
















# Simple Process Diagram

Step	Instructions	Code	Title
	Find the zone for your parcel	10-90	Maps
	Comply with all applicable standards in <b>General to All</b>	10-30	<b>General to All</b>
	Comply with the standards specific to your zone		
	Comply with the standards general to all zones	10-50	<b>Supplemental to Zones</b>
	Follow the procedures and comply with the requirements for permit application	10-20	<b>Administration, Procedures, and Enforcement</b>

## Expanded Process Diagram

Step	Instructions	Code	Title
1	Follow the procedures and comply with the requirements for a permit application	10-90	Maps Administration, Procedures, and Enforcement
2	Comply with all applicable standards in General to All	10-30	General to All
3	Comply with the standards specific to your zone	10-40	Specific to Zones Specific to Thoroughfares <sup>1</sup>
	If applying a transect zone, comply with the standards in Specific to Thoroughfares, Specific to Civic Spaces, and Specific to Private Frontage Types	10-70	Specific to Civic Spaces <sup>1</sup>
		10-50.120	Private Frontage Types <sup>1</sup>
	If applying a transect zone, select Building Type(s) from the allowable list in the zone, and comply with the standards for that Building Type(s)	10-50.110	Specific to Building Types <sup>1</sup>
	If the selected use has additional regulations (noted in Allowable Uses table), comply with the standards for that Use	10-40	Specific to Zones
4	Comply with the supplemental standards that apply to all zones		Supplemental to Zones
5	If you want to subdivide your property, follow the procedures and comply with the requirements in the Subdivision Regulations		Subdivision and Land Split Regulations

<sup>1</sup>The standards set forth in the Division may also be used in the non-transect zones with Director approval.



