

## APPENDIX B – ZONING ORDINANCE AMENDMENTS

ORDINANCE #	CHANGE, ADDITIONS, DELETIONS	ADOPTED DATE
86-9-4	Prohibiting off-site signs (billboards). Also declaring an emergency and providing penalties for the violation	09/25/1986
87-6-5	Adopting the Cave Creek Zoning Ordinance	06/29/1987
88-2	Amending Zoning Code by amending Zoning Map by changing the zoning classification in rezoning Case CCZ-87-01 from Multiple Family Residential (R-5) and Rural Zoning District (Rural 70) to Planned Center Zoning District (C-S) and providing development conditions and penalties	04/18/1988
88-14	Amending Zoning Code by amending Zoning Map Zoning Classification R1-18, Single Family Residential to C-2, Intermediate Commercial as Petitioned In Rezoning Case Z88-002	08/01/1988
88-18	Amending the Zoning Code by adding Domestic Microbrewery as Special Use	09/06/1988
88-24	Amending Zoning Code by deleting the Minimum Five Gross Acre Requirement for Planned Development Overlay Zoning District, and amending Article XXII-B, Section 2202-B.1, Section 2205-B.1 and 6	12/05/1988
89-1	Amending Zoning Code and Maps and Classification of certain real property from County Rural-43 to Cave Creek Rural-43	01/03/1989
89-6	Amending Zoning Districts Map by changing zoning classification of certain real property from R-5 & C-2 to C-2P.D.	05/01/1989
89-8	Amending Zoning Code, Article XIII, Section 1302(5.A) by inserting the Outdoor Lighting Code; Amending Article XVIII, Section 1802, Paragraphs 5 and 10, Article XXI, Section 2109(1), Article XXII-A, Section 2201-A, Article XXIII, Section 2317(20)	05/01/1989
89-11	Amending Zoning Code by changing the definition of Home Occupation in Article II, Section 202-36, by adding new Section 2320, Home Occupations to Article XXIII, General Provisions	07/05/1989
89-12	Amending the Zoning Code and Zoning Districts Map by extending and increasing the corporate limits of the Town of Cave Creek by annexing thereto certain territory contiguous to the existing Town limits.	07/12/1989
89-13	Amending Zoning Code, Article XVIII (C-2), Section 1808 regarding Outside Storage and Displays	07/05/1989

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ORDINANCE #	CHANGE, ADDITIONS, DELETIONS	ADOPTED DATE
89-15	Amending Zoning Code by amending Zoning District Maps by changing zoning classification of certain real property to C-3P.D. (Precise), C-3 P.D. (Concept), I-1P.D. (Concept)	08/07/1989
89-16	Amending Ordinance 89-8 And Zoning Code, Article XXVII, Section 2701 (D) regarding affirmative vote of the Board of Adjustment	08/07/1989
89-17	Amending Zoning Code and Zoning District Maps by establishing the zoning classification of certain real property to (Rural-43, R1-35 R.U.P.D.C-2, Manufactured House Residential Overlay (M.H.R.))	10/02/1989
89-18	Amending Zoning Code and Zoning District Map by extending and increasing the corporate limits of the Town by annexing thereto certain territory contiguous to the existing Town limits.	10/02/1989
90-1	Amending Zoning Code by amending Zoning District Maps by establishing the zoning classification of certain real property to R1-35 AND R1-35 S.U.P (Mobile Home Subdivision)	01/02/1990
90-2	Amending Zoning District Maps by removing the Manufactured Housing Overlay Zoning (MHR) from a certain one acre parcel of real property located in the Town	03/05/1990
90-5	Pursuant to Article XXVIII, Section 2801 of the Town Zoning Ordinance Amending Article XXIV, Section 24, by providing for a Special Use Permit in Zoning District C-1, C-2 and C-3 for the use of limited Small Scale and Specialty Food Preparation Shops	03/05/1990
90-31	Amending Zoning Code, Article III, Section 309 Unlawful Uses; Article IV, Section 402(17) Outdoor Lighting Code; Article VII, Section 702.11 Outdoor Lighting Code; Article XV-A, Deleting Senior Citizen Overlay Zoning; Article XII, Section 1202.3.A regarding outdoor lighting code; Article XVIII, Section 1802.38 Deleting; Article XXII, Section 2313.C changing Zoning Inspector to Zoning Administrator; Article XXIII Section 2313 changing Use Permit to Temporary Use Permit; Article XXIII, Section 2313.4 changing Use Permit to Temporary Use Permit; Article XXIII, Section 2314.5 deleting; Article XXIII, Section 2314.2 changing Use Permit to Special Use Permit; Article XXIV, Section 2401.DD renumbering former Section 1802.38	10/15/1990
91-05	Amending Zoning Code, Article II, Section 202 Rules and Definitions, Article IV, Section 402 Use Regulations and Article XXIV, Section 2401 Special Uses	04/14/1991
91-21	Amending the Zoning Code Article IV (Rural-190) Rural Zoning District; and Amending Article VII (R1-35) Single-Family Residential Zoning District to delete Golf Courses as a permitted use in all Rural and Residential Zoning Districts; and Amending Article XXIV (Special Uses And Unit Plans of Development) to add Golf Courses as a Special Use	10/07/1991

