

ORDINANCE NO. 478 N.S.

AN ORDINANCE AMENDING ORDINANCE NO. 405 N.S., CHAPTER 21.16D OF THE ZONING REGULATIONS OF THE CITY OF EL PASO DE ROBLES, STATE OF CALIFORNIA

The City Council of the City of El Paso de Robles, State of California, does hereby ordain as follows:

CHAPTER 21.16D

SECTION I: Senior Housing Units

21.16D.100 Purpose: The purpose of this Ordinance is to provide housing for those senior citizens 60 years or older. The occupancy of the unit shall be limited to persons 60 years or older.

21.16D.120 Applicability: These regulations shall apply to single family residential zones as shown on the Zoning Map of the City of El Paso de Robles as R-1.

21.16D.130 Permit Requirements: A Use Permit shall be obtained prior to the issuance of a building permit.

21.16D.140 Zoning: The unit shall conform to the development standards of the R 1 District, including but not limited to front, rear and sideyard setbacks, height and lot coverage.

21.16D.150 Parking: The additional unit must provide parking as outlined in Section 21.21.050.

21.16D.160 Architectural: The architectural features of this unit shall conform to the neighborhood. The plans shall be submitted to the Architectural Review Committee for their approval.

21.16D.170 Lot Size: The lot upon which the unit is to be created shall meet the minimum lot size for the Zoning District in which it is located.

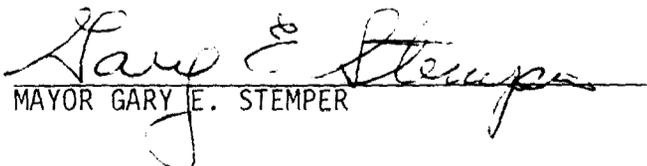
21.16D.180 Limitations:

1. The senior unit will be limited to an area not to exceed 10% of the existing dwelling and must be attached to the existing dwelling.
2. The occupant must be related to the resident of the main dwelling.

SECTION II: These changes to the Zoning Ordinance shall be incorporated into said Ordinance and become a part of said Ordinance.

PASSED AND ADOPTED this 2nd day of August, 1983, by the following roll call vote:

- AYES: Councilmen Monroe, Ovitt, Russell, Thorndyke and Stemper
- NOES: None
- ABSENT: None


 MAYOR GARY E. STEMPER

ATTEST:


 CITY CLERK RICHARD W. DEMING