

ADU Questionnaire Results

Background

As part of the public outreach process to gather feedback on the proposed accessory dwelling unit (ADU) text amendment, CPED staff developed a survey with ten questions. The goal of the survey was twofold:

1. To learn the general opinions of Minneapolis residents on allowing accessory dwelling units citywide.
2. To understand particular issues that would be important to consider for the zoning code text amendment.

Between August 23, 2014 and September 27, 2014, four open houses were held to provide the public with an opportunity to learn about the proposed accessory dwelling unit text amendment and to provide feedback through the survey, which was offered to attendees as they arrived. The open house locations were dispersed citywide and held at different times of day, as follows:

- Hosmer Community Library, Saturday August 23 (10:30am-12:30pm), 40 signed-in attendees
- Eastside Neighborhood Services, August 27 (5:00-7:00pm), 18 signed-in attendees
- North Regional Library, September 16 (5:00-7:00pm), 21 signed-in attendees
- Kenwood Community Center, September 17 (7:00-9:00pm), 58 signed-in attendees.

A link to the ADU questionnaire, hosted by Survey Monkey, was also available on the City of Minneapolis ADU [webpage](#). Only one online response per computer was allowed.

Summary of Results

There were a total of 197 respondents to the accessory dwelling unit survey: 98 comments were collected from the four open houses (43 from the Hosmer Open House, 12 from Eastside Neighborhood Services Open House, 11 from the North Regional Library Open House and 32 from the Southwest Open House) and 99 comments were received online

The first five questions of the survey asked respondents if they were supportive of accessory dwelling units in Minneapolis and if they would be interested in adding one to their property if allowed. The responses were favorable to these questions:

Question 1: I would support allowing ADUs in the City of Minneapolis.

- 92 percent responded strongly agree or agree.

Question 2: I would support interior ADUs.

- 91 percent responded strongly agree or agree.

Question 3: I would support attached ADUs.

- 87 percent responded strongly agree or agree.

Question 4: I would support detached ADUs.

- 87 percent responded strongly agree or agree.

Question 5: If ADUs were allowed in Minneapolis, I would be interested in adding one to my property.

- 72 percent responded strongly agree or agree.

The last five questions asked respondents about particular regulations that are being considered for zoning code regulations. Responses to these question varied more than the first five questions:

Question 6: *Either the primary or accessory unit should be owner-occupied for the entire year.*

- 54 percent responded strongly agree or agree, 19 percent responded strongly disagree or disagree and 24 percent were neutral.

Question 7: *There should be a specific height in feet and/or a requirement that the ADU be shorter than the primary unit.*

- 50 percent responded strongly agree or agree, 25 percent responded strongly disagree or disagree and 24 percent were neutral.

Question 8: *There should be a specific height in feet and/or a requirement that the ADU be shorter than the primary unit.*

- 50 percent responded strongly agree or agree, 23 percent responded strongly disagree or disagree and 25 percent were neutral.

Question 9: *There should be a minimum of one off-street parking space for each dwelling (primary and accessory) even if it means increasing impervious surfaces and/or the bulk and height of the ADU.*

- 55 percent responded strongly disagree or disagree, 22 percent responded strongly disagree or disagree and 17 percent were neutral.

Question 10: *The ADU should match the primary structure rather than allowing flexibility in materials, colors, or roof style/pitch.*

- 44 percent responded strongly disagree or disagree, 33 percent responded strongly agree or agree, and 17 percent were neutral.

For three of the ten closed-ended questions, CPED asked respondents to explain their answers in an open-ended format. In addition, there was an opportunity for respondents to provide additional input regarding accessory dwelling units at the end of the survey in an open-ended format. Responses to the open-ended questions will be included in the staff report and upon request (see page 3-12 for a complete summary on the closed-ended questions).

