

9. AFBP-O, Air Force Base Protection Overlay District

- a. **Purpose.** The AFBP-O air force base protection overlay district is intended to provide protection to McConnell Air Force Base through site development regulations for properties adjacent to the air force base that limit the risk of terrorist activities from threatening the air force base and its personnel.
- b. **Official map.** The location and boundaries of the AFBP-O air force base protection overlay district shall be shown on the Official Map. All notations, dimensions, and designations depicted on the Official Map shall be a part of these regulations.
- c. **Property development standards.** All structures within the AFBP-O air force base protection overlay district shall be limited to a maximum height of 25 feet.
- d. **Nonconformities.** All structures legally established on a property within the AFBP-O air force base protection overlay district prior to the effective date of this regulation shall be considered permitted uses under this overlay district and may be replaced, substantially altered, repaired or rebuilt to a height not exceeding the existing structure height.
- e. **Zoning Adjustments.** The Planning Director, with the concurrence of the Zoning Administrator, shall have the authority to approve a zoning adjustment to the property development standards of the AFBP-O air force base protection overlay district as specified in Section V-I.2.o.

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- o. Increasing maximum height permitted by the property development standards of the AFBP-O air force base protection overlay district, but in no event shall an adjustment be granted that permits a structure height in excess of the height permitted by the underlying zoning district. In addition to the Zoning Adjustment Criteria contained in Sec. V-I.6., the following criteria shall be used to evaluate adjustment requests: a line-of-sight analysis shall demonstrate that the proposed structure height does not provide a view of any portion of the air force base for a person located at any point on the structure that exceeds the height permitted by this overlay district given existing topography and the location and height of existing structures and/or vegetation.