

What is a RC Zone?

The Resource Conservation zone is intended to enhance the quality of life in the Town of Los Gatos. The RC zone provides a means to protect open space, special land forms, scenic areas, watershed, wildlife and vegetation. The RC zone also restricts access to and within designated areas, restricts the intensity of development, limits residential density, reduces fire hazards in the hillside areas, and provides for opens space in the form of parks, playgrounds, and other community facilities.

How can I find out the zoning requirements for my property?

You may contact the Town of Los Gatos Community Development Department. Please supply the following information:

- Street address
- Nearest cross street
- Assessor's Parcel Number (APN number) if available

What are the permitted uses in a RC zone?

The following uses are permitted in a RC zone:

- Single-family dwelling (no more than 1 principle residential structure per lot)
- Agriculture (except dairying)
- Botanical conservatory
- Small family day care home
- Residential care facility, small family home

*Additional uses may be allowed if a **Conditional Use Permit (CUP)** is approved. Please contact the Community Development Department for further information.

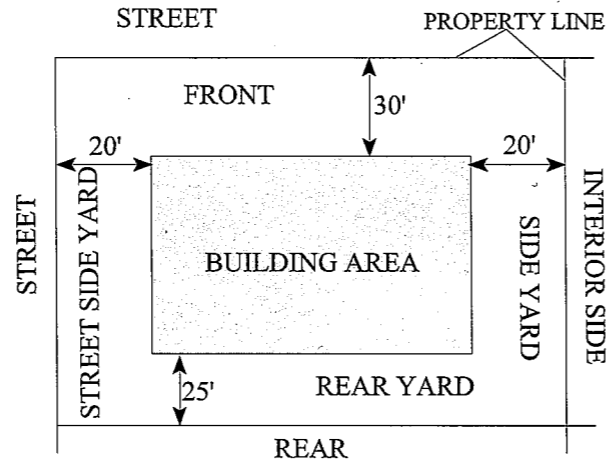
What is the minimum lot size requirement?

The minimum lot area in the RC zone is 20 acres.

What are the minimum setback requirements?

Front	30'
Side	20'
Rear	25'
Street side	20'

Example illustration of setbacks for a RC zoned lot:



What are the maximum height requirements for buildings in the RC zone?

The maximum height of a principle building in the RC zone is 30'. The maximum height for accessory building is 15' (measured from natural or finished grade, whichever is lower and creates a lower profile, to the uppermost point of the roof edge, wall parapet, mansard, or other point directly above that grade).

Are there any landscaping requirements?

Yes, landscaping must be consistent with the intent of the RC zone. Existing natural vegetation and land formations must remain in a natural state unless modification is found to be necessary for a specific use allowed through Architecture and Site approval.

What are the requirements for access to remote areas:

Roadways and trails for vehicles can be constructed only with Architecture and Site approval if the deciding body makes the following findings:

- The proposed roadway or trail is indispensable for an activity allowed in the RC zone
- The roadway or trail will be compatible with the terrain

Other requirements?

For Development Standards, see the "Standard for the Review of Architecture and Site Applications in the Los Gatos Hillside Areas."

For answers to other questions on topics such as subdivision, parking, or driveway, you may contact the Community Development Department:

Town of Los Gatos
Community Development Department
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www.losgatosca.gov