Notification of Public Input Dates and Media Coverage

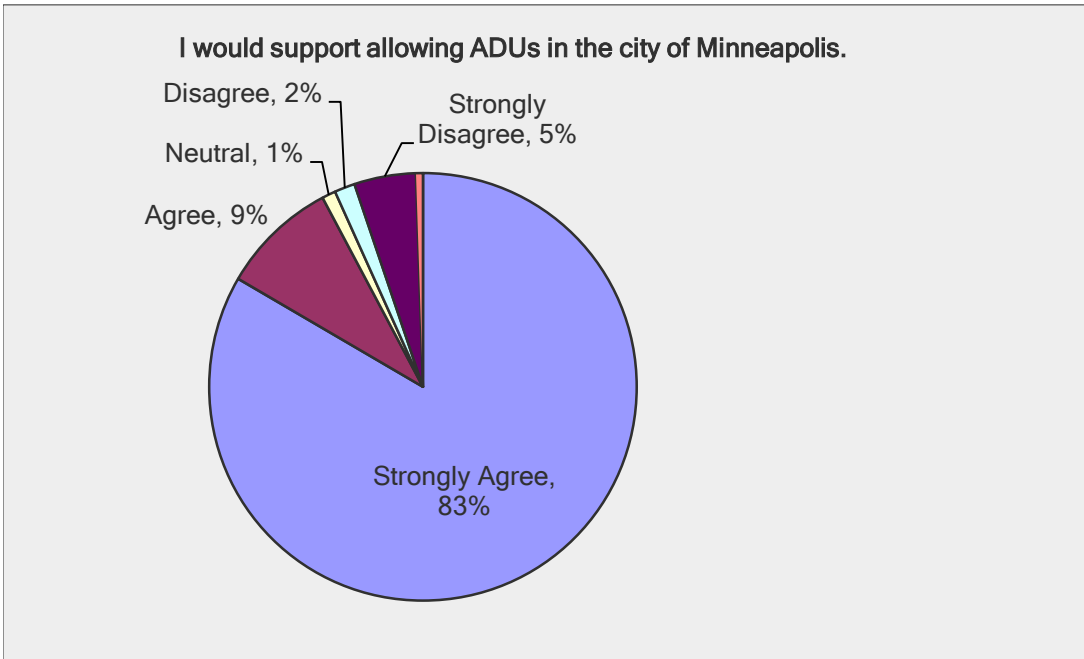
The open houses and the accessory dwelling unit webpage have been promoted via city council member newsletters, neighborhood newsletters, a press release (August 4, 2014), and the City of Minneapolis Twitter account. The media provided additional coverage of the accessory dwelling unit text amendment effort. The following is a list of media stories since the text amendment was announced on June 13, 2014:

- [‘Granny Flats’ Up For Debate in Minneapolis](#), Star Tribune, June 15, 2014;
- [Minneapolis Begins To See The Benefits of ‘Granny Flats](#), MinnPost, July 23, 2014;
- [Minneapolis Considering Accessory Dwelling Units, Holds Public Meetings](#). KSTP (Channel 5 News), August 27, 2014:
- [We Need Density, So We Need This](#), Star Tribune Opinion Editorial, August 29, 2014.

Accessory Dwelling Units

Question 1: I would support allowing ADUs in the city of Minneapolis.

