

## **SECTION 16.4: "SR", SITE REVIEW COMBINING ZONE**

(Added by Ord. No. 2910, effective 12-28-89)

### **PURPOSE A.**

The purpose of the Site Review Combining Zone is to designate those areas of the County where the site plan review process is required in order to determine if the proposed development is in conformance with the policies, standards, and objectives of this Ordinance, the County Ordinance Code and the General Plan.

The SR Zone is intended to be combined with the other zones set forth in this Ordinance and may not be established on the Zoning Map unless it is combined with other zones. When this zone is combined with other zones, a new zone is thereby created, and the regulations of this Section shall be applicable in addition to those which are applicable in the zone with which this zone is combined. In addition, where the provisions of the underlying or base zone conflict with the requirements of this Section, the requirements of this section shall prevail over those in the underlying or base zone. The new combined zone shall be shown on the Zoning Map by the letters "SR" following the symbol of the underlying or base zone.

### **SITE PLAN REVIEW REQUIRED B.**

No building or relocation permit shall be issued or special use permit approved, nor shall any grading or construction work be allowed until a final site plan has been reviewed and approved or recommended for approval by the Site Plan Review Committee in accordance with the procedures set forth in Section 16.2 of this Ordinance. However, a site plan shall not be required for any of the following buildings or uses when otherwise allowed by the Zone combined with the SR Zone.

1. One (1) single-family residence or mobilehome and buildings accessory thereto on a single lot or parcel.
2. Growing and harvesting of field crops, fruit and nut trees, vines, vegetables, horticultural specialties and timber.
3. Raising of rabbits and fur bearing animals, poultry, sheep, goats, horses, mules, swine, bovine animals and other similar domesticated quadrupeds.
4. Minor improvements, as defined in Section 2 of the Zoning Ordinance.