

ERRATA SHEET

(March 24, 2014)

For the Document and Appendices Titled:

Public Review Draft Zoning Ordinance Update (ZOU) dated October 1, 2012

Chapter.section	Page Number(s) (Track Change Version)	Revision	Reason for Revision
Table of Contents Sections 17.61.080-17.61.110	7	Added “Abandoned”, Strikeout “Status” and replace with “Uses”, Deleted “Burden of Proof”, Added Sections 17.61.090, 17.61.100. Renumbered Section 17.61.110	For internal consistency throughout the Title
Article 1: 17.10.010	2	Track change revisions highlighted in yellow	Minor grammatical edits
Article 1: 17.10.030 (C and D)	4 & 5	Track change revisions highlighted in yellow	Minor grammatical edits
Article 1: 17.10.040 (B and E)	6 & 7	Track change revisions highlighted in yellow	Minor grammatical edits
Article 1: 17.10.050 (B)	8	Added “Zoning Administrator or Planning Commission” to interpretations that may be appealed; also added “Until such time as the interpretations are incorporated into the official text of the Ordinance”	
Article 2: Chapter 17.21 (Heading) 17.21.030	1	Strikeout “Lands”	For internal consistency throughout the Title
Article 2: 17.21.030 (A)	4	After “defined in Article 8” added “(Glossary) unless otherwise defined within Article 4 (Special Use Regulations)”	To be consistent and reference other definitions in Article 4
Article 2: 17.21.040 (A)	6	Added “Article 4” before (Standards for Specific Uses)	To be consistent with other references to this section
Article 2: 17.21.040 (B.4)	7	Added “Except as set forth in”	Minor edit for consistency
Article 2: 17.21.040 (B.10)	7	Added “related”	Minor edit for consistency
Article 2: 17.21.010 (C.3)	10	Added “80” to minimum lot size designator (in acre increments)	Edit for internal consistency
Article 2: Table 17.21.020 Use Type: Agricultural	11	Strikeout “Barn; Stable, private; Storage structure” and replace with “Accessory Structures”; “P” for all zone types; Specific Use Reg. 17.40.030	Edit for internal consistency

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	Article 2: Table 17.21.020 Use Type: Agricultural, Nursery, plants	12	Delete “Restocking; Plant Material” line item	Edit for internal consistency
	Article 2: Table 17.21.020 Use Type: Agricultural	12	Revise “Processing on-site products” to read “Processing of agricultural products”	Edit for internal consistency
	Article 2: Table 17.21.020 Use Type: Agricultural	12	Produce Sales: Sales of produce grown off-site: Permit required revised from “MUP” to “A” for all zone types except TPZ which is “Use not allowed in zone”	Edit for internal consistency
	Article 2: Table 17.21.020 Use Type: Agricultural Support Services	12	Strikeout “Agricultural Processing” and revise “Packing and Storage of on and off-site products” to read “Packing of on-site and off-site agricultural products”	Edit for internal consistency
	Article 2: Table 17.21.020 Use Type: Agricultural Support Services	12	Revise “Domestic Farm Animal Sales” to read “Animal, Domestic Farm: Sales”	Minor grammatical edit
	Article 2: Table 17.21.020 Use Type: Agricultural Support Services	12	Under Farm Machinery & Equipment: Revise “Maintenance, Repair and Sale” to read “Sales and Maintenance”	Minor grammatical edit
	Article 2: Table 17.21.020 Use Type: Agricultural Support Services	12	Nursery, Plant Production Plus: Revise permit required from “CUP” to “A” for zones PA & AG	Edit for internal consistency
	Article 2: Table 17.21.020 Use Type: Residential, Employee Housing	13	Agricultural up to 36 beds or 12 units in compliance with standards: Revise permit required from “A” to “MUP” for all zones except TPZ which is “Use not allowed in zone”	Edit for internal consistency
	Article 2: Table 17.21.020 Use Type: Residential	13	Revise “Hardship Mobile Home” to read “Temporary Mobile Home”	Minor grammatical edit

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	Article 2: Table 17.21.020 Use Type: Commercial, Animal Sales and Service	13	Delete “Animal Supplies” line item	Edit for internal consistency
	Article 2: Table 17.21.020 Use Type: Commercial, Animal Sales and Service	13	Add “Pet Grooming and Pet Stores” with “CUP” permit required for all zones except TPZ which is “Use not allowed in zone”	Edit for internal consistency
	Article 2: Table 17.21.020 Use Type: Commercial, Animal Sales and Service	13	Delete “Veterinary, Large Animal” line item	Edit for internal consistency
	Article 2: Table 17.21.020 Use Type: Commercial	13	Commercial Kitchen: added asterisk “*” next to CUP for zones LA and PA; asterisk is footnote: “Or as permitted in the Winery or Ranch Marketing Ordinance”	Edit for internal consistency
	Article 2: Table 17.21.020 Use Type: Commercial	14	Add “Feed and Farm Supply Store” line item with “CUP” permit required for all zones except TPZ which is “Use not allowed on zone”	Edit for internal consistency
	Article 2: Table 17.21.020 Use Type: Commercial	14	Add “Fuel Sales” line item with “CUP**” permit required for FR and TPZ zones; asterisks ** footnote: “Accessory to Off-highway or off road vehicle recreational uses”	Edit for internal consistency
	Article 2: Table 17.21.020 Use Type: Commercial	14	Lodging Facilities: Revise “Agriculture Lodging” to read “Agricultural Lodging”	Minor grammatical edit
	Article 2: Table 17.21.020 Use Type: Commercial, Nursery, Plants: Commercial Retail	14	Revised permit required from “MUP” to “CUP” for zones PA and AG	Edit for internal consistency

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	Article 2: Table 17.21.020 Use Type: Commercial, Outdoor Retail Sales: Garage Sales	14	Temporary Outdoor: added footnote no. 3 to permit required for LA zone; footnote no. 3: “Subject to issuance of an Administrative Permit, unless otherwise specified in 17.40.220”	Edit for internal consistency
	Article 2: Table 17.21.020 Use Type: Recreation and Open Space	15	Revise “Off-Highway Vehicle Recreation Area” to read “Off-Highway or Off-Road Vehicle Recreation Area”	Minor grammatical edit
	Article 2: Table 17.21.020 Use Type: Recreation and Open Space	15	Revise “Stable, commercial” to read “Stable, Commercial	Minor grammatical edit
	Article 2: Table 17.21.020 Use Type: Civic Uses, Community Services	15	“Intensive” line item moved about “Minor” line item	For internal consistency (alpha order subcategories)
	Article 2: Table 17.21.020 Use Type: Civic Uses, Community Services	15	Minor: added “CUP” permit required for LA, PA and AG zones	For internal consistency (alpha order subcategories)
	Article 2: Table 17.21.020 NOTES:	16	After footnote no. 3: added “*or as permitted in the Winery or Ranch Marketing Ordinance” and “**Accessory to Off-highway or off road vehicle recreational uses”	Edit for internal consistency
	Article 2: 17.21.030	16	In first para., after “Section 17.52.070 (Variance)” added “or standards are modified pursuant to a Development Plan permit in compliance with 17.52.040 (Development Plan Permit):”	Edit for internal consistency
	Article 2: Table 17.22.020 Commercial section	20	Delete “Agricultural Support Services” line item	Edit for internal consistency