ORDINANCE #	CHANGE, ADDITIONS, DELETIONS	ADOPTED DATE
91-24	Amending the Zoning Code by amending the Zoning Map of the Town by changing the zoning classification in rezoning Case Z-91-1 from Planned Shopping Center Zoning District (C-S) to Intermediate Commercial Zoning District (C-2); providing for repeal of conflicting ordinances; and providing penalties	11/04/1991
91-25	Amending the Zoning Code by amending the Zoning Map by Changing the zoning classification in Rezoning Case Z-91-2 of 12.3 acres from R1-25 and 6.7 acres from Rural 70 to C-2P.D.; providing for repeal of conflicting ordinances	11/18/1991
92-05	Amending the Zoning Code and Zoning District Map by extending and increasing the corporate limits of the Town by annexing thereto certain territory contiguous to the existing Town limits.	04/06/1992
92-06	Amending the Zoning Code of the Town by amending the Zoning District Maps of the Town by establishing the Zoning classification of certain real property to Rural-43 and C-2P.D.	08/31/1992
92-12	Amending the Zoning Code by amending Chapter XXVII procedures related to the Board of Adjustment	10/05/1992
92-13	Amending the Zoning Code of the Town by amending the Zoning District of certain real property to Rural 70	01/04/1993
93-01	Amending the Zoning Code by amending Article XXIV Special Uses and Unit Plans Of Development Section 2401, Special Uses By Adding Lumberyards to the List of Permitted Special Uses	01/04/1993
93-09	Amending the Zoning Code by amending the Zoning District Maps of the Town by changing the zoning classification of certain real property from C-3 and I-1 to Rural-43	04/05/1993
93-15	Amending the Zoning Code by amending Article II "Rules and Definitions" and Article XXII "General Provisions" adding definitions for "Disturbed Area", "Grading", "Landscaping", "Natural State", and prohibiting certain grading within 12' of property line	10/14/1993
94-01	Amending the Zoning Code to require all properties in the C-2 zone larger than 89,000 sq. ft. to meet the requirements of the Planned Development Overlay zone regulations	02/28/1994

ORDINANCE #	CHANGE, ADDITIONS, DELETIONS	ADOPTED DATE
94-13	Adopting "The Cave Creek Zoning Ordinance" by Reference; Establishing Land Use Classifications; Dividing the Town in Zoning Districts Imposing Regulations, Prohibitions and Restrictions for the promotion of Health, Safety, Moral Convenience and Welfare; Governing the Use of Land for Residential and Non-Residential Purposes; Regulating and Limiting the Height and Bulk of Buildings and Other Structures; Limiting Lot Occupancy and the Size of Yards and Other Open Spaces; Adopting a Map of Said Zoning Districts; Prescribing Procedures for Changes of Zoning Districts, Use Permits, Variances and Other Permits; Providing Penalties for the Violation; Providing for Repeal of Conflicting Ordinances; Providing for Severability	06/20/1994
94-18	Amending the Zoning Map by changing the zoning classification for certain properties from D-2.5A To D-5A and from R-70 TO D-2.5A	08/08/1994
95-03	Amending the zoning ordinance by amending the Zoning Map as shown on figure one from D-2.5A to CC	01/03/1995
95-06	Amending the Zoning Code and Zoning District Map by annexing thereto certain territory contiguous to the existing Town limits.	04/10/1995
95-09	Amending the Zoning Ordinance to add a section for Special Events (Section 16-13) and revise ordinance requirements for Temporary Uses and Structures (Section 16-10)	07/05/1995
95-10	Amending the Zoning Ordinance to clarify the minimum lot size requirements for properties in Desert Rural Zoning Districts, to clarify the definition of a Native Habitat Corridor, to clarify Landscaping Requirements and to clarify the approval process for obtaining Sign Permits	06/19/1995
95-16	Amending the Zoning Ordinance of the Town by amending the Zoning District Maps of the Town by changing the zoning classification of certain real property from R-43 to D-2.5A	11/06/1995
95-19	Amending the Zoning Ordinance to temporarily waive Special Use Permit requirements for public utility treatment and generating plants and facilities, including ancillary offices, if the public utility is owned by the Town and the facility is located within the geographic area served by the Town-owned public utility	11/06/1995
95-20	Amending the Zoning Map to change parcel 211-05-007A from Single Family Residential, one dwelling unit per 35,000 sq. ft. (R-35) to Desert Rural Single Family Residential, one dwelling unit per 190,000 sq. ft. (D-5A)	12/05/1995