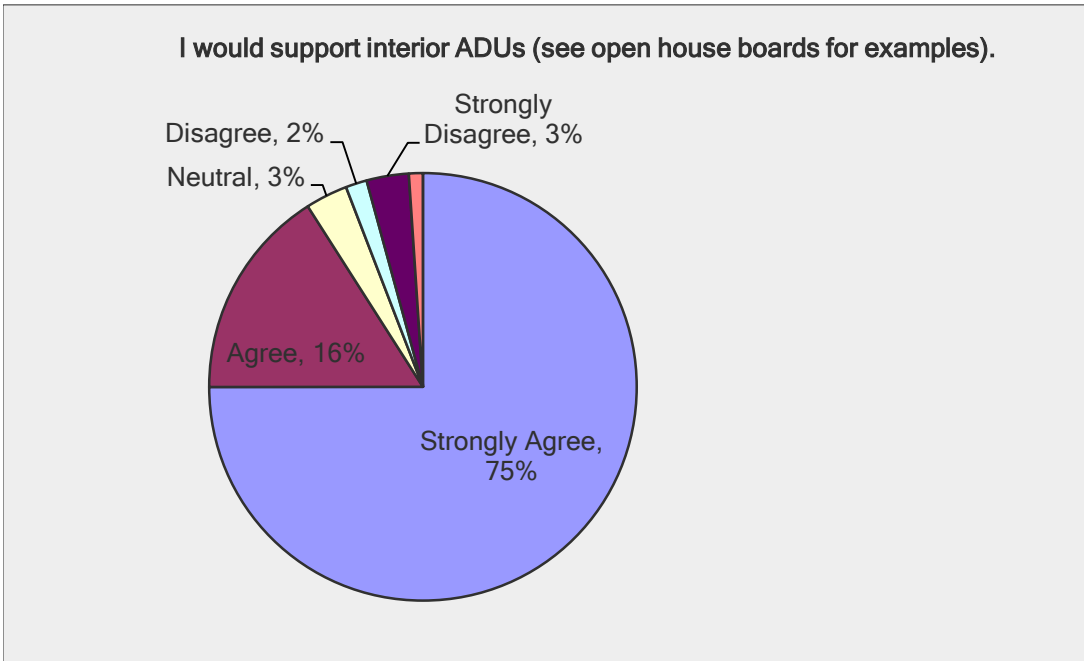
Answer Options	Response Percent	Response Count
Strongly Agree	83%	161
Agree	9%	17
Neutral	1%	2
Disagree	2%	3
Strongly Disagree	5%	9
Don't Know	1%	1
<i>answered question</i>		193
<i>skipped question</i>		4



Accessory Dwelling Units

Question 2: I would support interior ADUs (see open house boards for examples).

Answer Options	Response Percent	Response Count
Strongly Agree	75%	141
Agree	16%	30
Neutral	3%	6
Disagree	2%	3
Strongly Disagree	3%	6
Don't Know	1%	2
<i>answered question</i>		188
<i>skipped question</i>		9

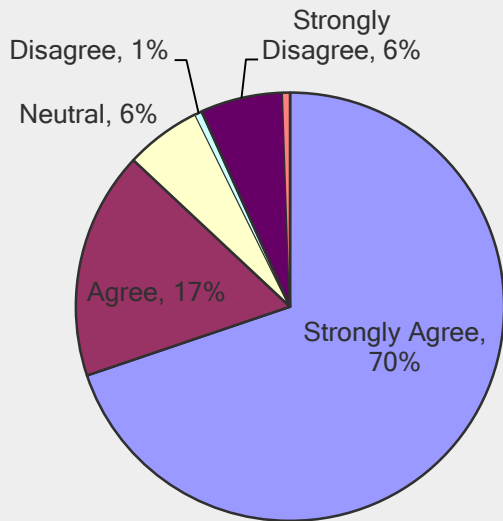


Accessory Dwelling Units

Question 3: I would support attached ADUs (see open house boards for examples).

Answer Options	Response Percent	Response Count
Strongly Agree	70%	134
Agree	17%	33
Neutral	6%	11
Disagree	1%	1
Strongly Disagree	6%	12
Don't Know	1%	1
<i>answered question</i>		192
<i>skipped question</i>		5