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	Article 2: Table 17.22.020 Commercial section	20	Delete “Animal Sales and Service:” above “Grooming and Pet Stores” and revise to read: “Pet Grooming and Pet Stores”	Minor grammatically edits and consistency (alpha order subcategories)
	Article 2: Table 17.22.020 Commercial section	20	Add “Animal Sales and Service:” above “Kennel, commercial” and move line above “Pet Grooming and Pet Stores”	Edit for internal consistency
	Article 2: Table 17.22.020 Commercial section	20	Automotive and Equipment: Add “Shops” after “Repair”	Edit for internal consistency
	Article 2: Table 17.22.020 Commercial section	22	Retail Sales and Service: Strikeout “Permanent” from Outdoor Sales and revise CR permit required from “P” to “CUP”	Edit for internal consistency
	Article 2: Table 17.22.020 Commercial section	23	Winery: Revise “Facility” to “Facilities”	Minor grammatical edit
	Article 2: Table 17.22.020 Industrial section	23	Laundries, Commercial: Revise permit required for CL zone from “P” to “CUP”	Edit for internal consistency
	Article 2: Table 17.22.020 Industrial section	23	Light Manufacturing: Strikeout “from compounded clay” after “Ceramic products”	Minor grammatical edit
	Article 2: Table 17.22.020 Agricultural section	23	Revise “Nursery, wholesale plant” to read “Nursery, commercial retail” and add “P” permit required to CL zone and add “CUP” permit required to CM zone	Edit for internal consistency
	Article 2: Table 17.22.020 Residential section	23	Child Day Care Home, Large family day care home: add “A” permit required to CRU zone	Edit for internal consistency
	Article 2: Table 17.22.020 Residential section	23	Employee Housing, Construction: Revise permit required from “ATUP” to “A” for CG and CRU zones; add “B.5” to Specific Use Reg: 17.40.190	Edit for internal consistency

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	Article 2: Table 17.22.020 Residential section	23	Lodging: Vacation Home Rental: Revise footnote no. from 5 to 6 and revise permit required from “P” to “A” for CL, CM, CC zones	For consistency throughout the chapter
	Article 2: Table 17.22.020 Recreation and Open Space section	24	Parks: Revise permit required from “P” to “A” for all zones except CG	Edit for internal consistency
	Article 2: Table 17.22.020 Recreation and Open Space section	24	Tennis Courts: Add “, Public”	Edit for internal consistency
	Article 2: Table 17.22.020 Civic section	24	Churches and Community Assembly, Indoor: Revise permit required from “P” to “CUP” for CPO zone	Edit for internal consistency
	Article 2: Table 17.22.020 Transportation section	24	Airports, Airstrips and Heliports: Add “CUP” permit required to CRU zone	Edit for internal consistency
	Article 2: Table 17.22.020 Notes	25	Footnote no. 6: Delete “Allowed” and add “As” to read “As an accessory use”	Minor grammatical edit
	Article 2: 17.22.030	25	In first para., after “...Section 17.52.070 (Variance)” add “or standards are modified pursuant to a Development Plan Permit in compliance with 17.52.040 (Development Plan Permit):”	Edit for internal consistency
	Article 2: Table 17.23.020 Industrial section	29	Storage Yard: Equipment and Material Permanent: Revise permit required from “P” to “CUP” for R&D zone	Edit for internal consistency
	Article 2: Table 17.23.020 Industrial section	29	Storage Yard: Equipment and Material Temporary: Revise permit required from “TP” to “TUP” for IL and IH zones	Edit for internal consistency
	Article 2: Table 17.23.020	29	Wholesale Storage and Distribution: Revise permit	Edit for consistency with

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	Industrial section		required from “CUP” to “P” for IH zone	existing uses allowed
	Article 2: Table 17.23.020 Commercial section	29	Delete “Agricultural Support Services” line item and delete “17.04.070” Specific Use Reg.	Edit for internal consistency
	Article 2: Table 17.23.020 Commercial section	29	Automotive and Equipment: Paint and Body Shops, and Repair Shop: Add “CUP” permit required for IH zone	Edit for consistency with existing uses allowed
	Article 2: Table 17.23.020 Commercial section	30	Brewery: Add subcategory “Large Commercial:” with permit required “P” for IL zone and “CUP” for IH and R&D zones	Edit for clarification of different intensity of use.
	Article 2: Table 17.23.020 Commercial section	30	Brewery: Add subcategory Micro Brewery: with permit required “P” for IL zone and “CUP” for IH and R&D zones	Edit for clarification of different intensity of use.
	Article 2: Table 17.23.020 Commercial section	30	Distillery: Add “CUP” permit required for IH & R&D zones	Edit for clarification of different intensity of use.
	Article 2: Table 17.23.020 Commercial section	30	Child Day Care Center: Add “Employer-sponsored” to read “Employer-sponsored Child Day Care Center” and add “.C” after “17.40.110 Specific Use Reg.	Edit for internal consistency
	Article 2: Table 17.23.020 Commercial section	30	Offices: Professional and Medical: Add “P” permit required for IL zone	Edit for consistency with existing uses allowed
	Article 2: Table 17.23.020 Commercial section	30	Recycling Facilities: Revise “CUP” to “P” for IH zone	Edit for consistency with existing uses allowed
	Article 2: Table 17.23.020 Commercial section	30	Trade School, indoor or outdoor: Add “CUP” permit required for R&D zone	Edit for internal consistency
	Article 2: Table 17.23.020 Commercial section	30	Wineries: Delete 17.40.400 Specific Use Reg	Edit for internal consistency
	Article 2: Table 17.23.020 Residential section	31	Employee Housing: Construction: Revise “ATUP” to “A” permit required for IL and IH zones	Edit for internal consistency

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	Article 2: Table 17.23.020 Agricultural section	32	Livestock, High Density: Strikeout “CUP” permit required for IL zone	Edit for internal consistency
	Article 2: Table 17.23.020 Agricultural section	32	Packing: On-site products: Add “P” permit required for IL zone	Edit for internal consistency
	Article 2: Table 17.23.020 NOTES:	32	Note no. 2: After “On-site” add “cafeteria” and delete comma after “use”	Minor grammatical edit
	Article 2: 17.23.030	32	In first para., after “...Section 17.52.070 (Variance) add “or standards are modified pursuant to a Development Plan permit in compliance with 17.52.040 (Development Plan Permit):”	Edit for internal consistency
	Article 2: Table 17.23.030	32	Minimum Lot Size for IL: Strikeout 20,000 and replace with 10,000	Edit for internal consistency
	Article 2: Table 17.23.040 (A)	33	In first sentence, strikeout “site planning and” and in second sentence, add “where applicable” after “...process”	Minor grammatical edit
	Article 2: Table 17.24.020 Residential section	38	Room Rental: One bedroom, only: Add “P” permit required to RM zone	Edit for internal consistency
	Article 2: Table 17.24.020 Agricultural section	39	Animal Raising and Keeping: Add “.1” after “See Table in 17.40.080	Minor grammatical edit
	Article 2: Table 17.24.020 Agricultural section	39	Accessory Structures: Add “P” permit required for R1, R20K zone	Edit for internal consistency
	Article 2: Table 17.24.020 Agricultural section	39	Crop Production: Add “P” permit required for R1A and R2A zones	Edit for internal consistency
	Article 2: Table 17.24.020 Agricultural section	39	Grazing: Add “P” permit required for R1A and R2A zones	Edit for internal consistency
	Article 2: Table 17.24.020	39	Processing on-site products: Revise to read “Processing	Edit for internal consistency

