

ARTICLE VIII. Development Approval Procedures
 DIVISION A. General/Common Procedures

Sec. 10-590. Review Authority

This section establishes review authority under this Unified Development Code. Specific requirements for each type of application or permit are contained within this code. The following table summarizes the decision-making authority of each review body.

Table 10-590 Summary of Review Authority

Application Or Permit	Building Official	Historic Preservation Officer	Development Services Engineer / Traffic Engineer	Planning Director / MPO Executive Director	Historical Preservation Board	Construction Board of Adjustment & Appeals	Zoning Board of Adjustment (ZBA)	Planning Commission	City Council	Division
Zoning										
Annexation				R				{R}	{D}	Article X., Div. A
Broadcasting/Comm. Towers (SUP)				R				{R}	{D}/{A}	Article III., Div. C
Broadcasting/Comm. Towers (Admin)				R/D				{A}	{A}	Article III., Div. C
Special Exceptions (Zoning)				R			{D}			Article X., Div. A
Special Use Permit				R				{R}	{D}{A}	Article IX., Div. A
UDC Text Amendment				R				{R}	{D}	Article VIII., Div. B
Thoroughfare Closure/Street Name Change				R				{R}	{D}	Article V., Div. F
Variance to Zoning				R			{D}			Article VIII., Div. F
Zoning Code Interpretation				D			{A}			Article VIII., Div. G
Zoning Map Amendment (Rezoning)				R				{R}	{D}	Article VIII., Div. C
Platting										
Administrative Plat				R/D				{A}	{A}	Article VII., Div. D
Final Plat				R				{D}	{A}	Article VIII., Div. D
Master Street Plan Dedication			R					{D}	{A}	Article V., Div. A
Preliminary Plat				R				{D}	{A}	Article VIII., Div. D
Private Streets/Alleys/Ways			R					{D}	{A}	Article V., Div. D
Street Connectivity			R					{D}	{A}	Article V., Div. C
Subdivision Improvements			R					{D}	{A}	Article IV., Div. A

ARTICLE VIII. Development Approval Procedures
 DIVISION A. General/Common Procedures

Application Or Permit	Building Official	Historic Preservation Officer	Development Services Engineer / Traffic Engineer	Planning Director / MPO Executive Director	Historical Preservation Board	Construction Board of Adjustment & Appeals	Zoning Board of Adjustment (ZBA)	Planning Commission	City Council	Division
Waiver of Development Exactions			R	R				{R}	{{D}}	Article IV., Div. A
Development										
Drainage/Utility Improvements			R/D						{A}*	Article VII., Div. A
Erosion Control			R/D							Article VII., Div. C
Master Street Plan Amendment				R				{R}	{D}/{A}	Article V., Div. A
R = Review or Recommendation D = Decision A = Appeal { } = Decision following a Public Hearing *Except as noted in the relevant Ordinance Section										
Off-Street Parking/Loading			R/D	R		{A}	{			Article VI., Div. E
Shared Parking Agreements			R/D						{A}*	Article VI., Div. E
Sidewalks			R/D						{A}*	Article V., Div. E
Street Design Standards			R/D						{A}*	Article V., Div. B
Traffic Impact Analysis			R/D						{A}*	Article V., Div. G
Permitting										
Alcoholic Beverage Permit				R/D					{A}*	Article III., Div. H
Certificate of Occupancy	R/D									Article I., Div. A
Flooding & Flood Damage Development Permit	R		R/D			{A}				Article VII., Div. F
Gated Developments			R/D						{A}*	Article IV., Div. C
Grading Permit			R/D			{A}				Article IX., Div. C
Historic District Permit Review		R/D		R	R				{	Article XI., Div. B
Outdoor Transient Vendor				R/D			{A}			Article VIII., Div. E
Verify Building Sites Are Platted	R/D									Article I., Div. A
Private Driveway Permit/Variance			R/D						{A}*	Article V., Div. D
Sexually Oriented Business License				R/D			{A}			Article III., Div. C

ARTICLE VIII. Development Approval Procedures
 DIVISION A. General/Common Procedures

Application Or Permit	Building Official	Historic Preservation Officer	Development Services Engineer / Traffic Engineer	Planning Director / MPO Executive Director	Historical Preservation Board	Construction Board of Adjustment & Appeals	Zoning Board of Adjustment (ZBA)	Planning Commission	City Council	Division
Sign Permit		R		R/D					{A}*	Article IX., Div. D
Temporary Use Permit				R/D			{A}			Article IX., Div. B
Historic Preservation										
Certificate of Appropriateness		R		R	{R}{D}				{{A}}	Article XI., Div. B
Designation of Historic Landmark		R		R	{R}{D}				{	Article XI., Div. A
R = Review or Recommendation D = Decision A = Appeal { } = Decision following a Public Hearing *Except as noted in the relevant Ordinance Section										

(Ord. No. 0-2014-97; 10/22/14) (Ord. No. 0-2018-17; 2/14/18)

Sec. 10-591 – 599. Reserved