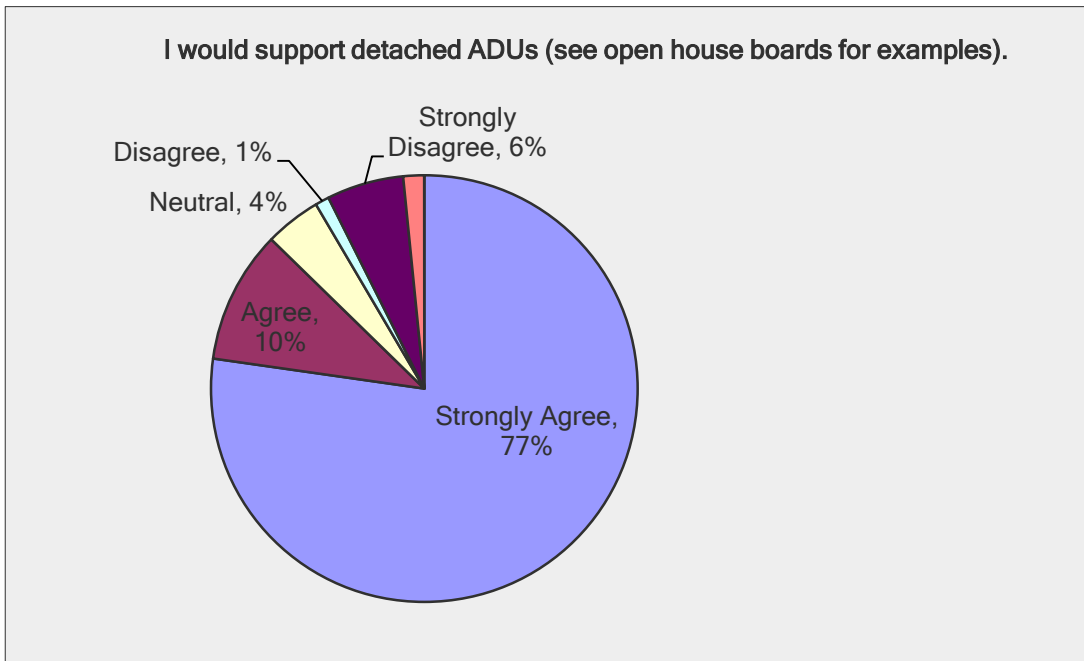
I would support attached ADUs (see open house boards for examples).



Accessory Dwelling Units

Question 4: I would support detached ADUs (see open house boards for examples).

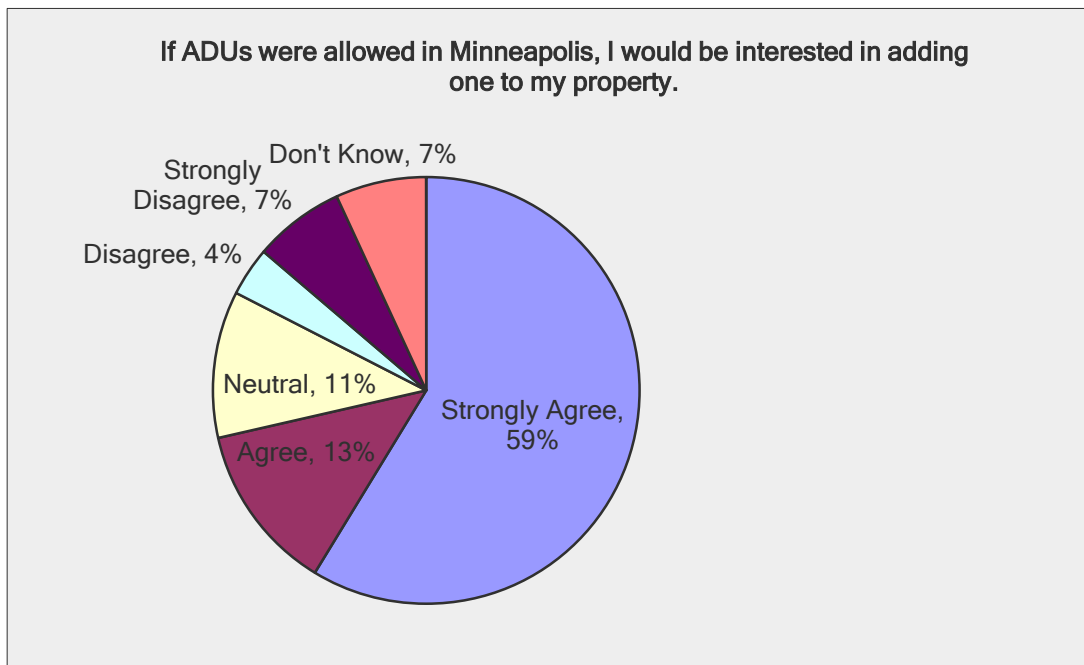
Answer Options	Response Percent	Response Count
Strongly Agree	77%	146
Agree	10%	19
Neutral	4%	8
Disagree	1%	2
Strongly Disagree	6%	11
Don't Know	2%	3
<i>answered question</i>		189
<i>skipped question</i>		8



Accessory Dwelling Units

Question 5: If ADUs were allowed in Minneapolis, I would be interested in adding one to my property.