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Agricultural section		of Agricultural Products, Commercial” and add “CUP” permit required for R1A and R2A zones	
Article 2: Table 17.24.020 Commercial section	39	Add “Stables; Commercial” with “CUP” permit required for RE zone and 17.40.210 Specific Use Reg.	Edit for internal consistency
Article 2: Table 17.24.020 Commercial section	40	Wineries: Add asterisks ** to “CUP” for RE zone; Footnote: “**Or as otherwise permitted under the Winery Ordinance 17.40.400.”	Edit for internal consistency
Article 2: Table 17.24.020 Recreation and Open Space section	40	Add: “Off-highway or Off-road Vehicle Area with “A” permit required for RE zone	Edit for internal consistency
Article 2: Table 17.24.020 Recreation and Open Space section	40	Picnic Area: Strikeout “A/CUP” and replace with “P” for all zones in table	Edit for internal consistency
Article 2: 17.24.030	41	In first para., after “...Section 17.52.070 (Variance) add “or standards are modified pursuant to a Development Plan permit in compliance with 17.52.040 (Development Plan Permit):”	Edit for internal consistency
Article 2: Table 17.24.030	41	Column Header “RM”: add footnote no“3”	Edit for internal consistency
Article 2: Table 17.24.030	41	Minimum Lot Size for Interior Lot: Add “6,000 or”	Edit for internal consistency
Article 2: Table 17.24.030	41	Secondary Front: Under “RM” strikeout “15” and replace with “10”	Edit for internal consistency
Article 2: Table 17.24.030	41	Side: Add asterisk * - see Footnotes for * description	Edit for internal consistency
Article 2: Table 17.24.030	41	Rear: Under RM column, strikeout “15” and replace with “10”	Edit for internal consistency
Article 2: Table 17.25.020	46	Golf Course: Under RFL column, strikeout footnote on	Edit for internal consistency

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	Recreational and Open Space section		“CUP”	
	Article 2: Table 17.25.020 Recreational and Open Space section	46	Private Recreation Area: revise footnote from “2” to “1” on “P” permit required for RFL and RFH zones	Edit for internal consistency
	Article 2: Table 17.25.020 Commercial Recreation section	47	Add: “Off Highway or Off Road Recreation Area” with “CUP” permit required for RFL and RFH zones, and add 17.40.210.E under Specific Use Reg.	Edit for internal consistency
	Article 2: Table 17.25.020 Commercial section	47	Contractor’s Office: Strikeout “On site” and revise permit required from “A” to “TUP” for RFL and RFH zones	Edit for internal consistency
	Article 2: Table 17.25.020 Commercial section	47	Contractor’s Office: Strikeout “On site” and revise permit required from “A” to “TUP” for RFL and RFH zones	Edit for internal consistency
	Article 2: Table 17.25.020 Commercial section	47	Strikeout “Retail Sales”	Edit for internal consistency
	Article 2: Table 17.25.020 Commercial section	47	Lodging Facilities: Strikeout “Dude” and replace with “Guest”	Edit for internal consistency
	Article 2: Table 17.25.020 Commercial section	47	Food, Beverage & General Merchandise Sales: Revise permit required from MUP/TUP to CUP for RFL zone and revise P/TUP to CUP for RFH zone	Edit for internal consistency
	Article 2: Table 17.25.020 Notes:	48	Footnote no. 2: Strikeout “motorized” and replace with “Off highway or off road”	Edit for internal consistency
	Article 2: 17.27.030	63-67	Avalanche Hazard (-AV) Combined Zone) Strikeout complete section; Section reserved (to be added at a later date)	Board direction to defer section.

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Article 2: 17.27.050 (B)	69	Applicability: Revise “No area shall be designated with the –DC Combining Zone, until such time as design guidelines and standards shall be have been adopted by the Board” to read “Prior to the application of the –DC Combining Zone, design standards shall be adopted by the Board.”	Minor grammatical edit
Article 2: 17.27.050 (E.2)	71	In first sentence added “use permit” to read “The following minor use permit applications are...”	Minor grammatical edit
Article 2: 17.27.050 (F)	71	Section header, added “Guidelines” to read “Establishment of Community Design Review Areas; Guidelines and Standards.”	Minor grammatical edit
Article 2: 17.27.050 (F.1.a)	71	Strikeout “restrictions” and replace with “guidelines”	Minor grammatical edit
Article 2: 17.27.050 (F.3.e)	72	Strikeout “their” and replace with “its”	Minor grammatical edit
Article 2: 17.28.050 (B.3)	84	Strikeout “and” in third sentence	Minor grammatical edit
Article 3: 17.30.020 (B.1)	5	Strikeout “frontage” and replace with “width” in two places	Minor grammatical edit
Article 3: 17.30.030	7	In first para, after “...Section 17.52.070, add “or standards are modified pursuant to a Development Plan permit in compliance with 17.52.040 (Development Plan Permit).”	Edit for internal consistency
Article 3: 17.30.030 (A.1)	7	In last sentence, strikeout “at” and replace with “from”	Minor grammatical edit
Article 3: 17.30.030 (A.4)	9	Strikeout section “c. (Side and Rear Yards)”	Minor grammatical edit
Article 3: 17.30.030 (C.1.b)	11	Strikeout section “b”	Edit for internal consistency
Article 3: 17.30.030 (C.3.d)	12	Strikeout “projected roof area” and replace with “floor space”	Edit for internal consistency

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Article 3: Table 17.35.030.1 Schedule of Off-Street Vehicle Parking Requirements	96	Mixed Use: Strikeout all Use Types; Strikeout all Parking Space Requirements and replace with “See Section 17.40.180.C.6”	Edit for internal consistency
Article 3: 17.37.020 (C)	126	After “...valves” add “properly operated and in good working order.”	Edit for internal consistency
Article 3: 17.37.020 (G)	127	Strikeout out “Bells, chimes, carillons, and similar devices being used for religious purposes or in conjunction with religious services, or for organized public celebrations of public holidays or other publicly celebrated occasions” and replace with “Noise sources associated with religious gatherings, public holidays, or other commonly celebrated occasions.”	Minor grammatical edit
Article 3: 17.37.020 (I)	127	Add Section I: “Construction (e.g., construction, alteration or repair activities) during daylight hours provided that all construction equipment shall be fitted with factory installed muffling devices and maintained in good working order.”	Edit for internal consistency
Article 3: 17.37.020 (J)	127	Add Section J: “Normal collection of household garbage, yard waste and recyclables.”	Edit for internal consistency
Article 3: 17.37.020 (K)	127	Add Section K: “Cutting of firewood for non-commercial personal use.”	Edit for internal consistency
Article 3: 17.37.040 Definitions	128	Maximum Sound Level: Add “instantaneous” before “noise” and add “Non-Transportation Noise Source” means industrial operations, commercial land uses, outdoor recreation activities and facilities, HVAC units, schools, hospitals, and other outdoor land use.”	Minor edit for clarification

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	Article 3: 17.37.040 Definitions	128	Sound Level Meter: Add “Transportation Noise Source” means traffic on public or private (non-county maintained) roadways, railroad line operations, and aircraft in flight.”	Minor edit for clarification
	Article 3: 17.37.060.A	129	Noise Standards: Strikeout “be subject to the noise” and replace with “not exceed”	Minor grammatical edit
	Article 3: 17.37.060 (A.1)	129	Strikeout “five” and replace with “5”	Minor grammatical edit
	Article 3: 17.37.060 (B)	130	Strikeout “Be subject to the” and replace with “not exceed”	Minor grammatical edit
	Article 1: 17.10.030 (C and D)	4 & 5	Track change revisions highlighted in yellow	Edit for internal consistency
	Article 1: 17.10.050 (B)	8	Added language “Zoning Administrator or Planning Commission” to interpretations that may be appealed; also added “Until such time as the interpretations are incorporated into the official text of the Ordinance”	Edit for internal consistency
	Article 2: Chapter 17.21 (Heading) 17.21.030	1	Strikeout “Lands”	Edit for internal consistency
	Article 2: 17.21.030 (A)	4	Added “(Glossary) unless otherwise defined within Article 4 (Special Use Regulations)” after “defined in Article 8”	Edit for internal consistency
	Article 2: Table 17.21.020 Use Type: Agricultural	11	Strikeout “Barn; Stable, private; Storage structure” and replace with “Accessory Structures”; “P” for all zone types; Specific Use Reg. 17.40.030	Edit for internal consistency
	Article 4: 17.40.030.C.2	2	Added “R20K”	Edit for internal consistency
	Article 4: 17.40.030.C.2	2	Deleted “on agriculturally zoned property” after	Edit for internal consistency

