build or pre-fab solution, when we say tailored, we mean it. We'll partner with the right architect to build the ADU you want.

STEP 3 **REAP THE FINANCIAL BENEFITS**

Once we've completed your ADU, you'll be set up to cash in on your investment for years.

EMPTY BACKYARDS DON'T MAKE ANY MONEY AND **ONLY LEAVE YOU WITH REGRET**

Imagine sitting in your backyard in the not-too-distant future, gazing at the ADU of your dreams with your loved ones around you. Your home value will have increased. You will have added a revenue stream to your portfolio if you desire, and your family will always have enough room to spread out when loved ones come to town.

The ADU life is a better life.

Book a Consult with us today, and let's get you into the ADU of your dreams.