

AGRICULTURE OPEN SPACE LAKE

Article 30. Agricultural Preserve Zone (AP)

Sec. 9-2.3001. Purpose (AP).

The purpose of the Agricultural Preserve Zone (AP) is to provide land use regulations consistent with the intent of the Plumas County Williamson Act program for agricultural preserves.

(§ 3, Ord. 84-593, eff. January 3, 1985)

Sec. 9-2.3002. Uses (AP).

- (a) The following uses shall be permitted in the Agricultural Preserve Zone (AP):
 - (1) Agriculture, timber management, agricultural product sales, animal breeding and boarding, and employee housing;
 - (2) One dwelling unit; and
 - (3) Child day care homes and limited child day care homes.
 - (b) The following uses shall be permitted subject to the issuance of a special use permit:
 - (1) Mining, limited electric generation, public utility facilities, public service facilities, wildlife management, transport stations, agricultural auction yards, outdoor shooting ranges, hunting clubs, and bed and breakfast inns; and
 - (2) Recreational uses, but not limited to walking, hiking, picnicking, camping, swimming, boating, fishing, hunting, or other outdoor games or sports for which facilities are provided for public participation.
 - (c) Telecommunications facilities in the Agricultural Preserve Zone (AP) shall be as permitted in Section 9-2.4105, Permits Required, of Article 41, Telecommunications, of this chapter, except as exempted under Section 9-2.4106, Exemptions, of Article 41, Telecommunications, of this chapter.
- (§ 3, Ord. 84-593, eff. January 3, 1985, as amended by § 1, Ord. 85-613, eff. August 15, 1985, and § 23, Ord. 86-623, eff. Feb. 6, 1986, and § 1, Ord. 04-1018, eff. Dec. 2, 2004; § 1 (Exh.A), Ord. 2019-1116, eff. February 22, 2019)

Sec. 9-2.3003. Height (AP).

No structure in the Agricultural Preserve Zone (AP) shall exceed sixty (60') feet in height, except for dwelling units, which shall not exceed thirty-five (35') feet, and windmills, silos, elevators, and barns, which may be any height.

(§ 3, Ord. 84-593, eff. January 3, 1985)

Sec. 9-2.3004. Area, width and coverage (AP).

- (a) The minimum gross lot area in the Agricultural Preserve Zone (AP) shall be eighty (80) acres, except as provided in subsection (b) of this section.
- (b) The minimum gross lot area shall be ten (10) acres solely where the primary use is an agricultural auction yard with no dwelling unit permitted.
- (c) When a parcel resulting from a lot line adjustment contains an area zoned Agricultural Preserve Zone (AP), that area shall be of at least the minimum area required by subsections (a) or (b) of this section, as applicable, or the lot line adjustment shall be denied.

- (d) Each dwelling unit and accessory buildings shall cover no more than one acre. Miscellaneous permitted compatible uses shall cover no more than one acre.

(§ 3, Ord. 84-593, eff. January 3, 1985; as amended by § 3, Ord. 94-834, eff. June 23, 1994; § 1 (Exh. A), Ord. 2019-1122, eff. November 14, 2019)

Sec. 9-2.3005. Yards (AP).

The minimum yard requirements in the Agricultural Preserve Zone (AP) shall be as follows, except as modified by Section 9-2.419 of Article 4 of this Chapter (General Requirements: Yards):

- (a) Front yards: not less than twenty (20') feet; and
 - (b) Side and rear yards: not less than five (5') feet.
- (§ 3, Ord. 84-593, eff. January 3, 1985, as amended by § 1, Ord. 91-762, eff. December 13, 1991; and § 17, Ord. 04-998, eff. Feb. 5, 2004; § 1 (Exh. A), Ord. 2018-1114, eff. November 8, 2018)

Sec. 9-2.3006. Parking and loading (AP).

