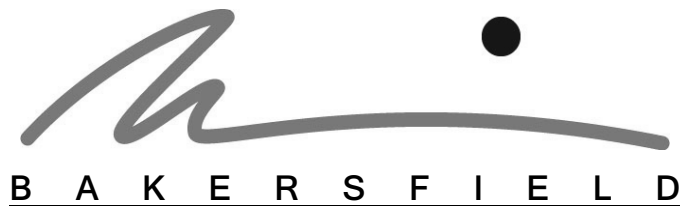


# ZONING ORDINANCE

## BAKERSFIELD MUNICIPAL CODE - TITLE 17



*Community Development Department – Planning Division  
1715 Chester Avenue · Bakersfield, California · 93301*

[www.BakersfieldCity.us](http://www.BakersfieldCity.us)

# PREFACE

*This ordinance has been reformatted visually to improve readability for the general public and those interested in researching specific information. Text, tables, section code numbers, and graphic representations are exactly as contained in the official version of the Bakersfield Municipal Code that is kept in the office of the City Clerk.*

*Since there may be instances where an individual may need to obtain a copy of the official municipal code version that is printed in the traditional format, the code or various sections may be obtained from either the City Clerk (1501 Truxtun Avenue; Bakersfield, California), or from the Community Development Department - Planning Division (1715 Chester Avenue; Bakersfield, California). The charge for copies either of the traditional format or of this reformatted document is based on the actual cost for reproduction. You may also obtain copies of the code free of charge from the city's web site located at [www.BakersfieldCity.us](http://www.BakersfieldCity.us).*

*This ordinance is current as of the day it was purchased. The reader, however, needs to be aware that changes to the ordinance occur from time to time, which could affect all or portions of the purchased copy rendering them void. Please keep this in mind when using this document as the City is not responsible for someone relying on any information that has changed or is no longer in effect. It is advisable to contact the Planning Division to confirm any regulations or standards that may affect your particular development.*

# TABLE OF CONTENTS

<u>CHAPTER TITLE</u>	<u>CHAPTER NO.</u>
General Provisions .....	17.02
Definitions.....	17.04
Zones Established -- Zoning Map Boundaries .....	17.06
General Regulations Including Site Plan Review .....	17.08
R-1 One-Family Dwelling Zone (includes E - Estate Zone) .....	17.10
R-S Residential Suburban Zones (R-S-1A, R-S-2.5 A, R-S-5A, R-S-10A) .....	17.12
R-2 Limited Multiple-Family Dwelling Zone .....	17.14
R-3 Multiple-Family Dwelling Zone .....	17.16
R-4 High Density Multiple-Family Dwelling Zone .....	17.18
RH Residential Holding Zone.....	17.19
C-O Professional and Administrative Office Zone.....	17.20
C-1 Neighborhood Commercial Zone .....	17.22
C-2 Regional Commercial Zone .....	17.24
C-B Central Business Zone .....	17.25
C-C Commercial Center Zone.....	17.26
M-1 Light Manufacturing Zone .....	17.28
M-2 General Manufacturing Zone .....	17.30
M-3 Heavy Industrial Zone .....	17.31
A Agricultural Zone (includes A-20A Zone) .....	17.32
P Automobile Parking Zone .....	17.34
RE Recreation Zone .....	17.35
CH Church Zone .....	17.36
OS Open Space Zone.....	17.37
HOSP Hospital Zone .....	17.38
AD Architectural Design Zone .....	17.41
FP-P Floodplain Primary Zone.....	17.42
FP-S Floodplain Secondary Zone .....	17.44
AA Airport Approach Zone.....	17.45
DI Drilling Island District .....	17.46
PE Petroleum Extraction Combining District .....	17.47
TT Travel Trailer Park Zone .....	17.48
MH Mobile Home Zone .....	17.50
SC Senior Citizen Zone .....	17.51
PUD Planned Unit Development Zone .....	17.52
PCD Planned Commercial Development Zone .....	17.54

---

---

# TABLE OF CONTENTS (cont.)

<u>CHAPTER TITLE</u>	<u>CHAPTER NO.</u>
Specific Plan Lines for Streets and Highways .....	17.55
Fallout Shelters .....	17.56
Metal Storage Containers.....	17.57
Parking and Loading Standards .....	17.58
Wireless Telecommunication Facilities .....	17.59
Signs .....	17.60
Landscape Standards .....	17.61
Surface Mining and Reclamation.....	17.62
Home Occupations .....	17.63
Modifications, Conditional Use Permits, Amendments and Appeals.....	17.64
Second Dwelling Unit .....	17.65
HD Hillside Development Combining Zone.....	17.66
Large Family Day Care Homes .....	17.67
Nonconforming Uses, Structures, and Lots.....	17.68
Adult Entertainment Businesses.....	17.69
Certificate of Occupancy .....	17.70
Outdoor Lighting.....	17.71
Enforcement .....	17.72
Ordinance Amendment Summary (zoning related only).....	Appendix
Zoning Ordinance Index .....	Index