

17.30.020 - PL-1 District.

- A. Permitted Uses. Uses permitted by right in the PL-1 District are:
1. Active and developed parks, recreation center and facilities and related uses including, but not limited to, restrooms, parking and drives, information kiosks and maintenance and storage buildings;
 2. Facilities for cultural/art uses, community events and other civic uses;
 - 3 All municipal and/or quasi-municipal facilities or utilities;
 4. Educational facilities; and
 5. Public improvements and public right-of-way.
- B. Development Standards. Development standards for the PL-1 District are as follows:
1. Maximum Height: Fifty (50) feet;
 2. Minimum Front Yard Setback: A minimum of fifteen (15) feet from the property line; twenty-five (25) feet if abutting an arterial street. However, for property within the Downtown Overlay District (see [Chapter 17.42](#)), setbacks shall be governed exclusively by the standards set forth in Section [17.42.060](#).
- C. Use by Special Review. Applications for use by special review shall be evaluated under Section [17.39.010](#) of the Code, provided that Section [17.38.040](#) shall have no application. Uses permitted by special review in the PL-1 District are as follows:
1. Buildings, structures or other permanent improvements privately owned and operated, which must be open for public use;
 2. Special district buildings and structures (C.R.S. Title 32); and
 3. Any building or structure more than fifty (50) feet in height, but not to exceed seventy-five (75) feet in height.

(Ord. No. [2023-007](#), § 14, 4-4-2023; Ord. No. [2019-028](#), § 2, 9-17-2019)