



## ZA 23-03 UDO Text Amendments – September 2023

Planning & Building Department Staff Report

September 28<sup>th</sup>, 2023

Board of Zoning Appeals, Public Hearing

Ian Loera, Senior Planner

<b>A. PETITION NUMBER</b>	ZA 23-03 UDO Text Amendments – September 2023
<b>B. APPLICANT</b>	Ian Loera, Senior Planner c/o Town of Avon
<b>C. ACTION REQUESTED</b>	The Town of Avon seeks a favorable recommendation from the Plan Commission to the Town Council for various updates and corrections to the <i>Unified Development Ordinance (UDO)</i> .
<b>D. HISTORY</b>	<p>The <i>Unified Development Ordinance</i> was adopted April 1<sup>st</sup>, 2022.</p> <p>An update to Floodplain Regulations in Chapter 2, Chapter 9, and Chapter 10 was adopted by the Avon Town Council on June 9<sup>th</sup>, 2022 under planning case ZA 22-07 and Ordinance 2022-15.</p>
<b>E. STAFF COMMENTS</b>	<p>The Town of Avon seeks a favorable recommendation from the Plan Commission to the Town Council for various updates and corrections to the <i>Unified Development Ordinance (UDO)</i>.</p> <p>Ordinances are living documents that are continually updated and amended throughout their duration so as to better apply to the communities which they govern. The updates, revisions, and corrections proposed as part of this text amendment have been identified by staff as needing to be revised to better achieve the goals of the Town as they relate to development throughout the community.</p> <p>While there are various minor changes detailed throughout the attached draft Ordinance, the major changes to development standards proposed by staff are as outlined below:</p> <ul style="list-style-type: none"> <li>• Added Gasoline Service Stations to the Permitted Use Table along with</li> </ul>



<b>F. RECOMMENDATION</b>	