



# Hall County Regional Planning Commission

Wednesday, February 01, 2012  
Regular Session

## Item F7

### Text Addition to Chapter 36

*Insert a narrative here*

Staff Contact:

## **Agenda Item #9**

### **PLANNING DIRECTOR RECOMMENDATION TO REGIONAL PLANNING COMMISSION:**

January 16, 2012

**SUBJECT:** *Concerning proposed amendments to Chapter 36 of the Grand Island City Code (Zoning) in the following area: §36-46 – Airport Approach and Turning Zones. (C-10-2012GI)*

### **PROPOSAL:**

When the Grand Island Zoning regulations were updated and reconfigured in 2004 a section on airport zoning appears to have been left out. This section is the specific authority for the City to regulate the height of structures based on their proximity to the airport and the turning radii of plane and flight paths based on the runway location.

The regulations apply to the entire zoning map as an overlay created using maps provided to the airport and the City by the Nebraska Department of Aeronautics. City Staff is suggesting that the following language be added back into the zoning regulation as §36-46 – Airport Approach and Turning Zones.

#### **§36-46 Airport Approach and Turning Zones**

*(A) Height Restrictions: Notwithstanding height restrictions specified for any specific zone set forth herein, no building, vegetation, or use of land shall be constructed, moved in, or permitted to grow to a height exceeding the limits indicated on the zoning map entitled "Airport Approach and Turning Zone" as shown on a zoning map prepared by the Nebraska Department of Aeronautics, Engineering Division, dated November 12, 1974, revised January 17, 1985 and as amended July 17, 2002, by the Nebraska Department of Aeronautics Engineering Division for the Central Nebraska Regional Airport, Grand Island, Nebraska, and on file with the city clerk, which is part of this ordinance.*

The July 17, 2002 map is the most current map provided by the Nebraska Department of Aeronautics.

### **OVERVIEW:**

This overlay zone is in place to protect the airport and the economic benefit of having an airport in the City. Contrary to popular belief the Federal Aviation Administration does not regulate the height of structures around airports. They do regulate the type of aircraft that can land at various airports and whether the airport is rated for instrument landings. They make the decisions about the type of planes and instrumentation based in part on what obstructions exist in the air space around the airport.

Readopting these regulations will enable to the City to protect the airport.

The Nebraska Department of Aeronautics is currently working on new model regulations for Airport Zoning. They will be holding hearings on those proposed regulations this spring and it is likely that we will be considering additional changes to this section in the coming months.

**RECOMMENDATION:**

That the Planning Commission recommend approval of the proposed changes to the Grand Island City Council.

\_\_\_\_\_ Chad Nabity AICP, Planning Director