

15-03-08 Open Space District

A. Purpose. The intent of the OS Open Space Zone is to establish large areas in the City where only open and generally undeveloped lands are to be permitted. Development of a comprehensive network of permanent, multi-functional, publicly and privately owned open spaces shall be encouraged. Restrictions in this zone are designed to prevent the encroachment of residential, commercial, and industrial uses into these open space areas which would be contrary to the objectives and characteristics of this zone.

B. Frontage Requirements. The parcel of land must have frontage on a publicly dedicated road of at least 24 feet.

C. Development Review. All development within the OS District shall be reviewed and approved by the Planning Commission. The Planning Commission shall review all requests for public facilities, including parks, pavilions, trails, equestrian areas, indoor/outdoor recreation centers within this District. During the review, the Planning Commission shall set appropriate building height, size and setback requirements for each specific development proposal. Development shall be landscaped as determined appropriate by the Planning Commission upon consultation with the Parks and Recreation Department and in compliance with the City's Water Efficient Landscaping Ordinance.

D. Maintenance Of Facilities. At the discretion of the Planning Commission, a legal submission may be required which sets forth a plan or manner of permanent care and maintenance of all open space and other facilities provided in the site plan. No such instrument shall be acceptable until approved by the City Attorney as to legal form and effect, and the Planning Commission as to suitability for the proposed use of the open space and subject facilities. In the event the open space and other facilities are not maintained in a manner consistent with the approved site plan, the City may at its option cause such maintenance to be performed and assess the costs to be affected property owner(s) or responsible association.