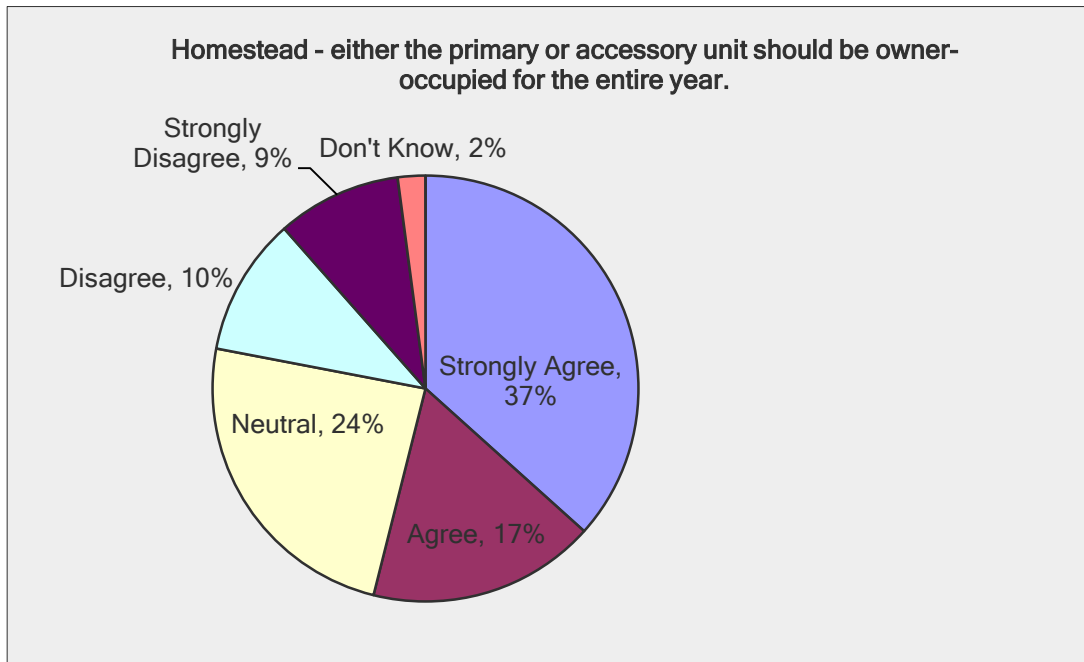
Answer Options	Response Percent	Response Count
Strongly Agree	59%	111
Agree	13%	24
Neutral	11%	21
Disagree	4%	7
Strongly Disagree	7%	13
Don't Know	7%	13
Please explain		58
<i>answered question</i>		189
<i>skipped question</i>		8



Accessory Dwelling Units

Question 6: Homestead - either the primary or accessory unit should be owner-occupied for the entire year.

Answer Options	Response Percent	Response Count
Strongly Agree	37%	70
Agree	17%	33
Neutral	24%	46
Disagree	10%	20
Strongly Disagree	9%	18
Don't Know	2%	4
<i>answered question</i>		191
<i>skipped question</i>		6

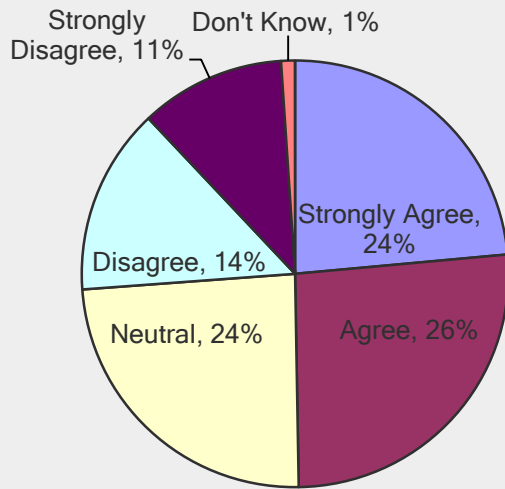


Accessory Dwelling Units

Question 7: Maximum height - there should be a specific height in feet and/or a requirement that the ADU be shorter than the primary unit.

