



Accessory Dwelling Unit Application

Site Address: _____

Tax Parcel: _____

Property Owner: _____

I agree to remain compliant with the following requirements for constructing an accessory dwelling unit in the City of Fife, so long as they remain in effect in the Fife Municipal Code (FMC). The complete building permit application will also be reviewed against the full development and design standards for accessory dwelling units as stated in FMC Chapter 19.80.

- The primary dwelling unit or ADU shall be owner-occupied. The property owner will occupy either the existing residence or ADU as the property owner's primary and permanent residence.
- Restrictive Covenant. The property owner shall file a restrictive covenant with the Pierce County assessor's office for the subject property prior to the issuance of a certificate of occupancy for the ADU. The restrictive covenant shall consist of the following statement:

The subject property contains an accessory dwelling unit which requires the property owner to reside on-site. If the property owner discontinues residence at the property, then such owner shall either:

- 1) Remove the accessory dwelling unit, or*
- 2) Convert the accessory dwelling unit to a permitted use.*

- A home occupation may be permitted in either the primary residential unit or the ADU, but not in both.
- An ADU shall not be subdivided or otherwise segregated in ownership from the primary dwelling unit.



- Utilities for the accessory dwelling unit shall be metered jointly with the primary dwelling unit.
- For the purpose of calculating school, traffic and park impact fees as well as water and sewer utility general facility charges, an accessory dwelling unit shall be considered as one-half of a single-family residence. Impact fees shall be paid prior to the issuance of a building permit, unless deferred as allowed in FMC Title 20.

I certify under penalty of perjury that the information submitted is accurate and complete and I am either the owner of the property described on this permit application, the registered contractor responsible for the work, or I represent the owner or contractor and am acting with the owner's/contractor's full knowledge and consent. Any false information may be grounds to revoke this application and/or permit.

Property owner:

☐ I authorize the applicant/agent to act on my behalf in matters related to this application.

Applicant/Agent Signature

Date

Property Owner Signature

Date