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ORDINANCE #	CHANGE, ADDITIONS, DELETIONS	ADOPTED DATE
95-21	Amending the Zoning Ordinance to change the Ranch Definition to Increase the number of Large and Medium Animals allowed on a Ranch	12/04/1995
96-01	Amending the Zoning Map to change parcel 211-07-007E from Single Family Residential, Desert Rural Single Family Residential, one dwelling unit per 89,000 sq. ft. (D-2.5A) to one dwelling unit per 35,000 sq. ft. (R-35)	01/16/1996
96-07	Amending the Zoning Ordinance of the Town by changing the zoning classification on certain real property from D-2.5A to Rural-35 and amending the Zoning Map	06/31/1996
96-08	Amending Article 16-9 Special Uses and Appendix A of the Zoning Ordinance to provide for Residential Uses in the Commercial Zoning Districts after approval of a Special Use Permit, and amending Article 16-9 Special Uses to provide for amendments, expiration, conditions, limitations and restrictions, and providing that provisions of this amendment shall expire 120 days after the enactment	09/03/1996
96-15	Amending the Zoning Ordinance of the Town by amending the Zoning District Map of the Town by changing the zoning classification of certain real property located on Mark Way and Linda Drive	10/07/1996
97-07	Amending Zoning Code by adding new 1.75 Zoning District	04/07/1997
97-08	Amending Zoning Code and Zoning District Map by annexing thereto certain territory contiguous to the existing Town limits	04/24/1997
97-13	Amending Zoning Map – parcel on Bella Vista 216-07-048 from D-2.5A to CC	08/18/1997
97-17	Amend Zoning District Maps on lands north of Town limits in Annexation 96-01	10/20/1997
97-21	Change Zoning Maps on two properties to Commercial Core 216-06-212 & 43A (for parking)	01/05/1998
97-22	Change Zoning Maps – Library Site From R-70 to CC	06/16/1997
97-23	Amending Zoning Code Article 16-3 Special Events	06/30/1997
97-24	Adopting the Cave Creek Zoning Ordinance Revised and converted to Microsoft Word format, incorporating changes made to Zoning Code by Ordinance 97-07 and 97-23	01/05/1998
O98-03	Case A-98-3 amending the Zoning Code, Use Districts; Commercial Buffer and Commercial Core site plans for all Commercial properties regardless of size to be reviewed by the Planning Commission and approved by the Town Council – Article 16-3, Sections 6 & 7	05/18/1998
O98-04	Case A-98-4 Amending Article 16-9, Special Uses and Article 16-4, Appendix A requiring Special Use Permits for certain uses wherever Site Plan Approval has previously been required	07/06/1998

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ORDINANCE #	CHANGE, ADDITIONS, DELETIONS	ADOPTED DATE
O98-11	Replacing Zoning Ordinance Article 16-4-14 and 16-4-17 with new Article 16-4-14 Landscaping and Native Habitat Preservation	10/19/1998
O98-12	Amending the Zoning Code Section 16-4-22 Swimming Pools, Paragraph "A"	08/31/1998
O99-05	Amending Zoning Map "The Stable" Tull Studio - (Case Z98-02)	05/31/1999
O99-06	Amending the Zoning Ordinance Article 16-4-10-B - Grading and Grubbing responsibilities to include Saguaro Cactus (Case A-99-3)	07/06/1999
O99-08	Amending the Zoning Ordinance Article 16-5-6-A-3 fences shall not exceed 6 ft. in height (Case A-99-2)	05/03/1999
O99-09	Amending the Zoning Ordinance Article 16-5-6-A Prohibited Signs (Case A-99-1)	09/20/1999
O99-20	Amending Zoning Ordinance, Article 16-3 – Use Districts Section 6 Commercial Buffer (CB) And Section 7 Commercial Core (CC)	11/05/1999
O2000-07	Amending Zoning Ordinance by Amending Ordinance 94-13, Title XV Land Usage, Chapter 154.056 Zoning Access, and Chapter 154.057 Accessory Buildings and Uses, Subsection A: General	12/4/2000
O2000-09	Amending the Zoning Ordinance 94-13, Chapter XV Land Use, Chapter 154.210 through 154.214 Special Events (Case 98-09)	11/20/2000
O2001-01	Extending and Increasing the Corporate Limits of the Town by annexing thereto certain territory contiguous to the existing Town limits of the Town of Cave Creek	03/05/2001
O2001-02	Amending the Zoning Map and Rezoning Julie Terry's property to Commercial Core (CC) based on a Site Plan dated 11/29/00 by PD Architects	04/02/2001
O2002-01	Amending the Zoning Ordinance, Planned Unit Development (PUD) increasing the Lot Coverage for Canyon Ridge Estates	04/15/2002
O2002-02	Adopting the Zoning Ordinance, Chapter One, by reference, Repealing Ordinance No. 97-24 and providing for severability	04/15/2002
O2002-04	Amending the Zoning Ordinance, Planned Unit Development (PUD) increasing the Lot Coverage for Red Dog Ranch	04/15/2002
O2002-05	Amending the Zoning Ordinance, Planned Unit Development, increasing the Lot Coverage for Spur Cross Estates	04/15/2002
O2002-06	Adopting Zoning Ordinance, Chapter Two, by reference, Repealing Ordinance No. 97-24 and providing for severability	06/03/2002
O2002-07	Adopting Zoning Ordinance, Chapter Three, by reference, Repealing Ordinance No. 97-24 and providing for severability	06/03/2002