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		“allowed as a primary use”	
Article 4: 17.40.040.F	4	Added “County Code Title 5”	Edit for internal consistency
Article 4: 17.40.040.F	4	Deleted “of the County Code respectively” after “Subsections 5.34.020.H and I”	Edit for internal consistency
Article 4: 17.40.060.B.1	5	Deleted “and” after 17.21.010.C(.1)	Minor grammatical edit
Article 4: 17.40.060.B.1	5	Added “.2 and .3” after 17.21.010.C(.1)	Minor grammatical edit
Article 4: 17.40.060.C.2	6	Added “and Structures” after “Use”	Edit for internal consistency
Article 4: 17.40.060.C.3(c)	6	Deleted “Agricultural Commissioner or” after “as determined by the”	Edit for internal consistency
Article 4: 17.40.060.D.1	7	Deleted “recorded”, replaced with “submitted”	Minor grammatical edit
Article 4: 17.40.060.D.2	7	Deleted “The Notice shall include the notarized written authorization of all record of interest holders, owners of record”, Added “A Notice of Non-Renewal, initiated by the County shall be submitted to the property owner at least 60 days prior to the annual contract renewal date.”	Edit for internal consistency
Article 4: 17.40.060.D.5	7	Deleted “An application for partition or partial roll out will be processed in the same manner as a request creating a new Williamson Act Contract”. Added “When the Notice is for a partition or partial roll out, the remaining parcels under contract will be required to meet the minimum Williamson Act Contract criteria specified by the County. The Ag Commission shall be required to make a recommendation, to the	Edit for internal consistency

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			Board, on the viability of the remaining parcels within the Williamson Act Contract (WAC). If the remaining parcels meet the minimum criteria for a WAC, the existing contract shall be amended to reflect the changes to the parcel descriptions or boundary lines.”	
	Article 4: 17.40.060.D.6	7	Added “complete Non-Renewal” and parenthesis before and after “total roll out of a contract”	Minor grammatical edit
	Article 4: 17.40.060.D.7	7	Deleted Section “17.40.060.D.8” and Renumbered as Section “17.40.060.D.7” with the additional language: “When the Notice concerns a partial roll out of a contract, the Agricultural Commission shall submit a report to the Board giving an evaluation of the potential impacts resulting from the Notice, with a recommendation as to whether the remaining portion of the agricultural preserve still meets the minimum criteria.”	Edit for internal consistency
	Article 4: 17.40.060.D.7	7	Deleted “either” after “a Notice of Non-Renewal for the entire contract”	Minor grammatical edit
	Article 4: 17.40.060.F	8	Deleted “by making” Added “so that the Board may make”	Minor grammatical edit

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	Article 4: 17.40.070.A	9	Deleted Section 17.40.070.B “Review by Agricultural Commission Required. An application for a Conditional Use Permit to construct or operate a commercial operation on agricultural or resource zoned land as an agricultural support service shall be considered by the Agricultural Commission prior to a hearing before the review authority.”, Renumbered new Section 17.40.070.B.	Edit for internal consistency
	Article 4: 17.40.070.C	9	Added new Section 17.40.070.C as follows: “Uses Allowed By Right. Uses are allowed in the zone as reflected in the matrix in Table 17.21.020 for Agricultural, Rural and Resource Zones.”	Edit for internal consistency
	Article 4: 17.40.070.D	9	Added new Section 17.40.070.D as follows: “Uses Requiring an Administrative Permit. Uses allowed by Administrative Permit in compliance with Section 17.52.010: 1. Shall have direct access to a County-maintained roadway or State Highway; 2. Shall have no impact to traffic, noise or neighboring parcels.”	Edit for internal consistency

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	Chapter.section	Page Number(s) (Track Change Version)	Revision	Reason for Revision
	Article 4: 17.40.070.E	9-10	Added new Section 17.40.070.E as follows: “Uses Requiring a Minor Use Permit. Uses allowed by a Minor Use Permit in compliance with Section 17.52.020: 1.Shall have no direct access to a County-maintained roadway or State Highway; 2. Shall have a less than significant impact to traffic, noise and neighboring parcels; 3. Review by the Agricultural Commissioner. Where an application for a Minor Use Permit is required to construct or operate a commercial operation on agricultural or resource zoned land as an agricultural support service, the use shall be considered by the Agricultural Commissioner prior to a hearing before the review authority.”	Edit for internal consistency
	Article 4: 17.40.070.E.3	10	Deleted semicolon after “authority”	Minor grammatical edit

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Chapter.section	Page Number(s) (Track Change Version)	Revision	Reason for Revision
Article 4: 17.40.070.F	10	Added new Section 17.40.070.F as follows: “Uses Requiring a Conditional Use Permit. Uses allowed with a Conditional Use Permit in compliance with Section 17.52.0202: 1. May have significant impacts to traffic, noise, neighboring parcels and may result in a loss of productive agricultural land. 2. Review by Agricultural Commission Required. Where an application for a Conditional Use Permit is required to construct or operate a commercial operation on agricultural or resource zoned land as an agricultural support service, the use shall be considered by the Agricultural Commission prior to a hearing before the review authority.	Edit for internal consistency
Article 4: 17.40.080.A	10	Added “Domestic Farm Animals”, “personal use” and “(where allowed)”	Edit for internal consistency
Article 4: 17.40.080.A.4.(b)	11	Added language “Animal Husbandry Projects shall be exempt from the requirements of Subsection C. below, provided the applicable animal husbandry project protocols are followed, and” after “Educational Projects”	Edit for internal consistency
Article 4: 17.40.080.A.4.(d)	11	Strikeout “. for a continuous period of five years or more.” after “occupant removes them.”	Edit for internal consistency
Article 4: 17.40.080.B	11	Added “Applicable to 17.40.080” after “Definitions”	Edit for internal consistency
Article 4: 17.40.080.C.1	12	Strikeout “may be”, added “are”	Minor grammatical edit

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Chapter.section	Page Number(s) (Track Change Version)	Revision	Reason for Revision
Article 4: 17.40.080.C.1	12	Added “County Code Title 6, Chapter 6.48” after “Commissioner and”	Minor grammatical edit
Article 4: 17.40.080.C.2	12	Added “are”. Strikeout “may be” after “small animal keeping”	Minor grammatical edit
Article 4: 17.40.080.C.2	12	Added “in Section E and subject to Section G below and the following:” after “Operation and Maintenance standards”	Edit for internal consistency
Article 4: 17.40.080.C.2(a)	12	Strikeout “and” after “Poultry”, added “and rabbits” after “fowl”	Edit for internal consistency
Article 4: 17.40.080.C.3	12	Added “are”, “and under same ownership”, “for use by the animal(s)” and “building”	Edit for internal consistency
Article 4: 17.40.080.D.1	12	Added “. Standards for Commercial Stables can be found in 17.40.210.C, and are defined in Article 8 (Stables;Commercial).” and “Equine”	Edit for internal consistency
Article 4: 17.40.080.D.2	12	Added “stables”	Edit for internal consistency
Article 4: 17.40.080.D.2(a)	13	Added “as provided in 17.40.160.”	Edit for internal consistency
Article 4: 17.40.080.D.2.(b)	13	Strikeout “b. If boarded horses are kept, fed, and/or cared for in any type of animal enclosure, or in any way other than equine pasture boarding, the facility is considered to be a boarding stable and is an equestrian facility within the meaning of this subsection.”	Edit for internal consistency
Article 4: 17.40.080.E.2	13	Strikeout “significant”, “to”, “may be”. Added “such soil erosion”	Minor grammatical error
Article 4: 17.40.080.G	13	Strikeout “or Minor Use Permits Required” and “Use”. Added “Administrative”	Edit for internal consistency

