

UNIFIED DEVELOPMENT CODE



City of Cheyenne

Adopted January 23, 2012

Effective April 30, 2012

Last Amended November 9, 2017

PLAN CHEYENNE
IMPLEMENTATION

UNIFIED DEVELOPMENT CODE

Article 1 General Provisions

1.1	Overview	1-2
1.2	Review Authorities	1-4
1.3	Administration and Enforcement	1-7
1.4	Interpretation	1-10

Article 2 Applications, Procedures and Criteria

2.1	Divisions of Land	2-2
2.2	Zoning Applications	2-10
2.3	Appeals and Relief	2-22
2.4	Text Amendments and Annexations	2-26

Article 3 Impact Studies

3.1	Transportation Impact Studies	3-2
3.2	Drainage Impact Studies	3-11
3.3	[RESERVED]	3-22

Article 4 Subdivision Regulations

4.1	General Provisions	4-2
4.2	Community Facilities and Fees	4-3
4.3	Transportation Networks and Street Designs	4-8
4.4	Open Space Systems	4-37
4.5	Required Improvements and Engineering Specifications	4-42

Article 5 Zoning Regulations

5.1	General Provisions	5-2
5.2	Rural and Agriculture Districts Standards	5-21
5.3	Residential Neighborhood Districts Standards	5-22
5.4	Commercial and Mixed-Use Districts Standards	5-26
5.5	Industrial Districts Standards	5-35
5.6	Special Purpose and Overlay Districts Standards	5-36
5.7	Specific Use Standards	5-47
5.8	Supplemental Provisions	5-52

Article 6 Design Regulations

6.1	General Provisions	6-2
6.2	Parking, Lot Access and Circulation	6-2
6.3	Landscape Standards	6-11
6.4	External Lighting	6-17
6.5	Signs	6-18
6.6	Residential Design Standards	6-25
6.7	Small-scale Commercial and Mixed-use Design Standards	6-34
6.8	Large-scale Commercial Design Standards	6-41
6.9	General Commercial Design Standards	6-44

Article 7 Form-Based Codes

7.1	General Provisions	7-2
7.2	Planning and Community Design Standards	7-5
7.3	Lot and Building Type Standards	7-6
7.4	Use Standards	7-13
7.5	Site and Building Standards	7-17

Appendices

A	Resources, Guides and Industry Standards	A-2
B	Design Guidelines	A-3
C	Transportation Worksheet	A-4
D	[Reserved]	A-8
E	Pedestrian and Bicycle Guidelines	A-9
F	Guidelines for Preparing a Joint Parking Study	A-20
G	Streetscape Design, Planning and Maintenance Guidelines	A-21
H	[Reserved]	A-30
I	[Reserved]	A-31
J	[Reserved]	A-32
K	Amendments	A-33
L	RUCAOs and PUDs	A-37