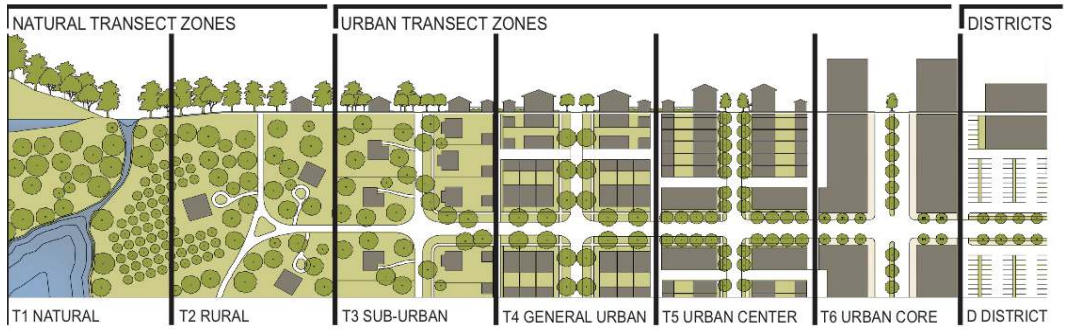




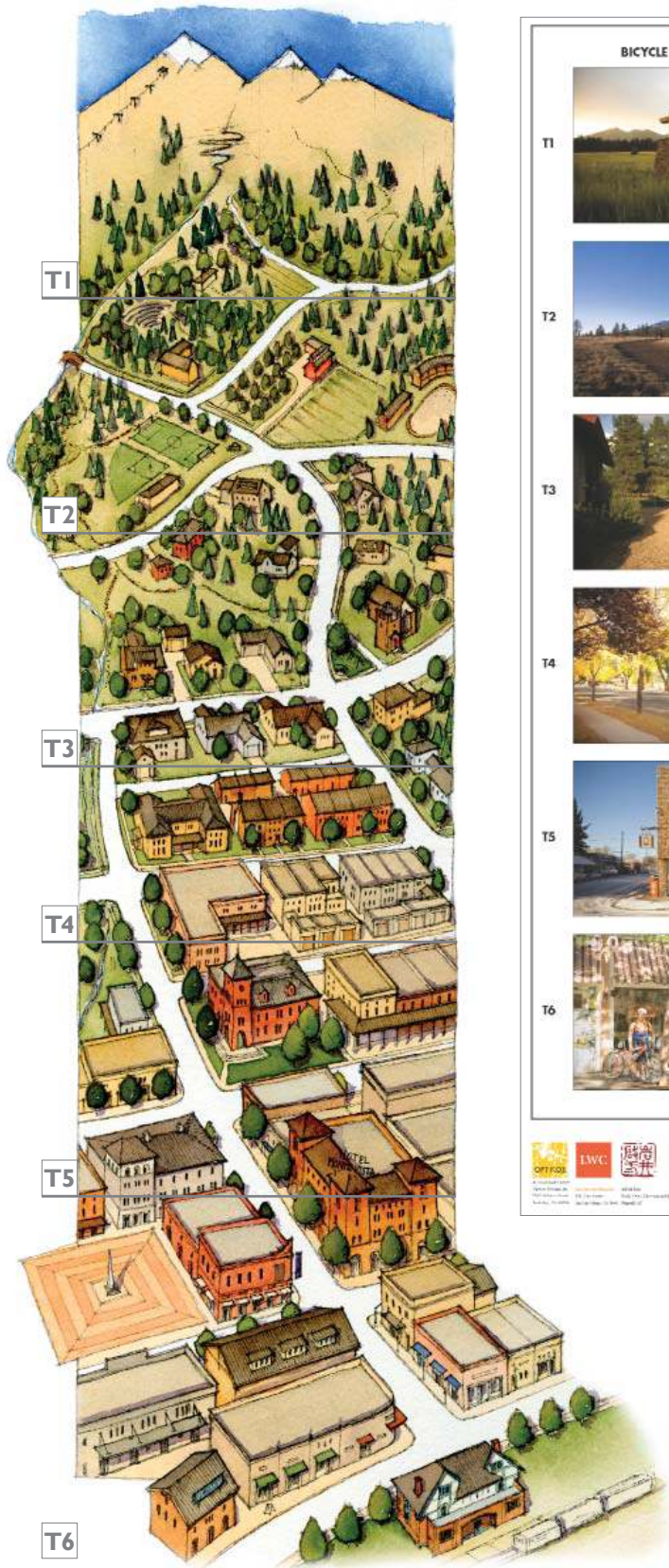












	BICYCLE AND FUNS TRAILS	PUBLIC SPACES	BUILT ENVIRONMENT
T1			
T2			
T3			
T4			
T5			
T6			



Flagstaff Rural to Urban Character

Flagstaff, Arizona  
September 24, 2009





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T1 Natural Zone (T1)

Natural

None

To preserve lands unsuitable for settlement due to topography, hydrology or vegetation and to promote the management and preservation of habitat types within Flagstaff's unique natural environment.



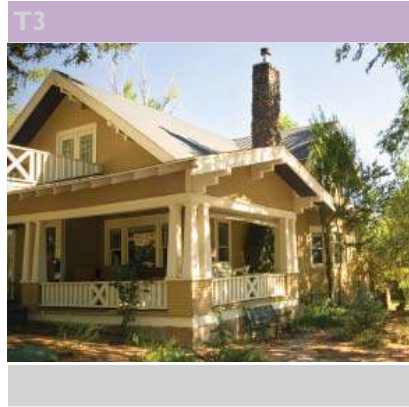
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T2 Rural Zone (T2)

Rural

Residential, Civic, or Recreation

To provide sparsely settled lands in open or cultivated state. It may include large lot residential where animals are raised, parks, squares, woodland, grasslands, trails, stormwater management features, and open space areas.



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T3 Neighborhood I (T3N.1)  
T3 Neighborhood 2 (T3N.2)

Residential

Residential

To protect the integrity and quality of the neighborhoods adjacent to downtown by reinforcing compact, walkable neighborhoods that are in character with Flagstaff's older neighborhoods while maintaining the stability of existing walkable urban areas.



T4



T4 Neighborhood 1 (T4N.1)  
T4 Neighborhood 2 (T4N.2)

Residential

Residential

To provide variety of housing choices, in small footprint, medium-density building types, which reinforce the walkable nature of the neighborhood, support neighborhood-serving commercial adjacent to this zone, and support public transportation alternatives.

T5



T5 Main Street (T5)

Commercial/Shopfronts

Vertical Mixed Use: Retail, general commercial, and services on the ground floors with residential or commercial uses on upper floors.

To reinforce the vitality of the downtown area adjacent to the core, to allow it to expand and evolve, and to appropriately transition into existing neighborhoods while providing neighborhood-serving commercial and retail uses in a main street form.

T6



T6 Downtown (T6)

Commercial/Shopfront

Vertical Mixed Use: Retail, general commercial, and services on the ground floors with residential or commercial uses on upper floors.

To reinforce and enhance the vibrant, walkable urban, downtown core and to enable it to evolve into a complete neighborhood that provides locally and regionally-serving commercial, retail, entertainment, civic, and public uses, as well as a variety of urban housing choices.









**Table P.100.A: Amendments to the Land Development Code, April 1991 – February 2011**

Ordinance Number	Adoption Date	Chapter(s) Amended	Description
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**Table A: Amendments to the Land Development Code, April 1991 – June 2009 (continued)**

ORDINANCE	ADOPTION	CHAPTER(S) AMENDED	DESCRIPTION
NO.	DATE	CHAPTER(S) AMENDED	DESCRIPTION

