

# Helpful City of Flagstaff Zoning and Development Links

**GIS Public Portal** on the City of Flagstaff website: <https://map-flagstaff.opendata.arcgis.com/>.

- Includes maps for Zoning, transportation, parking, neighborhoods, floodplains, and much more
- **Zoning:** <https://gis.flagstaffaz.gov/portal/apps/sites/#/opendata/app/e875b6af210e466095227070ee2ccc94>
  - The magnifying glass (**red circle**) searches by **parcel address or APN**
  - **The stack of papers (blue circle) turns on/off map layers** (Address, Zoning, Historic Districts, Incentive/Tax Districts, Sign Districts, Parking Districts, Zoning Overlays, Lighting Zones, Parcels)
  - The four squares (**green circle**) shows **satellite imagery** and **changes the base map**



**Zoning Code:** <https://www.codepublishing.com/AZ/Flagstaff/>. *Click on the plus sign to "City Code," and go to Title 10)*

- **Permitted uses and standards by zone**
  - [10-40.30.030](#) Residential Zones
  - [10-40.30.040](#) Commercial Zones
  - [10-40.30.050](#) Industrial Zones
  - [10-40.30.060](#) Public and Open Space Zones
  - [10-40.40](#) Transect Zones  
([10-50.110](#): Specific to Building Types; [10-50.120](#): Specific to Private Frontages)
- **Other topics:**
  - [10-20.40](#) Permits and Approvals
  - [10-20.40.150](#) Temporary Use Permits
  - [10-20.60](#) Nonconforming Provisions
  - [10-20.70](#) Variances
  - [10-30.30](#) Heritage Preservation
  - [10-30.60](#) Site Planning Design Standards
  - [10-50.20](#) Architectural Design Standards
  - [10-50.30](#) Building Height
  - [10-50.40](#) Encroachments
  - [10-50.50](#) Fences and Screening
  - [10-50.60](#) Landscaping Standards ([Appendix 3](#): City of Flagstaff Landscape Plant List)
  - [10-50.70](#) Outdoor Lighting Standards
  - [10-50.80](#) Parking Standards
  - [10-50.90](#) Resource Protection Standards
  - [10-50.100](#) Sign Standards
- **Specific Uses**
  - [10-40.60](#) Specific to Uses (includes uses not listed below)
  - [10-40.60.020](#) Accessory Buildings and Structures
  - [10-40.60.030](#) Accessory Dwelling Units (ADUs) (See [10-80.20.010](#) for definitions of ADU types)
  - [10-40.60.180](#) Home Occupations
  - [10-40.60.250](#) Mini-Storage Warehousing
  - [10-40.60.260](#) Mixed Use
  - [10-40.60.280](#) Planned Residential Development
  - [10-40.60.310](#) Telecommunication Facilities

**Comprehensive Planning:** <https://www.flagstaff.az.gov/1342/Comprehensive-Planning>

- Regional Plan 2030: <https://www.flagstaff.az.gov/2945/The-Plan>
- Interactive Web Map that shows current and future Activity Centers, streets, trails, and more  
<http://flagstaff.maps.arcgis.com/apps/MapSeries/index.html?appid=2111c45a846447aabdc3fc1d06c61aa3>
- Completed Specific Plans: <https://www.flagstaff.az.gov/1344/Completed-Area-Plans>

# Permits, Development Applications, and More

Community Development Homepage: <https://www.flagstaff.az.gov/10/Community-Development>

## Current Planning

<https://www.flagstaff.az.gov/150/Current-Planning>

- Applications
  - Concept/Site Plan Packet
  - Subdivision Platting Packet
  - Zoning Map/Minor Regional Plan Amendment
  - Concept Zoning Map Amendment
  - Major Regional Plan Amendment
  - Conditional Use Permit
  - Annexation
  - Appeal for Board of Adjustments
  - Outdoor Lighting
  - Parking Lot Maintenance
  - Pre-Application Meeting
- Planner of the Day Information

## Building Safety

<https://www.flagstaff.az.gov/494/Building-Safety>

- Adopted Building Codes and Amendments
- Applications
  - Residential & Commercial Building Permit
  - Demolition Permit
  - Over-The-Counter Permits (plumbing, electrical, mechanical, roofing)
  - Manufactured or Factory-Built Permit Application
- Building Inspections
  - Forms
  - How to Schedule a Building Inspection
  - Information on electronic permitting and building inspection protocol
- Other information
  - Estimated Building Permit fees
  - Permitting Unpermitted Construction
  - Link to Fire Sprinkler and Alarm Systems permit (Flagstaff Fire Department)
  - Stormwater Resources for Contractors
  - Building Plan Reviewer of the Day

## Code Administration and Permitting

<https://www.flagstaff.az.gov/618/Code-Administration-Permitting>

- Appeal (for prior Zoning Code Administration and Board of Adjustment decisions)
- Minor Improvement Permit
- Outdoor Lighting Permit
- Permanent Sign Permit
- Temporary Wall Banner Permit
- Variance
- Request for Zoning or Subdivision Code Interpretation
- Sidewalk Encroachment Permit
- Temporary Use Permit
- Civic/Non-Profit Banner Reservation Application
- Zoning Code Text Amendment Application
- Zoning Verification Letter

## Engineering

<https://www.flagstaff.az.gov/1494/Engineering-Applications>

- Grading Permit Application and Certification Forms
- Civil Construction Plan Submittal and Processing
- Public Improvements Permit
- Permit to Work in Public Right of Way or Easements
- Temporary Encroachment in Right of Way
- Guidelines for Preparing the Engineer's Estimate for Land Development
- Parking Lot Maintenance Permit
- Materials Approval Requirements
- Stockpile Permit
- Wireless Facility Permit
- Link to Stormwater Forms and Information

### Engineering Design Standards:

<https://www.flagstaff.az.gov/482/Engineering-Design-Standards>