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<b>ORDINANCE #</b>	<b>CHANGE, ADDITIONS, DELETIONS</b>	<b>ADOPTED DATE</b>
O2002-10	Adopting Zoning Ordinance, Chapter 4 – Zoning Districts and Map by reference – Repealing Ord 94-27, and providing for repeal of conflicting ordinances; providing for severability and providing for a delayed effective date.	10/01/2002
O2002-11	Adopting Zoning Ordinance, Chapter 5 – Single Residence Zoning Districts by reference, repealing Ord. 94-27, and providing for repeal of conflicting ordinances; providing for severability and providing for a delayed effective date.	09/16/2002
O2002-12	Adopting Zoning Ordinance, Chapter 6 – Multiple Residence Zoning Districts, providing for penalties for violation thereof, providing for the repeal of conflicting ordinance, providing for severability and providing for a delayed effective date.	10/07/2002
O2002-13	Adopting Zoning Ordinance, Chapter 7 – Commercial Zoning Districts, providing for penalties for violation thereof, providing for the repeal of conflicting ordinance, providing for severability and providing for a delayed effective date.	10/07/2002
O2002-14	Adopting Zoning Ordinance, Chapter 8, Open Space Zoning Districts, Repealing Ordinance No. 97-24 and providing for severability and providing for a delayed effective date.	07/01/2002
O2002-17	Adopting Zoning Ordinance, Chapter 9 – Overlay Zoning Districts, repealing Ord 94027, providing for the repeal of conflicting ordinances, providing for severability and providing for a delayed effective date.	09/16/2002
O2002-18	Adopting Zoning Ordinance, Chapter 10 – General Provisions, Repealing Ord 94027, providing for the repeal of conflicting ordinances, providing for severability and providing for a delayed effective date.	09/16/2002
O2002-19	Adopting Zoning Ordinance, Chapter 11 – Hillside and Wash Development Regulations, providing for penalties for the violation thereof, repealing Ord 94-27, providing for the repeal of conflicting ordinances, providing for severability and providing for a delayed effective date.	10/01/2002
O2002-20	Adopting Zoning Ordinance, Chapter 12, Native Plant Preservation, Salvage and Landscape Regulations, Repealing Ordinance No. 97-24 and providing for severability	07/15/2002
O2002-21	Adopting Zoning Ordinance, Chapter 13 – Parking Provisions, providing for penalties for the violation thereof, repealing Ord 94-27, providing for the repeal of conflicting ordinances, providing for severability and providing for a delayed effective date.	10/01/2002
O2002-22	Adopting Zoning Ordinance, Chapter 14, outdoor lighting provisions, providing for penalties for the violation thereof, repealing Ord 94-27, providing for the repeal of conflicting ordinances, providing for severability and providing for a delayed effective date.	07/15/2002

ORDINANCE #	CHANGE, ADDITIONS, DELETIONS	ADOPTED DATE
O2002-23	Adopting Zoning Ordinance, Chapter 15, Sign Regulations, providing for penalties for the violation thereof, repealing Ord 94-27, providing for the repeal of conflicting ordinances, providing for severability and providing for a delayed effective date.	07/15/2002
O2002-24	Adopting Zoning Ordinance, Chapter 16 – Wireless Communications, providing for penalties for the violation thereof, repealing Ord 94-27, providing for the repeal of conflicting ordinances, providing for severability and providing for a delayed effective date.	10/01/2002
O2002-25	Adopting Zoning Ordinance, Chapter 17 – Nonconforming Uses, providing for penalties for the violation thereof, repealing Ord 94-27, providing for the repeal of conflicting ordinances, providing for severability and providing for a delayed effective date.	10/01/2002
O2002-26	Adopting Zoning Ordinance, Appendix A – Definitions, providing for penalties for the violation thereof, repealing Ord 94-27, providing for the repeal of conflicting ordinances, providing for severability and providing for a delayed effective date.	10/01/2002
O2002-30	Adopting Zoning Ordinance, Chapter 19 – Special Events, providing for penalties for the violation thereof, repealing Ord 94-27, providing for the repeal of conflicting ordinances, providing for severability and providing for a delayed effective date.	10/01/2002
O2002-31	Amending Ordinance O2002-02, O2002-06, O2002-07 and O2002-14 changing the delayed effective date to November 1, 2002 and declaring an emergency	09/16/2002
O2002-33	Adopting Zoning Ordinance, Chapter 20 – Design Guidelines and Principles” providing for penalties for the violation thereof, repealing Ord 94-27, providing for the repeal of conflicting ordinances, providing for severability and providing for a delayed effective date.	10/01/2002

