

ORDINANCE NO. 1542

AN ORDINANCE OF THE CITY OF CHULA VISTA AMENDING SECTIONS 33.504, SUBSECTIONS C AND D, 33.505, SUBSECTIONS C AND D, AND 33.1401 OF CHAPTER 33 OF THE CHULA VISTA CITY CODE, ALL RELATING TO THE PERMITTED USE OF FAMILY DAY CARE HOMES

The City Council of the City of Chula Vista does ordain as follows:

SECTION I: That Section 33.504, Subsections C and D of the Chula Vista City Code be, and the same are hereby amended to read as follows:

Sec. 33.504. R-2 One and Two-Family Residence Zone.

C. *Accessory Uses.* The following are the accessory uses permitted in an R-2 zone:

1. Rooming and boarding of not more than two (2) persons per dwelling unit, provided off-street parking space is available for any automobile owned or operated by any boarder or roomer, in addition to any space required for the principal residents of the dwelling.
2. Customary incidental home occupations, subject to the provisions of Section 33.1314.
3. Temporary tract offices and tract signs subject to the provisions of Section 33.901 B, paragraph 32 and Section 33.950 F, paragraph 8.
4. Guest house for property developed as single-family, subject to the conditions in Section 33.901 B, paragraph 1 d. (See Definitions, Section 33.1401.)
5. Full time foster homes as defined in Section 33.1401.

D. *Conditional Uses.* Site Plan and architectural approval as provided in Section 33.1313 shall be required for the following conditional uses in the R-2 zone:

1. Rooming and boarding houses for not over six (6) guests.
2. Off-street parking areas subject to the provisions of Article 8.
3. Electrical substations and gas regulators, subject to the provisions of subsection 13 of Section 33.901 A.
4. Unclassified uses, see Section 33.535.
5. Family day care homes, as defined in Section 33.1401.

SECTION II: That Section 33.505, Subsections C and D of the Chula Vista City Code be, and the same are hereby amended to read as follows:

Sec. 33.505. R-3 Apartment Residential Zone.

C. *Accessory Use.*

1. Rooming and boarding of not more than six (6) persons.
2. Customary incidental home occupations subject to provisions of Section 33.1314.
3. Other accessory uses and accessory building customarily appurtenant to a permitted use subject to requirements of Section 33.901 B, paragraph 1.
4. Temporary tract offices and tract signs subject to the provisions of Section 33.901 B, paragraph 32, and Section 33.950 E, paragraph 8.
5. Full time foster homes as defined in Section 33.1401.

D. *Conditional Uses.* Site plan and architectural approval as provided in Section 33.1313 shall be required for all of the following conditional uses:

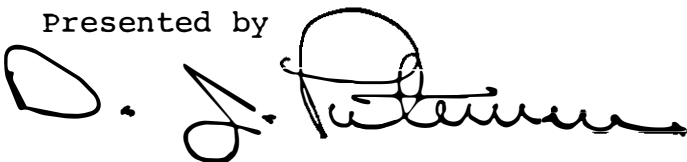
1. Single-family homes.
2. Rooming and boarding houses for more than six (6) guests.
3. Except in R-3-T, day nurseries.
4. Except in R-3-T, incidental services, such as restaurants and retail sales to serve residents, provided there is no exterior display or advertising and such activities are conducted in spaces which are integral parts of a main building.
5. Commercial parking garages and off-street parking lots, in accordance with the provisions of Article 8, Section 33.801.
6. Electric substations and gas regulators, subject to the provisions of Section 33.901 B, paragraph 13.
7. Unclassified uses, see Section 33.535.
8. Family day care homes, as defined in Section 33.1401.

SECTION III: That Section 33.1401 of the Chula Vista City Code relating to the definition of "Family Day Care Homes" be, and the same is hereby amended to read as follows:

"Family Day Care Homes" shall mean a family residence in which non-residential day care only is provided for not more than six (6) children, including the day care family's natural or adopted children.

SECTION IV: This ordinance shall take effect and be in force on the thirty-first day from and after its passage and approval.

Presented by



D. J. Peterson, Director of Planning

Approved as to form by



George D. Lindberg, City Attorney

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ADOPTED AND APPROVED BY THE CITY COUNCIL OF THE CITY OF CHULA VISTA, CALIFORNIA, this 16th day of July, 1974, by the following vote, to wit:

AYES: Councilmen Hobel, Hamilton, Hyde, Egdahl, Scott
NAYES: Councilmen None
ABSENT: Councilmen None
ABSTAIN: Councilmen _____

Thomas D. Hamilton Jr.
Mayor of the City of Chula Vista

ATTEST Pamela A. Hanna
Deputy City Clerk

STATE OF CALIFORNIA)
COUNTY OF SAN DIEGO) ss.
CITY OF CHULA VISTA)

I, PAMELA A. HANNA, Deputy City Clerk of the City of Chula Vista, DO HEREBY CERTIFY that the above and foregoing is a full, true and correct copy of _____ and that the same has not been amended or repealed.

DATED: _____

Deputy City Clerk

(SEAL)

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