

APPENDIX A REFERENCE DOCUMENTS AND REGULATIONS

A.1. GENERAL

A.1.1. Purpose

The following documents are referenced within this Code, and are utilized for evaluation of development applications, building permit authorization, and other actions as provided for by this Code.

A.1.2. Applicability

Inclusion within this Appendix does not constitute adoption of the referenced documents and regulations, where not otherwise formally adopted by El Paso County, but acknowledges the ability to utilize the information contained in those documents in the evaluation of development applications, building permit authorization, and other actions as provided for in this Code. The most current version of the referenced document is presumed to be referenced, even if not explicitly identified. When new documents, regulations, or ordinances are adopted by El Paso County in accordance with either the procedures of this Code or procedures of the BoCC, reference in this Appendix is not required for them to be applicable.

A.1.3. Availability of Referenced Documents

A copy of each of these documents is available for review at the DSD or from the respective adopting authority, and may be available in electronic version. The list includes the source for each document so the reader may obtain a copy. The availability and cost of documents is determined by the source agency.

A.1.4. Inclusiveness of List and Amendments

The list is not all inclusive, and may be amended from time to time by the DSD Director without specific action by the BoCC to amend this Code.

A.1.5. Submittal Requirements, Forms, and Application Processing

Submittal requirements, forms, and application processing information for each process identified in this Code are available from the DSD and published within the Procedures Manual, and may be amended from time to time.

A.1.6. Referenced Documents

(A) El Paso County Regulatory Documents

- The El Paso County Land Development Code, adopted by the BoCC on October 12, 2006, and as amended from time to time.
- The Procedures Manuals and any Technical Standards Manual, and any supplements thereto, to implement the LDC and ECM.
- The El Paso County Engineering Criteria Manual, adopted by the BoCC on December 23, 2004, and as amended from time to time.

- The Drainage Criteria Manual, Volume 1 and 2.
- The El Paso County Access Code.
- Fee Resolutions establishing Park, School, and Drainage Fees, as updated annually.
- The Fee Schedule Resolution establishing application, review, and permit issuance fees.
- Board of County Commissioners Resolutions, including but not limited to: (1) Zone Change Resolutions; (2) El Paso County Solid Waste Disposal Site and Facility Fund ("Tipping Fee") Resolution.
- Intergovernmental Agreements
- Ordinances (available from the Clerk to the Board), including (1) Ordinance 92-1 Prohibiting the Accumulation of Rubbish (as Amended); (2) Ordinance 92-1 Requiring the Removal of Weeds and Brush; (3) Ordinance 94-1 Undesirable Plant Management; (4) Ordinance 96-3 Relating to the Control and Prevention of Graffiti in the Unincorporated Territory of El Paso County; and (5) Ordinance 02-1 Concerning Noise Levels in Unincorporated El Paso County;

(B) El Paso County Advisory Documents

- The Master Plan for the Physical Development of El Paso County (Master Plan)
- El Paso County Policy Plan (1998)
- Topical Elements including: (1) Master Plan for the Extraction of Commercial Mineral Deposits (1996); (2) Major Transportation Corridors Plan (2004); (3) El Paso County Wildlife Habitat Maps and Descriptors (1996); (4) Municipal Airport Part 150 Noise Study (1990); (5) Meadow Lake Airport Part 77 Study (1990); (6) El Paso County Parks and Leisure Services Department Master Plan (2005).
- Small Area Plans including: (1) Woodmen Valley Land Use Plan (1977); (2) Ute Pass Comprehensive Plan (1982); (3) Highway 94 Comprehensive Plan (1985); (4) Black Forest Preservation Plan Update (1987); (5) South Central Comprehensive Plan (1988); (6) Ellicott Valley Comprehensive Plan (1989); (7) Southwestern (Highway 115) Comprehensive Plan (1990); (8) Falcon/ Peyton Comprehensive Plan (1993); (9) Midland/Fountain Creek Parkway Corridor Plan (1989); (10) Tri-Lakes Comprehensive Plan (1999).
- Drainage Basin Plans and Studies including: (1) Drainage Basin Master Plan (1984); (2) Windmill Gulch Master Drainage Plan (1985); (3) Black Squirrel Creek Drainage Basin Planning Study (1989); (4) Drainage Basin Delineation and Naming Study (1986); (5) Middle Tributary Drainage Basin Planning Study (1987); (6) Monument Branch Drainage Basin Planning Study (1987); (7) Little Johnson/ Security Drainage Basin Planning Study (1988); (8) Pine Creek Drainage Basin Planning Study

(1988); (9) Updated Drainage Basin Identification and Fee Estimation (1988); (10) Black Forest Drainage Basin Planning Study (1989); (11) Big Johnson Drainage Basin Planning Study (1991); (12) Windmill Gulch Drainage Basin Planning Study (1991); (13) Fishers Canyon Drainage Basin Planning Study (1991); (14) Big Johnson/ Crews Gulch Drainage Basin Planning Study (1991); (15) Cottonwood Creek Drainage Basin Planning Study (1992); (16) Dirty Woman Creek and Crystal Creek Drainage Basin Planning Study (1993); (17) Sand Creek Drainage Basin Planning Study (1996).