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<b>ORDINANCE #</b>	<b>CHANGE, ADDITIONS, DELETIONS</b>	<b>ADOPTED DATE</b>
O2002-34	Amending the delayed effective date of ordinances O2002-02, O2002-06, O2002-07, O2002-14, O2002-18, O2002-20, O2002-22 and O2002-23 from November 1, 2002 to January 6, 2003; authorizing the Town Clerk and Zoning Administrator to revise the alpha numeric portion of the Zoning Code for consistency and correct for consistency all spelling and grammatical errors	10/01/2002
O2003-07	Ordinance amending the Town Code, Chapter 154, Zoning by deleting Sections 154.001 through 154.218 and Appendices A, B, C and D; and adopting a new Section 154.10 entitled Adoptions of Zoning Ordinance	10/06/2003
O2004-03	Amending Zoning Ordinance dated January 6, 2003 – Chapter 6 Non-conforming Uses to include a mathematical equation to establish the maximum lot coverage for legal non-conforming desert rural residential lots	Denied on 01/05/2004 Reconsidered: on 04/19/2004 Approved: 05/17/2004
O2004-04	Amending Zoning Ordinance dated January 6, 2003 -Chapter 4: Use Districts and the Cave Creek Zoning Map by changing the classification of Desert Rural Zoning Districts from their current nomenclature of D-5A, D-2.5A, D-1.75A and D-1A to DR-190, DR-89, DR-70 and DR-43	02/17/2004
O2004-05	Amending Zoning Ordinance dated January 6, 2003 – by amending Chapter 4: Use Districts, Sec. 2, by deleting the Mountain Preservation (MP) zoning classification and amending the Cave Creek Zoning Map by changing the classification of any properties with the current nomenclature of Mountain Preservation (MP) to Desert Rural (DR-89)	02/17/2004
O2004-06	Amending Zoning Ordinance dated January 6, 2003 by amending Chapter 5: Development Standards, Sec. 2.B.2 by deleting the requirement that accessory buildings and accessory living quarters shall be located within the buildable area of the rear or side yard only and allowing that accessory buildings and accessory living quarters be located within the buildable area of a parcel	02/17/2004

ORDINANCE #	CHANGE, ADDITIONS, DELETIONS	ADOPTED DATE
O2004-07	Amending Zoning Ordinance dated January 6, 2003 by amending Chapter 5.18 by deleting the requirement that swimming pools are allowed only within the buildable area, not within the setbacks of the designated district and allowing swimming pools in the Desert Rural zoning districts, including ancillary installation, to be placed only within the buildable area of the lot and not extend into the required yard setbacks. In the Single Family residential zoning districts, the interior edge of the pool decking shall be located no closer than five (5) feet from any property line	02/17/2004
O2004-09	Amending Zoning Ordinance dated January 6, 2003 by amending Chapter 4, Sec. 4.3C Divisions and 4.3.D Bulk Regulations by adding the designation of MR-8 8 units per acre in the Multi-Family Residential (MR) Zoning Districts.	06/07/2004
O2004-11	Amending Zoning Ordinance dated January 6, 2003 by amending Chapter 4, Sec. 4.1.D – Bulk Regulations in the DR Zoning Districts and Sec. 4.2.D–Bulk Regulations in the Single Family Residential Zoning Districts by expanding the bulk regs of each of these zoning districts by adding a column for the maximum land disturbance percentage (% of net lot) to the bulk regs table.	06/07/2004
O2004-12	Amending Zoning Ordinance dated January 6, 2003 by amending Chapter 5 Development Standards by deleting Sec. 5.18.B, C and D – Swimming Pools - Barrier Details in its entirety to avoid duplication with adopted building codes and adopting a new Sec. 5.18.B Barrier Details	06/07/2004
O2004-13	Amending Zoning Ordinance, Chapter 4 – Use Districts , by amending Sec. 4.4.B allowable uses in Commercial Buffer and adding 4.4.C to allow multi family residential uses equivalent to MR-8 (8 units per acre) and adding 4.4C to allow living spaces above or behind commercial buildings in the Commercial Buffer Zone and by adding Sec 4.4.D.3 Multi family residential uses, to allow multi family residential uses equivalent to MR-8 (8 units per acre) in the Bulk Regs of the Commercial Buffer Zone.	06/07/2004
O2004-14	Amending Zoning Ordinance, Chapter 4, Sec. 4.5B Allowable Uses in the Core Commercial Zoning District to allow living spaces above or behind commercial buildings and sec. 4.5.C.3 Multi Family Residential Uses in Core Commercial Zone to allow multi family residential uses equivalent to MR-8 (8 units per acre) in the Bulk Regs for the Core Commercial Zone.	06/07/2004 (Repealed by Ord O2004-30)
O2004-30	Rescind/Repeal Ordinance 2004-14	09/07/2004

