

Arapahoe County Land Development Code

PART 1 ZONING REGULATIONS

SECTION 3100 CURRENT ZONE DISTRICT C

CULTURAL

1-3101 INTENT

- To provide areas in the unincorporated portions of Arapahoe County which are devoted to cultural facilities for the use and enjoyment of the County's residents.

1-3102 PRINCIPAL PERMITTED USES

- Museum.
- Cultural indoor/outdoor amphitheater (excluding indoor and outdoor cinematic theaters).
- Open-air assembly facility.
- Sports stadium/coliseum.
- Indoor arena.
- Zoo.
- Fairgrounds.
- Parks and recreation areas.
- Church.
- Public and/or private/commercial outdoor recreational facility.
- Uses not specifically listed above may be permitted if, in the opinion of the Zoning Administrator, they are similar in character to permitted uses in this district, and are in conformance with the intent of this district.

1-3103 ACCESSORY USES

- As set by an approved Preliminary Development Plan, which may include:
- Residence required for caretaker or night watchman employed by the premises.

Arapahoe County Land Development Code

- Structure, roof, or building face mounted CMRS facility (Subject to further restrictions. See section on Commercial Mobile Radio Facilities).

1-3104 USE WHICH MAY REQUIRE AN AMENDMENT

- Helipad operations approved by the Federal Aviation Administration (F.A.A.) and not located closer than 1,000' to any existing or planned residential dwelling unit.
- Free standing CMRS facility which exceeds the height limitations of Section on Commercial Mobile Radio Facilities.

1-3105 MINIMUM AREA, HEIGHT AND YARD REQUIREMENTS

- As set by an approved Preliminary Development Plan.

1-3106 MINIMUM UNOBSTRUCTED OPEN SPACE

- As set by an approved Preliminary Development Plan.

1-3107 AIRPORT INFLUENCE AREA REGULATIONS

- This zoning district may be affected by the special use and height restrictions and performance regulations as set forth in these Regulations.

1-3108 SPECIAL AREA AND ACTIVITY REGULATIONS

- This zoning district may be affected by special area and activity regulations as set forth in these Regulations.

1-3109 VOIDED/DE-ANNEXED/DISCONNECTED LAND
REGULATIONS

- This zoning district may affect land that has been de-annexed from a municipality as set forth in these Regulations.