

**WELCOME TO**



**PUBLIC HEARINGS**

***USE BY SPECIAL REVIEW*** - requests a specific use on a property, which may be compatible with adjacent uses and zoning, based on *specific design and management practices*.

***HOW USE BY SPECIAL REVIEW APPLICATIONS ARE EVALUATED***

The following are the only criteria, other than State or Federal law, which staff, the Planning Commission, and the Board of County Commissioners can use to evaluate a project.

***USE BY SPECIAL REVIEW APPROVAL CRITERIA  
from Section 21 of the Douglas County Zoning Resolution,  
available @ [www.douglas.co.us](http://www.douglas.co.us)***

Recommendations are based upon the following criteria, plus input from expert referral agencies (generally those providing service to the proposed project):

- 2102.01 complies with the minimum zoning requirements of the zoning district in which the special use is to be located, as set forth in this Resolution;
- 2102.02 complies with the requirements of this Section 21;
- 2102.03 complies with the Douglas County Subdivision Resolution;
- 2102.04 will be in harmony and compatible with the character of the surrounding areas and neighborhood;
- 2102.05 will be consistent with the Douglas County Comprehensive Master Plan, as amended;
- 2102.06 will not result in an over-intensive use of land;
- 2102.07 will not have a material adverse effect on community capital improvement programs;
- 2102.08 will not require a level of community facilities and services greater than that which is available;
- 2102.09 will not cause significant air, water, or noise pollution;
- 2102.10 will be adequately landscaped, buffered, and screened;
- 2102.11 will have a sufficient water supply in terms of quantity, dependability and quality as determined in conformance with the standards set forth in Section 18A, Water Supply – Overlay District, herein; and
- 2102.12 will not otherwise be detrimental to the health, safety, or welfare of the present or future inhabitants of the County.