

BOARD OF SUPERVISORS, COUNTY OF SIERRA, STATE OF CALIFORNIA

IN THE MATTER OF ZONING )  
DISTRICT RR-1, RURAL )  
RESIDENTIAL DISTRICT )

ORDINANCE NO. 843

THE BOARD OF SUPERVISORS OF THE COUNTY OF SIERRA ORDAINS as follows:

**Ordinance Section One:** Part 15, Chapter 12, Section 190 of the Sierra County Code is hereby amended in its entirety to read as follows:

CHAPTER 15.12 - ZONING DISTRICTS

**Section:**

**15.12.190 RR-1 Rural Residential District**

**15.12.190 RR-1 Rural Residential District**

(a) Purpose and Intent: To provide for and encourage low density, intermediate lot sizes for single family homes in a semi-rural setting in an orderly fashion around existing communities within the County.

(b) Permitted Uses: Permitted uses shall be one (1) single family dwelling, private automobile garage and/or carport, and accessory structures which are customarily appurtenant to the primary use of residential.

(c) Conditional Uses: Conditional uses shall include one (1) single family dwelling consistent with the County "second unit ordinance".

(d) Non-Permitted Uses: Non-permitted uses shall include all uses which are not consistent with the purpose and intent of the Rural Residential Zoning District, the Open Space and Conservation Element of the General Plan, and the Seismic Safety Element of the County General Plan and the keeping or raising of exotic, poisonous, or endangered species of animals.

(e) Property Development Standards: One (1) single family residence per parcel and minimum parcel size shall be one (1) acre.

(f) Height Limitations: Structures shall not exceed two (2) stories in height and shall not exceed thirty five (35) feet.

(g) Minimum Yard Areas Required: Minimum yard and setbacks from property lines for all structures shall be: front yard shall be sixty (60) feet as measured from the centerline of any front-abutting road or thirty five (35) feet from the front property line, whichever is greatest; side yard shall be fifteen (15) feet from property lines; rear yard shall be thirty (30) feet from property lines. Corner lots shall maintain property line setbacks of thirty (30) feet for all

property lines.

(h) Parking requirements: Each parcel shall maintain one garage, carport, or off-street automobile parking space per single family dwelling unit.

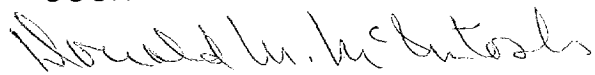
(i) Household and Non-Household Animals: The keeping of household animals (dogs, cats, guinea pigs, hamsters, pot belly pigs, rabbits, birds, fish, and similar types of animals) readily classifiable as being customarily incidental and accessory to the permitted residential use shall be permitted without restriction. The keeping of non-household animals (horses, goats, pigs, mules, cows, steer, swine, fowl, or other similar types of animals) shall be permitted without restriction. Any and all structures appurtenant to the keeping of household or non-household animals shall meet yard setback requirements of this zone. The keeping of household and non-household animals shall not include any commercial or retail use associated with the keeping of said animals. The keeping of animals, household or non-household, associated with a school, 4-H Club, Future Farmers of America, or similar organization shall be permitted and shall not be considered a retail or commercial use.

**Ordinance Section Two:** This ordinance shall take effect thirty (30) days after its passage. Before the expiration of fifteen (15) days after passage of this ordinance, it shall be published once with the names of the members of the Board of Supervisors voting for and against the ordinance in the Mountain Messenger, a newspaper of general circulation published in the County of Sierra, State of California.

Introduced at a regular meeting of the Board of Supervisors held on the 17th day of September, 1996, and passed and adopted by the Board of Supervisors of the County of Sierra, State of California, on the 1st day of October, 1996, by the following roll call vote, to-wit:

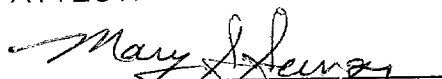
AYES: Supervisors McIntosh, Luchessi, Bowling, Whitley  
NOES: Supervisor McCaffrey  
ABSTAIN: None  
ABSENT: None

COUNTY OF SIERRA




DONALD MC INTOSH  
CHAIRMAN, BOARD OF SUPERVISORS

ATTEST:

  
MARY J. JUNGI  
CLERK OF THE BOARD  
L157SC20.ORD 918961143

APPROVED AS TO FORM:

  
WILLIAM W. PANGMAN  
COUNTY COUNSEL