

Sample Reference documents:

Municipality	State	Pages	Population (000)	Size/Sq Mi	Link	Intro/purpose
Antioch	Ca	50	112	~30	antioch_ca	Simple Site Planning introduction provides simple, clear summary
Boulder	Co	313	110+	26.32	Boulder_co	Very academic. Not easy to follow
Cloverdale	Ca.	12	9	3.13	Cloverdale_Ca	Succinct guidelines for specific areas within town
Estes Park	Co				EstesPark_Co	Outline includes slopes, trails, signage and RV parks
Note: Estes Park recently underwent a major rework of its Development Code...						
Lindon	Utah	48	~11	8.5	Lindon,Ut	Lots of architectural detail including color palettes
Longmont	Co	55	100+		Longmont_Co	Very detailed handbook to guide developers through process
Silverthorne	Co.	12 and 14	5	4	Silverthorne_Destination Commercial Silverthorne_Core District	Brief guidelines for each area
Note: Silverthorne has different Design Guides for different areas.						
Dillon	Co.	46	1	2.3	Dillon_Co	Highly detailed guidelines Clearly defined terms/Pics
Lafayette	Co.	41	30	9.41	Lafayette_Co	Potentially helpful landscape guidelines and building siting
Westminster	Co.	17	115	34	Westminster_Co	Includes public art section Requirement for masonry walls for shielding
Idaho Springs	Co.	~20	2	2.8	IdahoSprings_Co	Parking is a high priority in Idaho Springs
Sec. 21-201. - Application of building and site design standards. The decision making body as indicated in Article IV of this Chapter will evaluate each proposal based on these standards and the context within which each project is located. The standards are intended to be specific enough to guide development, but not so specific as to preclude creative design solutions. Applicants must conform to the design standards in this Chapter unless it can be demonstrated that an alternative meets one (1) or more of the following conditions: 1. The alternative better achieves the stated intent; 2. The intent cannot be achieved by application of the standard in this circumstance; 3. The effect of other standards will be improved by not applying a particular standard; 4. Strict application or unique site features make the standard impractical.						
Frederick	Co.		14	15	Frederick_Co_Land Use Code outline Frederick Downtown Design Guide	Clear, straight-forward and relatively brief Downtown guidelines

					Frederick process	Simple process flow chart
Erie	Co.	350	20	27	Erie Co	Extremely detailed and strict. Could be used as a reference document to drill down on uncertain interpretations of our local guidelines
Loveland	Co.	21	79	35	Loveland Co	Beautifully laid out, highly pictorial and uses simple, easily understood language. Could serve as an aspirational model for our permanent guidelines.
Ward	Co.	0	0.16	0.54	None - and it shows	
Nederland	Co.	65	1.5	1.5	Nederland Co	Very focused on historical authenticity
Note: Nederland's design guidelines contain several pages of history and the standards are heavily influenced by historical building designs.						
Lyons	Co.	39	2.2	1.4		
Blackhawk	Co.	61	0.2	2.7	Blackhawk Co	Driven by history and gambling.
Asheville	N. C.	46	91		Asheville NC	High level check list

Washington State		Multiple communities	Washington State mixed use best practices
Salem	Mass	History oriented purpose statement	Salem Mass history driven
Blackhawk	Co.	Pre-land Use Application Review process	Blackhawk Blackhawk Process

Note from Wikipedia on Blackhawk: The town has been in heated competition for gambling revenue with its neighbor Central City since casinos opened in both towns in 1991. Development of the area down Clear Creek from the historic Black Hawk townsite lining [State Highway 119](#) has flourished. Gamblers from Denver pass the Blackhawk casinos before they arrive at Central City, and, as a result, Black Hawk has realized much more revenue from gambling than Central City. Gambling in Black Hawk also benefits from less restrictive [zoning](#) codes; while Central City until recently limited building heights to 53 feet (16 m) to preserve the historic character of the town, Black Hawk has no such limits. In an attempt to close the competitive gap, Central City built the [Central City Parkway](#) from [Interstate 70](#) near [Idaho Springs](#) as an alternative route, leading guests first to Central City, and then to Black Hawk. The Central City Parkway opened November 19, 2004. However, Black Hawk continues to have three times the number of casinos, and generates more than seven times the gambling revenue that Central City does.^[17]

Identified needs for Lyons guidelines:

- Drainage
- Water access
- Wastewater access