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	Article 4: 17.40.100.B	14	Added “Temporary”, deleted “Unauthorized” and “Prohibited”	Edit for internal consistency
	Article 4: 17.40.100.D.10(a)	16	Strikeout “and be used for minor recreational purposes.”	Edit for internal consistency
	Article 4: 17.40.110.A	16	Added “6” to “Safety Code Section 1596.70”	Edit for internal consistency
	Article 4: 17.40.120.B.2	18	Added “where” and “E”, deleted “on a lot”	Edit for internal consistency
	Article 4: 17.40.120.B.4	19	Deleted “C”, replaced with “B” after “provided under Paragraph”	Edit for internal consistency
	Article 4: 17.40.120.C.2	19	Added “as specified in Table 17.21.020” after “. . . individual households shall be allowed”. Deleted “in agricultural or rural lands zones” after “as specified in Table 17.21.020”, deleted “F” and replaced with “E”	Edit for internal consistency
	Article 4: 17.40.120.E	19	Deleted “C through E” after “under Subsections”, replaced with “B and D above”. Deleted “agricultural employee” after “commercial caretaker”. Added “Agricultural employee housing referenced in C.2 above, shall be subject to the following standards under a Minor Use Permit in compliance with Section 17.52.020.” after “compliance with Section 17.52.010”.	Edit for internal consistency
	Article 4: 17.40.120.E.2(a)	20	Added “or a contiguous lot under common ownership” after “. . .located on the same lot”	Edit for internal consistency
	Article 4: 17.40.130.B	21	Deleted “Wireless”. Added uppercase “C” and “F” to “communication facilities”. Deleted “in all zones” after “shall be allowed”	Edit for internal consistency
	Article 4: 17.40.130.B.2	21	Added “subject to the requirements below” after “. . .compliance with Section 17.52.010”	Edit for internal consistency
	Article 4: 17.40.130.H.2	25	Added “and homeowners associations that are adjacent	Edit for internal consistency

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			to the property” after “...”govern the property”	
	Article 4: 17.40.160.A	25	Deleted “employers to offer” after “...”in order to encourage”	Edit for internal consistency
	Article 4: 17.40.160.C	26	Added “and Title 5 (County Business License Ordinance)” after “...with the following standards”	Edit for internal consistency
	Article 4: 17.40.160.C.3	27	Deleted “as follows” and added “and” after “...subject to Paragraph 5”	Minor grammatical edits
	Article 4: 17.40.160.C.8(c)	27	Added language “On lots larger than or equal to one acre but less than five acres”. Deleted “but larger than one acre”	Edit for internal consistency
	Article 4: 17.40.160.C.11	28	Added “under same ownership” after “The total acreage of contiguous lots”	Edit for internal consistency
	Article 4: 17.40.160.C.13	28	Deleted “1” and replaced with “2”	Minor grammatical edits
	Article 4: 17.40.160.D	28	Deleted “1” and replaced with “2”, deleted “2” and replaced with “3”	Minor grammatical edits
	Article 4: 17.40.160.D.4(b)	29	Deleted the “2” in “1,200” and replaced with “6”	Edit for internal consistency
	Article 4: 17.40.160.F	29	Added “as” before the text “indicated below”. Added “as specified in Table 17.40.160.1:” after “subject to a Use Permit”	Edit for internal consistency
	Article 4: 17.40.160.F.2	30	Deleted “The” before “storage of motor vehicles”. Added upper-case “S” to “storage”. Deleted “and Paragraph C.7, above” after “Storage Accessory to a Residential Use”	Edit for internal consistency
	Article 4: 17.40.160.F.6	30	Added “(See Services, Personal)”	Edit for internal consistency
	Article 4: 17.40.160.G	30	Added “C1-C11” after “exceeds the standards under Subsections”	Edit for internal consistency

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	Article 4: 17.40.170.B.1	31	Added “on” after “...General Plan land use maps”. Deleted the “er” after “Agricultural Commissioner”	Edit for internal consistency
	Article 4: 17.40.170.B.6	31	Deleted “With the exception of Agricultural” and added upper-case “L” in “Lodging”	Edit for internal consistency
	Article 4: 7.40.180.B.6	35	Added new Section 17.40.180.B.6: “Mixed use development may include live/work units. A live/work unit is defined as a single unit consisting of both a commercial office and a residence that is occupied by the same resident. The live/work unit shall be the primary dwelling of the occupant.”	Edit for internal consistency
	Article 4: 7.40.180.C.2	36	Deleted “16” in “dwelling units per acre in Community Regions”, and replaced with “20 “ in “dwelling units per acre in Community Regions”. Deleted “four” in “dwelling units per acre in Rural Centers or developments without a public sewer connection” and replaced with “10” in “dwelling units per acre in Rural Centers or developments without a public sewer connection.”	Edit for internal consistency

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	Chapter.section	Page Number(s) (Track Change Version)	Revision	Reason for Revision												
	Article 4: 17.40.180.C.5	36	<p>Added new Section 17.40.180.C.5: “Setbacks: Notwithstanding sections 17.22.030 and 17.24.030, front setbacks for mixed use development project shall be as follows:”.</p> <p>Added new table after above section:</p> <table border="1" style="margin-left: auto; margin-right: auto; border-collapse: collapse;"> <thead> <tr> <th style="text-align: left;"><u>Street Classification</u></th> <th style="text-align: center;"><u>Minimum (in feet)</u></th> <th style="text-align: center;"><u>Maximum (in feet)</u></th> </tr> </thead> <tbody> <tr> <td><u>Major 2-lane Road – Community Region</u></td> <td style="text-align: center;"><u>0</u></td> <td style="text-align: center;"><u>10</u></td> </tr> <tr> <td><u>Major 2-lane Road – Rural Center and Rural Region</u></td> <td style="text-align: center;"><u>0</u></td> <td style="text-align: center;"><u>5</u></td> </tr> <tr> <td><u>Local Road</u></td> <td style="text-align: center;"><u>0</u></td> <td style="text-align: center;"><u>5</u></td> </tr> </tbody> </table> <p>Added the language “Mixed use buildings shall have no minimum side and rear setbacks if the building has a fireproof wall with no openings that meets all building and fire code requirements. Otherwise, side and rear setbacks shall be a minimum of 5 feet.” after above table.</p>	<u>Street Classification</u>	<u>Minimum (in feet)</u>	<u>Maximum (in feet)</u>	<u>Major 2-lane Road – Community Region</u>	<u>0</u>	<u>10</u>	<u>Major 2-lane Road – Rural Center and Rural Region</u>	<u>0</u>	<u>5</u>	<u>Local Road</u>	<u>0</u>	<u>5</u>	Edit for internal consistency
<u>Street Classification</u>	<u>Minimum (in feet)</u>	<u>Maximum (in feet)</u>														
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<u>Local Road</u>	<u>0</u>	<u>5</u>														
	Article 4: 17.40.180.C.5	36	Deleted “Minimum front yard setbacks may be to property lines that adjoin adjacent to the back of sidewalks or other publicly accessible area” after “...side and rear setbacks shall be a minimum of 5 feet.”	Edit for internal consistency												
	Article 4: 17.40.180.C.6	36	Added the language “Notwithstanding the requirements	Edit for internal consistency												