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<b>ORDINANCE #</b>	<b>CHANGE, ADDITIONS, DELETIONS</b>	<b>ADOPTED DATE</b>
O2004-32	Amending Zoning Ordinance, Chapter 5, Development Standards, Section 5.1 – Access – by adding Subsection C.9	11/22/2004
O2005-10	Amending Zoning Ordinance, Chapter 10, Special Uses, Sec. 10.1, 10.2, 10.3 and 10.4	11/21/2005
O2005-11	Amending Zoning Ordinance, Chapter 1, Title, Purpose and Scope, Sec. 1.7 – Violations and Penalties	11/21/2005
O2005-12	Amending Zoning Ordinance, Appendix, Glossary Terms and Definitions, Appendix B: Definitions; Number 12 – Bed & Breakfast Inn	11/23/2005
O2005-13	Amending Zoning Ordinance, Chapter 4, Use Districts, Sections 4.0, 4.1, 4.2, 4.3, 4.4, 4.5, 4.6, 4.7 and Exhibit 1	11/21/2005 Rescinded by Town Council on 4/17/06
O2006-01	Amending Zoning Ordinance, Chapter 4 – Use Districts, by adding a new Section, 4.7 - Additional Zoning Districts; adding a new Section 4.8 - Official Zoning Map, adding a new section 4.9 – District Boundaries	01/17/2006
O2006-02	Amending Zoning Ordinance, Chapter 5 – Development Standards by deleting Section 5.15 – Nuisances in its entirety	01/17/2006
O2006-03	Amending Zoning Ordinance, Appendix A – Use Descriptions – Modifying the use descriptions and the process requirements for many of the uses in the Commercial (CB, CC, GC) Zones	1/17/06 Rescinded by Ord. O2006-12 on 2/06/06
O2006-12	Repealing Ordinance No. O2006-03 (amendment to Zoning Ord – Appendix A Definitions) pursuant to Town Code, Section 30-56(B)	2/06/2006
O2006-16	Amending Zoning Ordinance – Chapter 3 – Zoning Procedures, Sec. 3.4 – Zoning Text Amendment & Zoning Map Changes – by the addition of subsections I, J, K & L (citizens review process)	5/15/2006
O2007-01	Amending Zoning Ordinance – Appendix B – Glossary Terms and Definitions; Appendix B: Definition; by modifying the definition of Number 17 – “Building” and by the addition of a definition for “Indoor”	1/22/2006
O2007-03	Amending the zoning classifications of certain State Trust Lands located within the boundaries of the Town of Cave Creek and amending the Town of Cave Creek Zoning Map to reflect the approved zoning classification changes (CF Hwy & between 28 <sup>th</sup> to 34 <sup>th</sup> Streets).	2/20/2007
O2008-04 O2008-05 O2009-06 O2009-07	Town of Cave Creek Zoning Map Updated to Include: Willow Springs Annexation Area – Rezoning Rogers Wash Annexation Area – Rezoning Apache Wash Annexation Area – Rezoning Certain State Trust Lands Currently Located Within The Boundaries of the Town of Cave Creek	5/18/2009 5/18/2009 5/18/2009 5/18/2009

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ORDINANCE #	CHANGE, ADDITIONS, DELETIONS	ADOPTED DATE
O2009-06	Extending and Increasing the corporate limits of the Town, by annexing into the Town certain territory identified herein as the Willow Springs Area which is contiguous to the existing Town limits	05/18/2009
O2009-07	Extending and Increasing the corporate limits of the Town, by annexing into the Town certain territory identified herein as the Rogers Wash Area which is contiguous to the existing Town limits	05/18/2009
O2009-08	Extending and Increasing the corporate limits of the Town, by annexing into the Town certain territory identified herein as the ApacheWash Area which is contiguous to the existing Town limits	05/18/2009
O2009-09	Amending Zoning Map by rezoning parcels 211-46-025D, 211-46-004B and 211-46-004A, from Desert Rural (DR-43) to General Commercial (GC)	Ordinance adopted on 6/22/2009 Referendum filed – Special Election held on 11-3-2009 Ordinance effective 11-09-2009
O2009-12	Amending Zoning Ordinance – Chapter 16 – Special Events By deleting the chapter in its entirety; Ordinance O2009-15 adopted by the Town Council on 11-2-09 amended the Town Code, title XI – Business Regulations by adding Chapter 114 – Special Events	11/02/2009
O2010-03	Amending Zoning Ordinance – Appendix A – Use Descriptions by deleting and repealing the existing Appendix A in its entirety and amending by substituting in its place a new Appendix A – Use Descriptions	06/21/2010
O2010-02	Amending the official Town of Cave Creek Zoning Map by rezoning parcel no. 211-46-004K from Commercial Core to General Commercial	08/02/2010
O2010-05	Adopting Ordinance O2010-05 amending the Town of Cave Creek Zoning Map to reflect a change in zoning from Single Family Residential (R-18) and Commercial Buffer (CB) to Commercial Buffer (CB) and Open Space Recreation (OSR) for a parcel with an APN No. 211-10-006C	9/20/2010
O2010-08	Amending Zoning Ordinance – Appendix A – Use Descriptions as amendment on June 21, 2010 by deleting the existing section of Appendix A that pertains to retail sales in the Commercial Buffer Zone to remain allowable through the Site Plan Review process	10/04/2010