- Sketch Plans including: (1) Arrowwood IV (1992) MP-82-001; (2) Palmer Park Business Center (1982) MP-82-005; (3) Constitution Hills (1983) MP-83-003; (4) Trend Development (Northcrest 2) (1983) MP-83-005; (5) High Meadow Lakes (Forest Lakes) (1984) MP-83-011; (6) Paint Brush Hills (1984) MP-84-003; (7) Loft (Revision) (1984) MP-84-005; (8) Constitution Hills North (Revision) (1984) MP-84-006; (9) Stratton Landing (1984) MP-84-015; (10) Bradley Ranch (Revised) (1984) MP-84-018; (11) The Trails (1984) MP-84-019; (12) Gleneagle (1985) MP-84-020; (13) Marksheffel Centre (1985) MP-84-022; (14) Charter I Center (1985) MP-84-024; (15) Space Age Technological Centre (1985) MP-85-001; (16) Eastside Industrial Park (1985) MP-85-003; (17) Interchange Investment (Revised) (1985) MP-85-008; (18) Constitution Hills (Revised) (1985) MP-85-009; (19) Colorado Centre (Revised) (1985) MP-85-011; (20) Heather Hills (1986) MP-86-002; and (21) Gleneagle - Shoppes at the Glen (1994) MP-94-001.

Notes:

- Prior to 1986 Sketch Plans could, but did not routinely, amend the County Master Plan.
- As of 6/26/86, by regulation Sketch Plans no longer could amend the Master Plan and must be approved by the Board of County Commissioners.

(C) El Paso County Advisory Documents

- Manuals including: (1) Landscape Design Manual
- Access Management Plans including: (1) US Highway 24 Access Management Plan
- Sub-Regional Transportation Plans including: (1) Falcon Area Regional Transportation Plan; (2) Marksheffel Road Regional Transportation Plan
- EPC Strategic Plan
- Local committee processes including (1) PC and BOA Bylaws; (2) Board of County Commissioners operating procedures
- Operational Design

(D) Other Regionally Significant Plans and Publications

The following is an annotated listing of some of the plans, regulations, and other documents which are not elements of the El Paso County Master Plan, but which might reasonably have an impact on issues of regional growth and annexation:

(1) Municipal

(a) Colorado Springs

City of Colorado Springs Comprehensive Plan (1991) This is a policy-only document which updates previous versions. It includes major themes, goals and policies organized under topical headings and implementation recommendations.

- General Land Use and Public Facility Plan -Phase 1: Annexation Guide (1988). This document specifically addresses the statutory planning and annexation requirements of Senate Bill 45 and includes a "three-mile" land use classification map.

(b) Other Municipalities

- Fountain Comprehensive Plan (1984)
- Manitou Springs Comprehensive Plan
- Monument Comprehensive Plan (1984)
- Palmer Lake Comprehensive Plan (1983)
- Green Mountain Falls Comprehensive Plan

(2) Regional Plans

- Pikes Peak Area Council of Governments Long Range Transportation Plan
- PPACG Transportation Improvement Plan (TIP)
- PPACG Water Quality Management Plan for the Pikes Peak Region
- PPACG Air Quality Management Plan for the Pikes Peak Region

(E) Maps

- Regional Habitat Conservation Plan (HCP) and Maps (not finalized)
- National Wetlands Inventory. Prepared by the Office of Biological Services, U. S. Department of the Interior, Fish and Wildlife Service. Available from the U. S. Fish and Wildlife Service, Denver, Co.
- Vegetation Map (used for Wildfire Hazard)
- Noxious Weeds Maps

(F) Other Local Guidelines, Regulations and Documents

- Special District Guidelines and Requirements (adopted 1/27/94 Resolution 94-25) including: (1) Special District Policies (2004, 2005); (2)

Local Improvement District Guidelines (1998); (3) Special District Guidelines and Requirements (1994)

- El Paso County Board of Health and Department of Health and Environment Regulations including: (1) OWS Regulations; (2) Air Quality Regulations; (3) Mosquito Control Regulations, adopted March 23, 2003; and (4) Guidelines for Subdivision Water Supply Reports, Colorado Division of Water Resources
- Colorado Department of Health Regulations, including but not limited to: (1) Colorado Air Pollution Prevention and Control Act CRS 25-7-102 and related regulations adopted by the Air Quality Control Commission; (2) CDPHE Regulations 22-Site Approval; (3) Colorado Primary Drinking Water Regulations 5CCR1003-1 [The State Board of Health, pursuant to Part I of Title 25, Colorado Revised Statutes, has promulgated the Colorado Primary Drinking Water Regulation to assure the safety of public drinking water supplies, and to enable the State of Colorado to assume responsibility for enforcing the standards established by the federal Safe Drinking Water Act (*Public Law 93-523), as amended.]; (4) CDPHE Regulations Pertaining to Solid Waste Disposal Sites (6 CCR 100702).
- The Pikes Peak Regional Building Code
- The Federal Emergency Management Agency Flood Insurance Study El Paso County, Colorado and Incorporated Areas, with accompanying Flood Insurance Rate Maps and any amendments
- Environmental and Engineering Geologic Map for Land Use (circa. 1975). Compiled by Dale M. Cochran for Charles S. Robinson Associates, Inc. Available from the DSD.

Appendix A Relationship to Other Documents and Regulations
Effective Date: 04/02/2007
Adopted Date: 10/12/2006
REVISION (1) 12/18/2008
Section A.1.6 -A.1.6