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			of Chapter 17.35 (Parking and Loading), parking shall be required as follows:" after " ...Chapter 17.33 (Landscaping Standards)."															
	Article 4: 17.40.180.C.6	36	<p>Added below table after "...parking shall be required as follows:"</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="width: 50%;"><u>Use type</u></th> <th style="width: 50%;"><u>Minimum standard</u></th> </tr> </thead> <tbody> <tr> <td><u>Accessory dwelling unit</u></td> <td><u>none</u></td> </tr> <tr> <td><u>Commercial use</u></td> <td><u>1 space/400 square feet</u> <u>3 bicycle parking spaces per 2,000 square feet of building space</u></td> </tr> <tr> <td><u>Civic use</u></td> <td><u>1 space/400 square feet</u></td> </tr> <tr> <td><u>Industrial use (limited to commercial zone provisions)</u></td> <td><u>1 space/500 square feet</u> <u>3 bicycle parking spaces per 2,000 square feet of building space</u></td> </tr> <tr> <td><u>Residential use</u></td> <td><u>1 space/dwelling unit</u></td> </tr> <tr> <td><u>Live/work</u></td> <td><u>1 space/dwelling unit, plus the lesser of 1 space/400 SF or 1 space for each non-resident employee</u></td> </tr> </tbody> </table>	<u>Use type</u>	<u>Minimum standard</u>	<u>Accessory dwelling unit</u>	<u>none</u>	<u>Commercial use</u>	<u>1 space/400 square feet</u> <u>3 bicycle parking spaces per 2,000 square feet of building space</u>	<u>Civic use</u>	<u>1 space/400 square feet</u>	<u>Industrial use (limited to commercial zone provisions)</u>	<u>1 space/500 square feet</u> <u>3 bicycle parking spaces per 2,000 square feet of building space</u>	<u>Residential use</u>	<u>1 space/dwelling unit</u>	<u>Live/work</u>	<u>1 space/dwelling unit, plus the lesser of 1 space/400 SF or 1 space for each non-resident employee</u>	Edit for internal consistency
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<u>Accessory dwelling unit</u>	<u>none</u>																	
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	Article 4: 17.40.180.C.6 (a)	36-37	<p>Added the following subsection after the above table: “a) On-street parking spaces located within 400 feet of the project may be credited to meet up to 50 percent of the minimum required off-street parking spaces. On-street parking allowed by this provision shall not be counted toward the maximum amount of parking allowed.</p> <p>b) The Director may reduce the minimum off street parking requirements by up to 100 percent for mixed-use projects meeting at least one of the following requirements:</p> <p>i. The project is sited within one-quarter mile of a public or private parking lot that can accommodate the off-street requirements.</p> <p>ii. The project developer or owner contributes into a “public parking lot development fund” based upon the number of required off-street parking spaces.”</p>	Edit for internal consistency
	Article 4: 17.40.190.B.3	38	Deleted “In addition to the primary dwelling” at the beginning of the statement “One temporary mobile home may be allowed...” Added language “only when there is an existing primary dwelling and the temporary mobile home is” after “Section 17.52.050 (Temporary Mobile Home Permit)”	Edit for internal consistency
	Article 4: 17.40.210.C	39	Added language “or weekly” after “Stables that provide horses for hire at an hourly, daily”	Edit for internal consistency

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Article 4: 17.40.210.E	40	Added language “Off-highway or Off-road Vehicle area” before “Uses within this Subsection...” Deleted the word “Use” between the words “Vehicle and area”	Edit for internal consistency
Article 4: 17.40.210.E.1	40	Revised language “The recreational use of off-road vehicles that are owned and operated by the residents of said property only, is allowed for on-site use subject to the following provisions:” to “Where allowed in the use matrices for the zones, the noncommercial on-site use of recreational off-road vehicles shall be subject to the following provisions:”	Edit for internal consistency
Article 4: 17.40.210.E.2	41	Added language “commercial or” after “Where allowed in the use matrices for the zones, any”	Edit for internal consistency
Article 4: 17.40.210.G.1	41	Replaced language “Paragraph D” with “Paragraph F”	Edit for internal consistency
Article 4: 17.40.210.G.1(a) and (b)	41	Renumbered subparagraphs “1” and “2” to “a” and “b”	Minor grammatical edits
Article 4: 17.40.220.B.3	42	Deleted “and” after “landscaping, lighting”. Added language “and noise” after “landscaping, lighting signs”. Added “and 17.37,” after “(Chapters 17.33, 17.34, 17.36,”	Minor grammatical edits
Article 4: 17.40.220.C	42	Added “are” after “...mobile food vendors”	Minor grammatical edits
Article 4: 17.40.220.D	43	Revised “Farmer’s Markets” to “Certified <u>F</u> armer’s <u>M</u> arkets” (first two places where it occurs).	Edit for internal consistency
Article 4: 17.40.220.D	43	Added language “and shall register with the Department of Agriculture, Weights and Measures. Certified Farmer’s Markets are exempt from Subsection C.6 (Duration)” after “...Food and Agriculture Code”	Edit for internal consistency

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Article 4: 17.40.220.E.3	43	Added language “Each garage sale may be allowed for up to 3 days and shall not exceed a total of 12 days per calendar year at the same address.” after “Single-unit residential dwellings shall be allowed a maximum of four garage sales per calendar year at the same address.”	Edit for internal consistency
Article 4: 17.40.220.G	44	Deleted “does” after “provided that such site”	Minor grammatical edits
Article 4: 17.40.260.C	48	Deleted language “Dining Facility” shall mean a food-serving facility with indoor seating that serves prepared food.” after the definition for “Christmas Tree Season”	Minor grammatical edits
Article 4: 17.40.260.C	48	Revised language in definition of “Food Stand” from “products not grown on site or off and for which indoor seating is not provided” to “products grown on site or off site and for which indoor seating is not provided”	Edit for internal consistency
Article 4: 17.40.260.D.1	49	Replaced “byproducts” with “value-added” after “agricultural products grown on-site and/or”	Edit for internal consistency
Article 4: 17.40.260.D.1(a)	49	Added “1.c” after “Paragraph F”. Replaced “byproducts” with “value-added” after “sale of off-site produce or”	Edit for internal consistency
Article 4: 17.40.260.D.1(b)	49	Added “1.e” after “Paragraph F”	Edit for internal consistency
Article 4: 17.40.260.E.2	50	Added “F.2.b, F.3.f, H.2.a, and H.3.e” after “except as provided in Paragraphs”	Edit for internal consistency
Article 4: Table 17.40.206.2		Made various modifications to Table 17.40.260.2 (Ranch Marketing Uses for Crop Production)	Edit for internal consistency
Article 4: 17.40.260.F.1(f)	53	Added “Agricultural” before “Museum”	Edit for internal consistency
Article 4: 17.40.260.F.2(c)	53	Added “year around” after “...shall be allowed”	Edit for internal consistency
Article 4: 17.40.260.F.3	53	Added the following language after “Dining facility”:	Edit for internal consistency

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			<p>“to the following standards;</p> <p>i. Dining facilities and any other sale of food products shall comply with the California Health and Safety Code, subject to approval from all applicable agencies including, but not limited to Environmental Management, California Department of Public Health, and California Department of Food and Agriculture.</p> <p>ii. A commercial kitchen established for a bake shop, food stand or dining facility can be used off-season to make value-added products from cold storage produce. The on- or off-site sale of said value added products is not limited to its harvest season.”</p>	
	Article 4: 17.40.260.G	54	Added “of Subsection A:” after “...minimum acreage and planting standards”	Edit for internal consistency
	Article 4: Table 17.40.260.3		Made various modifications to Table 17.40.260.3 (Ranch Marketing Uses for Agricultural Grazing Lands)	Edit for internal consistency
	Article 4: 17.40.260.F.1	51	Deleted language “Allowed by Right”. Revised language to read “Ranch Marketing Uses”.	Edit for internal consistency
	Article 4: 17.40.260.F.1.(f)	53	Added “Agricultural” before “Museum”	Edit for internal consistency
	Article 4: 17.40.260.F.2(c)	53	Added “year around” after text “shall be allowed...”	Edit for internal consistency
	Article 4: 17.40.260.F.3(c)	53	Added the following language after “Dining facility”: “c. Dining facility to the following standards; i. Dining facilities and any other sale of food products shall comply with the California Health and Safety Code, subject to approval from all applicable agencies including, but not limited to Environmental	Edit for internal consistency