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<b>ORDINANCE #</b>	<b>CHANGE, ADDITIONS, DELETIONS</b>	<b>ADOPTED DATE</b>
O2011-04	Amending Appendix A of the Zoning Ordinance subsection titled "Offices, Services & Research" to allow the use of state licensed medicinal marijuana dispensaries and cultivation location in Commercial Core (CC) and General Commercial (GC) zones	4/18/2011
O2011-07	Amending the Town of Cave Creek Zoning Map to reflect a change in zoning from Desert Rural Residential (DR-43) to General Commercial (GC) FOR PARCEL 211-29-004	08/01/2011
O2011-11	Amending the Town of Cave Creek Zoning Map to reflect a change in zoning from Desert Rural Residential (DR-43) to General Commercial (GC) for parcel 211-48-010E	11/07/2011
O2011-15	Deleting and Repealing the Zoning Ordinance in its entirety and replacing with "Town of Cave Creek Zoning Ordinance"	12/22/2011
O2012-03	Amending the Town of Cave Creek Zoning Map to reflect a change in zoning from Desert Rural (DR-89) to Commercial Buffer (CB)	05/15/2012
O2012-05	Amending the Town of Cave Creek Zoning Map to reflect a change in zoning from Desert Rural (DR-43) to General Commercial (GC)	06/06/2012
O2012-07	Extending and Increasing the Corporate limits of the Town by annexing certain territory contiguous to the existing Town limits. (Carefree Hwy Corridor from 48 <sup>th</sup> to 52 <sup>nd</sup> St)	12/03/2012
O2012-08	Amending the Town of Cave Creek Zoning Map to reflect a change in zoning from Desert Rural (DR-89) to General Commercial (GC) for a 4-acre property north of Carefree Highway and west of Cave Creek Road	05/21/2013 by referendum vote
O2013-07	Amending the Town of Cave Creek Zoning Ordinance by deleting Chapter 2 – Planning Standards and Procedures, Section 2.6 – Lot Planning, Subsection E, Access; No. 2 Private Streets shall be prohibited unless approved through the Planned Area Development (PAD) or Planned Unit Development (PUD) Process	10/21/2013
O2013-09	Amending Zoning Ordinance Chapter 2 – Residential Zones by deleting the maximum number of dwelling units per acre ***Zoning Map was updated as a result	12/04/2013
O2013-13	Amending the Zoning Ordinance - Chapter 15 – Zoning Procedures to expand public notice	02/06/2014
O2014-05	Amending the Town of Cave Creek Zoning Map to reflect a change in zoning from Desert Rural (DR-89) to Commercial Buffer(CB)	07/21/2014
O2014-06	Chapter 2 – Residential Zones fences and walls	06/02/2014
O2014-07	Chapter 9 – Signage – Commercial Sign regulations	06/02/2014
O2014-09	Chapter 5 – Development Standards – By adding a New Section, Sec. 5.6 – Allowable Projections Into Yards	10/06/2014

# Zoning Ordinance

# Appendix B

<b>ORDINANCE #</b>	<b>CHANGE, ADDITIONS, DELETIONS</b>	<b>ADOPTED DATE</b>
O2014-10	Amending Chapter 11 by Adding a New section, Sec. 11.4 – Nonconforming Desert Rural Properties	10/06/2014
O2014-12	Amending the Official Zoning Map by changing the underlying zone of parcels 211-46-039, 040C, 041A & 025E from DR-43 to GC	11/17/2014
O2015-02	Extending and Increasing the Corporate Limits of the Town of Cave Creek by Annexing Certain Territory Contiguous to the Existing Town Limits	05/18/2015
O2015-05	Creating a Land Exchange between the Town and the Horny Toad Property by abandoning a portion of the Desert Awareness Park and a portion of Town ROW located in front of the Horny Toad property	10/5/2015
O2016-09	Amending the Official Town of Cave Creek Zoning Map by Changing the Underlying Zone of Parcels 216-07-046, 040, 039 and 038 from Desert Rural (DR-89) to Multi-Family Residential (MR)	11/21/2016
O2017-01	Amending the Official Town of Cave Creek Zoning Map by Changing the Underlying Zone of Parcels 211-07-016A and 211-47-100 from Desert Rural (DR-89) to Multi-Family Residential (MR) with conditions contained in Exhibit 3	03/06/2017
O2017-03	Amending the Stipulations to Ordinance 2017-01 that amended the Zoning Map concerning parcels 211-47-16A and 211-47-100 (Stip #3 to Ord O2017-01 deleted)	05/01/2017
O2017-11	Amending the Official Town of Cave Creek Zoning Map by Changing the Underlying Zone of Parcels 216-060-020 and a Portion of 216-06-019C from a Combination of Multiple Residence (MR) and Town Core Commercial (TCC) to Commercial Buffer (TB)	08/07/2017
O2018-03	Amending the Zoning Ordinance, Chapter 12 – Site Plans, Section 12.3 entitled “Applications – General Provisions” and Section 12.5 entitled “Review Criteria” and Appendix A – Glossary Terms and Definitions, Section B entitled “Definitions”	11/5/2018
O2018-06	Amending the Official Town of Cave Creek Zoning Map by changing the underlying zoning of a portion of parcels 216-06-172, 173, 174 and 175 from a Single Family Residential (R-35) Zone to Town Core Commercial (TCC) Zone	11/05/2018
O2018-07	Amending the Official Town of Cave Creek Zoning Map by changing the underlying zoning of parcels 211-46-035A, 036, 022A and 006 from a Desert Rural Residential (DR-43) Zone to a General Commercial (GC) Zone	11/05/2018
O2019-01	Amending the Zoning Ordinance, Chapter 9 – Signage, by amending various sections of Chapter 9, establishing an effective date, providing for repeal and severability and declared to be a public record by Resolution No. R2019-02	03/04/2019

