

9121.1 Uses Permitted.

Uses are permitted in the residential zones as indicated in the following table:

USES PERMITTED IN RESIDENTIAL ZONES**Legend**

- X. Automatically permitted use.
- L. Automatically permitted use provided special limitations and requirements are satisfied as noted herein or in Division 8 of this Part.
- D. Use permitted subject to approval of the Director.
- LD. Use permitted provided special limitations and requirements are satisfied as noted herein or in Division 8 of this Part, and subject to approval of the Director.
- C. Use permitted upon approval of a conditional use permit.
- CC. Use permitted upon approval of the City Council as prescribed under other provisions of the Carson Municipal Code.

All residential projects that include affordable and/or senior citizen households, as defined in CMC 9126.91, shall be subject to the requirements contained in CMC 9172.23 (Site Plan and Design Review) except temporary uses set forth in this Section.

ZONES

RA RS RM

Permanent Residential Uses:

Single-family dwellings on lots 50 feet wide or greater.	X	X	X
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EXHIBIT NO. 6

8

	ZONES		
	RA	RS	RM
Single-family dwellings on lots less than 50 feet wide are subject to CMC <u>9126.9</u> and <u>9172.23</u> .	L	L	L
Mobile home (provided the mobile home is certified under the National Mobile Home Construction and Safety Standards Act of 1974 (42 U.S.C. Section 5401 et seq.) and is located on a permanent foundation system pursuant to Section <u>18551</u> of the California Health and Safety Code. The Director shall ensure roofing material, roof overhang, and siding material will be architecturally compatible with surrounding residences.)	L	L	L
Multiple-family dwellings on lots 50 feet wide or greater. (See CMC <u>9123</u> and <u>9128.51</u> – 9128.55.)			C
Multiple-family dwellings on lots less than 50 feet wide are subject to CMC <u>9126.9</u> , <u>9172.23</u> , <u>9123</u> and <u>9128.51</u> – 9128.55.			C
Residential condominium. (See CMC <u>9123</u> and <u>9128.11</u> – 9128.17.) Residential stock cooperatives.			C
Mobile home park. (See CMC <u>9123</u> and <u>9128.2</u> .)	C	C	C

ZONES

RA RS RM

Group quarters for members
of a religious order (convent,
rectory, monastery, etc.).

X

Boarding or rooming house,
fraternity or sorority house,
dormitory and similar group
quarters. (See CMC 9123.)

C

Small family home
community care facility.

X

X

X

Community residential care
facility other than a small
family home; community day
care facility. (See CMC
9123.) (Added by Ord. 81-
566, § 3; Ord. 89-889, § 1)

C

Single-room occupancy
(SRO) housing. (See CMC
9128.7.)

L

Supportive housing.

X

X

X

Transitional housing.

X

X

X

Permanent Nonresidential Uses:

Public, elementary or
secondary school.

X

X

X

Private elementary or
secondary school. (See CMC
9123.)

C

Church, temple or other
place of religious worship:

Located on an arterial street.

X

Located on a collector street.

C



ZONES**RA RS RM**

Cultivation of plants including
nursery, orchard, vineyard,
field crops, flowers,
greenhouses, lathhouses,
etc. (no mushroom farms, no
retail sales.)