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		Management, California Department of Public Health, and California Department of Food and Agriculture. ii. A commercial kitchen established for a bake shop, food stand or dining facility can be used off-season to make value-added products from cold storage produce. The on- or off-site sale of said value added products is not limited to its harvest season.”	
Article 4: 17.40.260.G	54	Added “of Subsection A:” after “...on sites that meet the minimum acreage and planting standards”	Edit for internal consistency
Article 4: Table 17.40.260.3	55	Made various modifications to Table 17.40.260.3 (Ranch Marketing Uses for Agricultural Grazing Lands)	Edit for internal consistency
Article 4: 17.40.260.H.1(c)	56	Added “Accessory Uses” after “Marketing Activities and”	Edit for internal consistency
Article 4: 17.40.300.B	61	Added language “, except as required by section 17.40.060.C.3 (Preserve Standards; Residential Development),” after “...a secondary dwelling is allowed by right”	Edit for internal consistency
Article 4: 17.40.310.B.2	63	Added heading number “3.” to paragraph beginning with “Solar paneled structures” Indented and renumbered existing paragraph “3” beginning with “Solar collection systems...” to paragraph “4.”.	Minor grammatical edits
Article 4: 17.40.310.B.4	63	Added “also” after text “power for sale to a public utility, even if”. Deleted “the” after text “generating power for”.	Minor grammatical edits
Article 4: 17.40.380.A.1	68	Added “or” after text “...registered to an occupant of the lot”	Minor grammatical edits

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Article 4: 17.40.380.A.2	69	Added “Vehicle maintenance, repair,” before “retail sale or storage...”: Added “,and” after “(Home Occupations)”	Edit for internal consistency
Article 4: 17.40.400.D	75	Deleted language “,those uses identified as ‘by right’” after “Uses allowed under Table 17.40.400.1”. Deleted language “All ‘by right’” after “...this Title and the County Code.”. Added “Allowed” after “...this Title and the County Code”.	Edit for internal consistency
Article 4: Table 17.40.400.1	76	Made various modifications to permit requirements to Table 17.40.400.1 (Table of Allowed [Winery] Uses) , shown below in underline and strikeout (see next page):	Edit for internal consistency
Article 5: 17.40.400.G.1	79	Added “exist or” after “Should the minimum acreage of wine grapes cease to exist”	Minor grammatical edits
Article 5: 17.52.080 (Table of Contents)	1	Deleted “Reserved” after “Reasonable Accommodation”	Minor grammatical edits
Article 5: Table 17.50.030.A (Footnote 2)	4	Added “Permits” after “...such as for Conditional Use”	Minor grammatical edits
Article 5: Table 17.50.030.A (Footnote 4)	4	Added Footnote 4 after Table 17.50.030.A: “Administrative relief and waivers of agricultural setbacks beyond the scope of the Director’s authority are referred to the Ag Commission for consideration and approval. The Ag Commission decision may be appealed to the Board of Supervisors.”	Edit for internal consistency
Article 5: 17.51.070.B	10	Strikeout “36” after “automatic approval has taken place within” , replace with “24”	Edit for internal consistency
Article 5: 17.52.020 (Section	12	Deleted language “Conditional and” from (heading)	Edit for internal consistency

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	heading)		17.52.020, replaced with “Minor Use Permits”	
	Article 5: 17.52.021 (Section heading)	12	Added (heading) “17.52.021 Conditional Use Permits”	Edit for internal consistency
	Article 5: 17.52.010	12	Deleted language “A. Applicability” from first paragraph.	Edit for internal consistency
	Article 5: 17.52.010	12	Added language “or waiver” after “...administrative relief”	Edit for internal consistency
	Article 5: 17.52.010.A	12	Added new heading “A. Administrative Permit” after “The issuance of an Administrative Permit shall be a ministerial project pursuant to CEQA.”	Edit for internal consistency
	Article 5: 17.52.010.A.1	12	Deleted “,” and inserted “and” between “Authority and Procedure”. Deleted “, and CEQA” after “Procedure”. Added language “except where Specific Use Regulations in Article 4 provide for public notice.” after “...without public notice,” Moved language “The issuance of an Administrative Permit shall be a ministerial project pursuant to CEQA.” From original location after “...provide for public notice.” to new location after “...compliance with Chapter 17.61” Deleted language “except as provided under Subsection D, below.” after “except where Specific Use Regulations in Article 4 provide for public notice.”	Edit for internal consistency
	Article 5: 17.52.010.A.2	12	Deleted “Findings” and replaced with “Standards”. Deleted “When issuing a” in front of “An Administrative Permit...” Added language “Permit shall comply with the following standards:” after “An	Edit for internal consistency

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			Administrative Permit”. Strikeout “the Director must find that:” after “the following standards:”	
	Article 5: 17.52.010.A.2(a)	12	Strikeout “consistent with the General Plan,” after “The structure(s) or use(s) are”	Edit for internal consistency
	Article 5: 17.52.010.B.1	13	Added language “Review authority and Procedure.” Before “The Director”. Added language “shall be the review authority of original jurisdiction. The procedure shall be staff-level with public notice as described below. The Director” after “The Director”.	Edit for internal consistency
	Article 5: 17.52.010.B.2	13	Added new subheading “2.” After “...elevate the review to the Zoning Administrator or Commission.” Added language “Administrative relief or waiver requests may be approved if in compliance with the following standards” after new subheading “2”. Strikeout language “Director must make all of the following findings” after “...if in compliance with the following standards” Deleted “Prior to approval of administrative relief,” after “...in compliance with”	Edit for internal consistency
	Article 5: 17.52.010.B.2(a)	13	Strikeout “is” after “The proposed reduction”	Minor grammatical edits
	Article 5: 17.52.010.B.3	13	Added “standards” after “...if any of the”. Added “or waiver” after “...for administrative relief”. Deleted “made” after “...Paragraph 2, above, cannot be” and replaced with “met”.	Minor grammatical edits
	Article 5: 17.52.010.B.4	13	Added new paragraph: “4. Administrative relief and waivers of agricultural setbacks beyond the scope of the Director’s authority are referred to the Ag Commission	Edit for internal consistency

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		for consideration and approval. The Ag Commission decision may be appealed to the Board of Supervisors.” after Paragraph 3.	
Article 5: Sections 17.52.020 – 17.52.021	13-15	Summarily revised Sections 17.52.020-17.52.021, as shown, in order to clarify the scope, process, review authority, findings and CEQA applicability for Minor Use Permits and Conditional Use Permits. Minor language changes were also made to allow for internal consistency with other related Section(s).	Edit for internal consistency
Article 5: Section 17.52.080	23-25	Added (new) Section 17.52.080 in order to address requests for “reasonable accommodation” for persons with disabilities consistent with the Federal Fair Housing Amendments Act of 1988 and the California Fair Employment and Housing Act in the application of zoning laws and other land use regulations, policies and procedures.	Edit for internal consistency
Article 6: Chapter 17.61, 17.61.090	1	Changed 17.61.080, Strikeout “Public or Private Nuisance”. Added “Determination of Abandoned Nonconforming Uses.” Added “17.61.090 Appeal of Determination of Abandoned Nonconforming Uses.” Added “17.61.100 Restoration of Abandoned Nonconforming Uses.” Added “17.61.110 Public or Private Nuisance.”	Edit for internal consistency
Article 6: Chapter 17.60, 17.60.010 (B)	3	Added to Section B. Implement the General Plan... including, “but not limited to”...	Edit for internal consistency