<b>ORDINANCE #</b>	<b>CHANGE, ADDITIONS, DELETIONS</b>	<b>ADOPTED DATE</b>
O2019-02	Amending the Zoning Ordinance – Chapter 9 Signage	01/21/2020
O2019-04	Amending the Zoning Map by changing the underlying zone of approximately four acres of property from a Desert Rural Residential (DR-43) to a general Commercial (GC) Zone (Sprouts Development)	08/19/2019
O2020-01	Amending the Zoning Ordinance by amending various sections of the following chapters to allow for community residences: Chapter 2 Residential Zones, Chapter 3 Commercial Zones, Chapter 14 Officers, Boards and Commissions, Chapter 15 Zoning Procedures, Supplement 1 List of Applications and Supplement 2 Fee Schedule	2/18/2020
O2020-02	Amending the Zoning Ordinance – Appendix A Glossary Terms and Definitions	02/18/2020
O2020-04	Amending various terms and definitions contained in the Zoning Ordinance, Chapter 2 – Residential Zones, by amending Section 2.4 Entitled “General Regulations”, Subsection I entitled “Outdoor Lighting Provisions”	06/15/2020
O2020-05	Amending various terms and definitions contained in the Zoning Ordinance, Chapter 3 – Commercial Zones, by amending Section 3.4 Entitled “General Regulations”, Subsection I entitled “Outdoor Lighting Provisions”	06/15/2020
O2020-06	Amending the Zoning Map by changing the underlying zoning of unit 104 of the Treehouse, a Commercial Condominium, Parcel 211-11-937, from a Town Core Commercial (TCC) Zone to a Commercial Buffer (CB) Zone.	10/5/2020
O2020-09	Amending the Zoning Map by changing the underlying zone of a parcel totaling approximately 2 acres, parcel 211-47-103A, from a Desert Rural Residential (DR-89) Zone to a Commercial Buffer (CB) Zone	02/01/2021
O2020-10	Amending the Zoning Map by changing the underlying zone of a parcel totaling approximately 1-acre, parcel 211-46-009A, from a Desert Rural Residential (DR-43) Zone to a General Commercial (GC) Zone	01/19/2021

O2021-01	Amending the Zoning Map by changing the underlying zone of three parcels, 211-47-025A, 211-47-026C and 211-47-026D, from Desert Rural Residential (DR-89) to a Commercial Buffer (CB) Zone	04/05/2021
O2021-02	Amending the Zoning Map by changing the underlying zone of a parcel totaling approximately 2.02 acres, parcel 211-47-040B from a Desert Rural Residential (DR-89) to a Commercial Buffer (CB) Zone	04/05/2021
O2021--04	Amending the Town of Cave Creek Zoning Ordinance, "Chapter 3 entitled "Commercial Zones" by amending Section 3.4 entitled "General Regulations", Subsection J entitled "Off-Street Parking"	06/07/2021
O2021-05	Amending the Zoning Ordinance, Chapter 3 entitled "Commercial Zones" by amending Section 3.2 entitled "Town Core Commercial (TCC) Zone" by amending Subsection B entitled "Allowable Uses".	06/07/2021
O2021-06	Amending the Zoning Ordinance, Chapter 3 entitled "Commercial Zones" by amending Section 3.5 entitled "Permitted Uses in Commercial Zones"	06/07/2021
O2021-07	Amending the Zoning Ordinance, Chapter 7 entitled "Hillside" by amending Section 7.6 entitled "hillside Lot Disturbances", Table 7.1 "Hillside Lot Disturbance Table"	09/20/2021
O2024-03	Amending the Zoning Ordinance, Chapter 12 Section 12.2 Entitled Procedures Subsection A Item 7 amended to allow public comment.	07/03/2024
O2024-07	Amending the Zoning Ordinance, Chapter 2 entitled "Residential Zones", Section 2.4A "Accessory Buildings and Uses" to allow Small Ranch Animals on detached dwelling units.	12/16/2024
O2024-08	Amending the Zoning Ordinance, Chapter 2 entitled "Commercial Zones", Section 3.4A "Accessory Buildings and Uses" to allow Small Ranch Animals on detached dwelling units.	12/16/2024
O2024-09	Amending the Zoning Ordinance, Chapter 15 entitled "Zoning Procedures" Section 15.5 "Zoning Text Amendment and Zoning Map Changes" to be in conformance with SB 1162.	12/16/2024
O2025-12	Amending the Zoning Map by changing the underlying zone of two parcels totaling approximately 2 acres, parcels 211-47-089B and 211-47-089C, from a Desert Rural Residential (DR-89) Zone to a Commercial Buffer (CB) Zone	12/4/2025

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O-2025-13	Amending the Zoning Ordinance, Chapter 2, entitled “Residential Zones”, Section 2.3, entitled “Multiple Residence (MR) Zone, Subsections A and B, Chapter 3, entitled “Commercial Zones”, Section 3.1, entitled “Commercial Buffer (CB) Zone, Section 3.2, entitled “Town Core Commercial (TCC) Zone”, and Section 3.3, entitled “General Commercial (GC) Zone, Chapter 12, entitled “Site Plans”, Chapter 14, entitled “Officers, Boards, and Commissions”, and Chapter 15, entitled “Zoning Procedures”	12/4/2025
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