Answer Options	Response Percent	Response Count
Strongly Agree	24%	45
Agree	26%	50
Neutral	24%	46
Disagree	14%	27
Strongly Disagree	11%	21
Don't Know	1%	2
<i>answered question</i>		191
<i>skipped question</i>		6

Maximum height - there should be a specific height in feet and/or a requirement that the ADU be shorter than the primary unit.

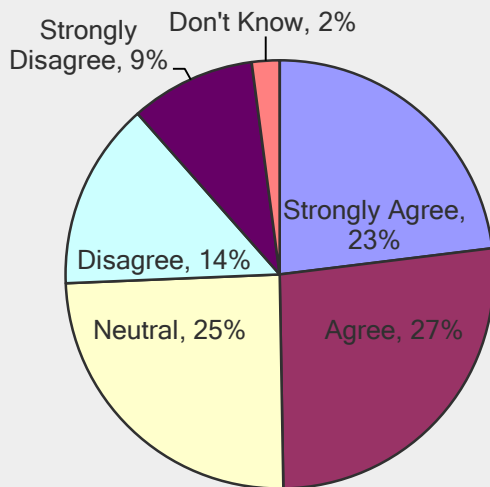


Accessory Dwelling Units

Question 8: Maximum size - there should be a specific maximum square feet and/or number of bedrooms allowed within an ADU.

Answer Options	Response Percent	Response Count
Strongly Agree	23%	44
Agree	27%	51
Neutral	25%	47
Disagree	14%	27
Strongly Disagree	9%	18
Don't Know	2%	4
<i>answered question</i>		191
<i>skipped question</i>		6

Maximum size - there should be a specific maximum square feet and/or number of bedrooms allowed within an ADU.

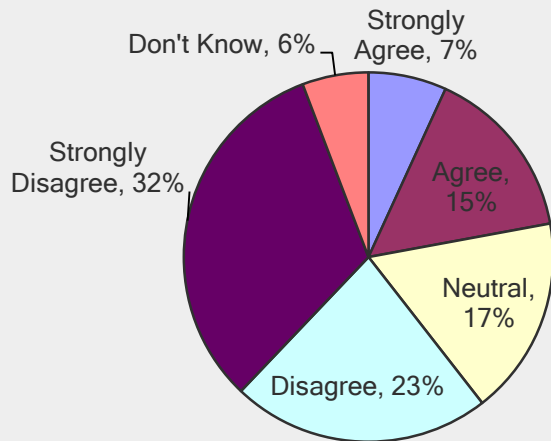


Accessory Dwelling Units

Question 9: Off-street parking - there should be a minimum of 1 off-street parking space for each dwelling (primary and accessory), even if it means increasing impervious

Answer Options	Response Percent	Response Count
Strongly Agree	7%	13
Agree	15%	29
Neutral	17%	33
Disagree	23%	43
Strongly Disagree	32%	61
Don't Know	6%	11
<i>answered question</i>		190
<i>skipped question</i>		7

Off-street parking - there should be a minimum of 1 off-street parking space for each dwelling (primary and accessory), even if it means increasing impervious surfaces and/or the bulk and height of the ADU.



Accessory Dwelling Units

Question 10: Design - the ADU should match the primary structure rather than allowing flexibility in materials, colors, or roof style/pitch.

Answer Options	Response Percent	Response Count
Strongly Agree	17%	33
Agree	16%	30
Neutral	22%	41
Disagree	20%	38
Strongly Disagree	24%	45
Don't Know	2%	3
Please explain		57
<i>answered question</i>		190
<i>skipped question</i>		7

Design - the ADU should match the primary structure rather than allowing flexibility in materials, colors, or roof style/pitch.