Parking and loading in the Agricultural Preserve Zone (AP) shall be as required by Section 9-2.414 of Article 4 of this chapter (General Requirements: Parking and loading).

(§ 3, Ord. 84-593, eff. January 3, 1985)

Sec. 9-2.3007. Signs (AP).

- (a) Signs in the Agricultural Preserve Zone (AP) shall be as permitted by Section 9-2.416 of Article 4 of this chapter (General Requirements: Signs).
 - (b) Business signs shall not exceed thirty-two (32) square feet.
- (§ 3, Ord. 84-593, eff. January 3, 1985)

Article 31. General Agriculture Zone (GA)

Sec. 9-2.3101. Purpose (GA).

The purpose of the General Agriculture Zone (GA) is to protect and preserve for present and future utilization commercially viable important agriculture resource production areas.

(§ 3, Ord. 84-593, eff. January 3, 1985)

Sec. 9-2.3102. Uses (GA).

- (a) The following uses shall be permitted in the General Agriculture Zone (GA):
 - (1) Agriculture, timber management, wildlife management, agricultural product sales, animal breeding and boarding, and employee housing;
 - (2) One dwelling unit and one additional dwelling unit on any parcel of eighty (80) acres or more; and
 - (3) Child day care homes, limited child day care homes, and home businesses.
- (b) The following uses shall be permitted subject to the issuance of a special use permit:
 - (1) Mining, limited electric generation, home industry, public utility facilities, public service facilities, agricultural auction yards, transport stations, veterinary services, outdoor shooting ranges, and hunting clubs; and
 - (2) On land of a soil type not suitable for identification as an important agricultural area, noncommercial camp grounds, recreation facilities, and resorts.
- (c) The following uses shall be permitted subject to the issuance of a planned development permit:
 - (1) Dwelling units at the ratio of up to one per each forty (40) acres of lot area.
- (d) Telecommunications facilities in the General Agriculture Zone (GA) shall be as permitted in Section 9-2.4105, Permits Required, of Article 41, Telecommunications, of this chapter, except as exempted under Section 9-2.4106, Exemptions, of Article 41, Telecommunications, of this chapter.

(§ 3, Ord. 84-593, eff. January 3, 1985, as amended by § 24, Ord. 86-623, eff. February 6, 1986; as amended by § 2, Ord. 96-873; eff. October 31, 1996; § 1 (Exh.A), Ord. 2019-1116, eff. February 22, 2019)

Sec. 9-2.3103. Height (GA).

No structure in the General Agriculture Zone (GA) shall exceed sixty (60') feet in height, except for dwelling units, which shall not exceed thirty-five (35') feet, and windmills, silos, elevators, and barns, which may be any height.

(§ 3, Ord. 84-593, eff. January 3, 1985)

Sec. 9-2.3104. Area and width (GA).

- (a) The minimum gross lot area in the General Agriculture Zone (GA) shall be forty (40) acres.
- (b) The minimum width shall be 300 feet.
- (c) When a parcel resulting from a lot line adjustment contains an area zoned General Agriculture Zone (GA), that area shall be of at least the minimum area required by subsection (a) of this section, or the lot line adjustment shall be denied.

(§ 3, Ord. 84-593, eff. January 3, 1985; as amended by § 4, Ord. 94-834, eff. June 23, 1994)

Sec. 9-2.3105. Yards (GA).

The minimum yard requirements in the General Agriculture Zone (GA) shall be as follows, except as modified by Section 9-2.419 of Article 4 of this Chapter (General Requirements: Yards):

- (a) Front yards: not less than twenty (20') feet; and
 - (b) Side and rear yards: not less than five (5') feet.
- (§ 3, Ord. 84-593, eff. January 3, 1985, as amended by § 1, Ord. 91-762, eff. December 13, 1991; and § 18, Ord. 04-998, eff. Feb. 5, 2004; § 1 (Exh. A), Ord. 2018-1114, eff. November 8, 2018)

Sec. 9-2.3106. Parking and loading (GA).

