



COMMUNITY DEVELOPMENT RESOURCE AGENCY Planning Services Division

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FARMWORKER HOUSING

The Placer County Planning Services Division accepts applications online and over the counter. To use the County's convenient automated online application system, visit the County's [Online Permit Services](#) page to get started. Alternatively, you may submit a [Universal Application](#) with the required supplemental application materials in person at the Community Development Resource Agency (CDRA) front counter. An appointment to submit your application may be made using the County's automated appointment scheduling system [here](#). Applications are also accepted without an appointment on a walk-in basis.

All supplemental application materials are required to be submitted electrically in accordance with the County's Electronic Document Submittal Requirements detailed in the [Electronic Application Filing Instructions](#), which specifies file naming conventions, formatting requirements, and file types that are accepted. For applications submitted at the CDRA front counter, all supplemental applications materials shall be delivered on a portable storage device, such as a flash drive or CD.

The following is a checklist of application materials required to submit a Farmworker Housing application online or at the CDRA front counter.

- Completed Universal Application (not required if application is submitted online): Select the [Farmworker Housing](#) entitlement and Exemption Verification authorization under section 1 of the application form.
- Completed [Exemption Verification Form](#).
- Project description: (see [Project Description Requirements](#))
- Project site plan: (see [Site Plan Requirements](#))
- Submit one [Farmworker Housing Verification Form](#): This form will need to be reviewed and approved by the Placer County Agricultural Commissioner prior to submittal of the Farmworker Housing application to the Planning Services Division.
- Application fees are required to be paid in full at the time of application submittal. The most current version of the Planning Services Division Fee Schedule is available [here](#).

MINIMUM DEVELOPMENT STANDARDS FOR FARMWORKER HOUSING

1. Parcel must be a minimum of 2.3 acres and zoned Agricultural Exclusive, Farm, Forestry, Timberland Production Zone, Residential Forest or Residential Agricultural.
2. Farmworker dwelling units cannot exceed 1,200 square feet in size and cannot be subdivided from the primary parcel.
3. Minimum floor area for sleeping purposes in group living quarters is 50 square feet per occupant.

4. For permanent structures, a farmworker housing verification form must be approved prior to building permit.
5. Farmworker housing for five or more workers requires a permit to operate from the California Department of Housing and Community Development (HCD).
6. On parcels adjacent to Residential Multi-Family (RM) or Residential Single-Family (RS) zoning districts, year-round farmworker housing must be set back a minimum of 200 feet from the property line adjacent to the residential zoning district.
7. The unit must be at least 75 feet from barns, pens or other structures that house livestock or poultry.
8. Farmworkers do not need to work on the property where the employee housing is located.
9. Farmworker housing units must be removed within 45 days (or converted to another approved use) if the agricultural employment upon which the need for the unit(s) is based is eliminated.