

CHAPTER 2.55. - CR-1A SINGLE RESIDENCE ZONE

2.55.010. - Uses permitted.

- A. One-family dwelling, conventional construction.
- B. Public park, public or parochial school.
- C. Church, providing the minimum off-street parking requirements, in PCDSC 2.140.020(E), are met.
- D. A travel trailer or recreational vehicle (RV) for not more than 90 days during construction of a residence on the same premises. This period may be extended for an additional period of 90 days upon application to the zoning inspector.
- E. Agriculture or horticulture used only for the purposes of propagation and culture and not for retail sales, including any number of poultry, rabbits and similar small animals and not more than two head of cattle, horses, sheep or goats, more than six months of age, per acre. Swine are not permitted in the district.
- F. Accessory building or use.

(Ord. No. 61862, § 825-A)

2.55.020. - Site development standards.

- A. Building height: Maximum height of any structure shall be 30 feet.
- B. Minimum lot area: One acre (43,560 square feet).
- C. Minimum lot width: 100 feet.
- D. Minimum lot area per dwelling unit: one acre (43,560 square feet).
- E. Minimum front yard: 30 feet.
- F. Minimum side yards: Ten feet each.
- G. Minimum rear yard: 40 feet.

(Ord. No. 61862, §§ 826—832)

2.55.030. - Detached accessory buildings.

- A. Permitted coverage: One-third of the total area of the rear and side yard.
- B. Maximum height: 20 feet.
- C. Minimum distance to main building: Seven feet.
- D. Minimum distance to front lot line: 30 feet.
- E.

Minimum distance to side and rear lot lines: Four feet if building is not used for poultry or animals; 50 feet if building is used for poultry or animals.

- F. A structure having a roof supported by columns and used exclusively for the shading of livestock shall not be considered a building and shall not need to conform to setback requirements that apply to buildings used to house livestock.

(Ord. No. 61862, § 833)