Parking and loading in the General Agriculture Zone (GA) shall be as required by Section 9-2.414 of Article 4 of this chapter (General Requirements: Parking and loading).

(§ 3, Ord. 84-593, eff. January 3, 1985)

Sec. 9-2.3107. Signs (GA).

- (a) Signs in the General Agriculture Zone (GA) shall be as permitted by Section 9-2.416 of Article 4 of this chapter (General Requirements: Signs).
 - (b) Business signs shall not exceed thirty-two (32) square feet.
- (§ 3, Ord. 84-593, eff. January 3, 1985)

Article 28. Open Space Zone (OS)

The purpose of the Open Space Zone (OS) is to provide for uses which will maintain the natural environment.

(§ 3, Ord. 84-593, eff. January 3, 1985)

Sec. 9-2.2802. Uses (OS).

- (a) The following uses shall be permitted in the Open Space Zone (OS):
 - (1) Wildlife management.
 - (b) Telecommunications facilities in the Open Space Zone (OS) shall be as permitted in Section 9-2.4105, Permits Required, of Article 41, Telecommunications, of this chapter, except as exempted under Section 9-2.4106, Exemptions, of Article 41, Telecommunications, of this chapter.
- (§ 3, Ord. 84-593, eff. January 3, 1985; § 5 (Exh. A), Ord. 2019-1121, eff. November 14, 2019)

Article 29. Lake Zone (L)

Sec. 9-2.2901. Purpose (L).

The purpose of the Lake Zone (L) is to provide for the utilization and management of water resources.

(§ 3, Ord. 84-593, eff. January 3, 1985)

Sec. 9-2.2902. Uses (L).

- (a) The following uses shall be permitted in the Lake Zone (L):
 - (1) Water impoundment, hydroelectric generation, grazing, timber management, wildlife management, and docks.
- (b) The following uses shall be permitted subject to the issuance of a special use permit:
 - (1) Boat ramps, marinas, and recreation facilities.
- (c) Telecommunications facilities in the Lake Zone (L) shall be as permitted in Section 9-2.4105, Permits Required, of Article 41, Telecommunications, of this chapter, except as exempted under Section 9-2.4106, Exemptions, of Article 41, Telecommunications, of this chapter.

(§ 3, Ord. 84-593, eff. January 3, 1985, as amended by § 22.5, Ord. 86-623, eff. February 6, 1986; § 5 (Exh. A), Ord. 2019-1121, eff. November 14, 2019)

Sec. 9-2.2903. Height (L).

No building in the Lake Zone (L) shall exceed one story, as defined in the Uniform Building Code.

(§ 3, Ord. 84-593, eff. January 3, 1985)

Sec. 9-2.2904. Area and width (L).

- (a) The minimum gross lot area in the Lake Zone (L) shall be five (5) acres.
- (b) The minimum width shall be 250 feet.

(§ 3, Ord. 84-593, eff. January 3, 1985)

Sec. 9-2.2905. Yards (L).

The minimum yard requirements in the Lake Zone (L) shall be as follows, except as modified by Section 9-2.419 of Article 4 of this Chapter (General Requirements: Yards):

- (a) Front yards: None, and
 - (b) Side and rear yards: None
- (§ 3, Ord. 84-593, eff. January 3, 1985, as amended § 1, Ord. 91-762, eff. December 13, 1991; and § 16, Ord. 04-998, eff. Feb. 5, 2004; § 1 (Exh. A), Ord. 2018-1114, eff. November 8, 2018)

Sec. 9-2.2906. Signs (L).

- (a) Signs in the Lake Zone (L) shall be as permitted by Section 9-2.416 of Article 4 of this chapter (General Requirements: Signs).
 - (b) Business signs shall not exceed thirty-two (32) square feet.
- (§ 3, Ord. 84-593, eff. January 3, 1985)