| Zoning District | Minimum Lot Area | | Minimum Lot Width (Feet) | Minimum Yard Feet | | Maximum Main Building Coverage | | Maximum Building Height |
|---|---|---|---|---|---|---|---|---|
| | (Acres) | (Square Feet) | | Front | Side | Rear | | |
| AP | 40 | -- | -- | 20 | 20 | 20 | --- | 35 |
| AW | 160 | ---- | --- | 20 | 20 | 20 | -- | 35 |
| AV | -- | -- | -- | --- | ---- | ----- | - | ---- |
| CL | 1E | -- | ---- | ---- | --- | ---- | - | 35 |
| CN | 1 | --- | --- | --- | ---- | -- | ---- | 35 |
| MC | -------varies---- - | | 75 | 20 | 20 | 20 | 40% | 35 |
| I | — | 20,000 | 100 | 20 | 20 | 20 | 35% | 35 |
| GI | ------- varies------ | | 100 | ------- varies ---- -- | | 35%--50%D | | 35 |
| IP | ----------varies ------ | | 125 | ---- varies--- --- | | 10 | 35% - 50%D | 35 |
| PD | -- | --- | --- | -- | ---- | - | - - | 35 |
| PL | 10G | --- | --- | varies --20 | | 20 | --- | 35 |
| RS | --- | 8,000 | 60 | 20 | 6C | 20 | 50% | 35 |
| RM | --- | 8,000 | 60 | 20 | 6C | 20 | 40% | 35 |

| Zoning District | Minimum Lot Area | | Minimum Lot Width (Feet) | Minimum Yard Feet | | Maximum Main Building Coverage | | Maximum Building Height |
|---|---|---|---|---|---|---|---|---|
| | (Acres) | (Square Feet) | | Front | Side | Rear | | |
| RC | 10 | -- | 60 | 20 | 20 | 20 | -- | 35 |
| TP | 160 | -- | -- | -- | -- | -- | -- | 35 |

A. Notwithstanding Table 18.104.010, urban lot splits conforming to the requirements of Chapter 17.17 shall not be subject to minimum lot area requirements prescribed in this section.

B. Plus two thousand square feet per unit.

C. Three feet shall be added to each side yard for each story above the first story of any building. Minimum yard on the street side of a corner lot shall be ten feet.

D. Up to fifty percent for certain uses.

E. One-half acre if public water and sewer is available.

F. Twenty thousand square feet if public water and sewer is available.

G. In areas with general plan designations agricultural resource or agriculture, watershed and open space.

(Ord. 1234 § 12, 2004: Ord. 1212 § 1, 2001; Ord. 1191 § 2, 2002; Ord. 1058 § 2, 1994; Ord. 1024 § 10, 1992; Ord. 1022 § 4, 1992; Ord. 981 § 51, 1991: Ord. 938 § 12, 1989; Ord. 890 § 2, 1988; Ord. 845 § 5, 1987; Ord. 828 § 5, 1986; Ord. 813 § 2, 1986; Ord. 612 § 4, 1979; Ord. 610 § 3, 1979: Ord. 557 § 3, 1978: Ord. 551 § 15, 1977: Ord. 530 § 5, 1977: Ord. 538 § 15, 1977: Ord. 536 § 4, 1977: Ord. 527 § 4, 1977: Ord. 511 § 1 (part), 1976: prior code § 12400)

(Ord. No. 1323, § 19, 6-23-2009; Ord. No. 1370, § 32, 3-20-2012; Ord. No. 1495, § 30, 9-24-2024)

## 18.104.020 - Zoning district regulations—General applicability.

The regulations set forth in succeeding sections of this chapter are generally applicable to all zoning districts in the county.

(Ord. 511 § 1 (part), 1976: prior code § 12401)

## 18.104.030 - Commercial accessory dwelling unit.

Dwelling units which are accessory to a principal commercial use on the parcel may be constructed on any CL, CN, or MC zoned parcel pursuant to subsection (M) of Section 18.28.030, subsection (G) of Section 18.32.030, or subsection (K) of Section 18.34.030.

(Ord. 530 § 6, 1977: prior code § 12410)

(Ord. No. 1456, § 4, 2-11-2020)

## 18.104.040 - Accessory uses.