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Article 6: Chapter 17.60, 17.60.020 Director and Department (first paragraph)	4	After... Chapter 2.30 of the County Code, strike out “to” and replace with “which,” added an “s” to include...	Minor grammatical edits
Article 6: Chapter 17.60, 17.60.070 (C)	6	Strikeout the word “and” and replace with “or” after the words, ...four years. Added the words “at any time” after the words... removed by the Board...	Minor grammatical edits
Article 6: Chapter 17.60, 17.60.070 (H, 3)	7	Strikeout language, “Provide recommendations...and standards. Replace with “Review projects for consistency with any related adopted design guidelines, standards, and ordinances.”	Minor grammatical edits
Article 6: Chapter 17.60, 17.60.080 Floodplain Administrator	7	Strikeout the second “3” in the Chapter 17.33- and replace with “2” -(Flood Damage Prevention Ordinance). Strikeout the second “3” in the Section 17.33.040 and replace with “2” (Administration).	Minor grammatical edits
Article 6: Chapter 17.61, 17.61.010 Content; Applicability	8	Strikeout the word ...”would” and replace with “may” be prohibited, regulated or restricted differently under the terms of this Title, as amended.	Minor grammatical edit
Article 6: Chapter 17.61, 17.61.040 (B)	9	Add the language after ... continuous period of “ more than twelve consecutive months...” Strikeout “five years” or more shall lose it nonconforming status, and the ...	Edit for internal consistency
Article 6: Chapter 17.61, 17.61.040 (C)	9	Add the language after ...continuous period of “more than twelve consecutive months...” Strikeout “five years” or more.	Edit for internal consistency
Article 6: Chapter 17.61, 17.61.040 (H)	10	Changed 17.61.040 (H) to 17.61.040 “(I).” Added new language to 17.61.040 (H), “A structure occupied by a	Edit for internal consistency

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			legal non-conforming use that has ceased or been abandoned according to the Chapter may be allowed to be used for the same or less intensive use if the structure or structures cannot feasibly be used for any use consistent with the zone in which it is located.”	
	Article 6: Chapter 17.61, 17.61.050 Changes or Expansion of Legal Nonconforming Uses (First paragraph)	10	Strikeout the language, “(subject to right of appeal to the Board)...” Add the language “by a Conditional Use Permit;” Strikeout “in this Chapter.” Capitalize the words, “ <u>C</u> onditional <u>U</u> se <u>P</u> ermits.” Add the language, “shall be consistent with...” Stikeout “according to” Article 5. Add “of this Title, and the following findings” and strikeout “shall be used, except that the findings set forth in this Chapter” shall be made...	Edit for internal consistency
	Article 6: Chapter 17.61, 17.61.050 (D, 3)	10	Added the language after the word “...economically “within either a five-mile radius of the legal nonconforming use, or within the limits of the nearest developed area(s) whichever is closer.”	Edit for internal consistency
	Article 6: Sections 17.61.080-17.61.100	11-13	Summarily revised Sections 17.61.080-17.61-100, as directed by the Board of Supervisors, to: 1) clarify language for determining abandonment of nonconforming uses, 2) to create a process to appeal a determination of abandonment of nonconforming uses, and 3) to clarify language for requesting restoration of abandoned nonconforming uses.	Revision requested by BOS
	Article 6: Chapter 17.61, 17.61.110	13	Added new Section, “17.61.110 Public or Private Nuisance.” Strikeout “and”. Added “and welfare”.	Minor grammatical edits

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Article 6: Chapter 17.63, 17.63.020 (A,1)	14	Added language, “By application of the owner(s) of the property for which the text change is sought.”	Edit for internal consistency
Article 6: Chapter 17.63, 17.63.120 (D)	14	Strikeout “approval” and added language, “the Commission and the Board.”	Edit for internal consistency
Article 6: Chapter 17.63, 17.63.120 (E)	15	Strikeout <u>providing</u> , and added <u>provided</u> .	Minor grammatical edit
Article 6: Chapter 17.67, 17.67.50 (B)	19	Strikeout paragraph (B)	Edit for internal consistency
Article 8: 17.80.020 - Glossary (Definition of “Agriculture, Value-Added Product”)	2	Deleted “or Processing” after heading “Agriculture, Value-Added Product.”	Edit for internal consistency
Article 8: 17.80.020 - Glossary (Definition of “Animal, Domestic Farm”)	3	Added “fowl” between “poultry” and “ostriches” after heading “Animal, Domestic Farm”	Edit for internal consistency
Article 8: 17.80.020 – Glossary (Definition of “Animal Husbandry Project”)	3	Added language “including but not limited to” after “...cattle, horses, goats, sheep, hogs, chickens, rabbits, birds, etc.,”. Deleted “as a” between “limited to” and “school”. Added “Grange,” between “school” and ” 4-H”.	Edit for internal consistency
Article 8: 17.80.020 – Glossary (Definition of “Campground”)	5	Added language “cabins, yurts, dormitories” after “...to accommodate tents, trailers,”	Edit for internal consistency
Article 8: 17.80.020 – Glossary (Definition of “Communication Facilities”)	8	Deleted “Wireless” before “Wireless communication facilities”. Added “are wireless communication facilities including transmission and relay towers, dishes, antennas, and other similar facilities.” after	Edit for internal consistency

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			“...by a public agency”	
	Article 8: 17.80.020 – Glossary (Definition of “Cottage Food Operation”)	9	Added definition of “Cottage Food Operation” as shown.	To be consistent with references to California Government Code
	Article 8: 17.80.020 – Glossary (Definition of “Crop Production”)	9	Added “harvesting” between “spraying” and “and sales”	Edit for internal consistency
	Article 8: 17.80.020 – Glossary (Definition of “Construction”)	11	Added language “, during the duration of the construction activities,” after “...construction projects in remote areas”	Edit for internal consistency
	Article 8: 17.80.020 – Glossary (Definition of “Home Occupation”)	13	Added “Cottage Food Operations (CFO),” after “home offices.	To be consistent with references to California Government Code
	Article 8: 17.80.020 – Glossary (Definition of “Motorized Vehicle Recreation Area”)	19	Deleted entire definition “Motorized Vehicle Recreation Area” from page as shown.	Edit for internal consistency
	Article 8: 17.80.020 – Glossary (Definition of Off-Highway/Off-Road Vehicle Recreation Area”)	20	Added definition “Off-Highway or Off-Road Vehicle Recreation Area.” as shown. Deleted “commercial” between “for” and “recreational use”	Edit for internal consistency
	Article 8: 17.80.020 –	22	Added “;Commercial.” After “Processing of	Edit for internal consistency

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	Glossary (Definition of “Processing of Agricultural Products; Commercial”)		Agricultural Products”. Added “Cottage Food Operations (CFO) or” after “This use type does not include”. Added “Cottage Food Operation or” after “See definition for “	
	Article 8: 17.80.020 – Glossary (Definition of “Stables, Commercial”)	29	Added “equestrian” between “larger” and “facilities”.	Edit for internal consistency
	Article 8: 17.80.020 – Glossary (Definition of “Stables, Private”)	296	Added “An equestrian” before “facility that is used...”. Added “and student instruction” after “horse boarding”.	Edit for internal consistency
	Article 8: 17.80.020 – Glossary (Definition of “Value-Added”)	33	Added new heading “Value-Added. See “Agriculture, Value-Added Product” between the existing headings “Vacation Home Rental” and “Vehicle, Heavy Commercial”	Edit for internal consistency