

Airport Obstruction & Land Use Issues

How technological advancements can help airport operators monitor their local obstruction and zoning.

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Information: Chase it, or Get Into The Flow

- Traditional “reactive” approach – “chasing information”
 - Approved Zoning
 - On the books but little coordination
 - Monitoring cases submitted/under consideration
 - Onus is on airport planning staff
 - Easy to miss a proposed incompatible use
- New “proactive” approach using technology
 - GIS Overlay zones information - interactive web portal
 - SCAC: Compatible Land Use Evaluation (CLUE) tool



Proactive “CLUE” Tool

- South Carolina State Law (2012) – Title 55; Airport Land Use Notification and Review
 - SCAC must provide adequate guidance to local airports and municipalities to facilitate an airport land use notification, evaluation and comment process.
- Ultimate goal is to make it user-friendly for community planners who are the front-line in land use compatibility decisions.



Proactive “CLUE” Tool



South Carolina Airport
Compatible Land Use Evaluation (CLUE) Tool

SCAC and LPO Log In

▼ Determine Structure Compatibility

Structure Height: feet

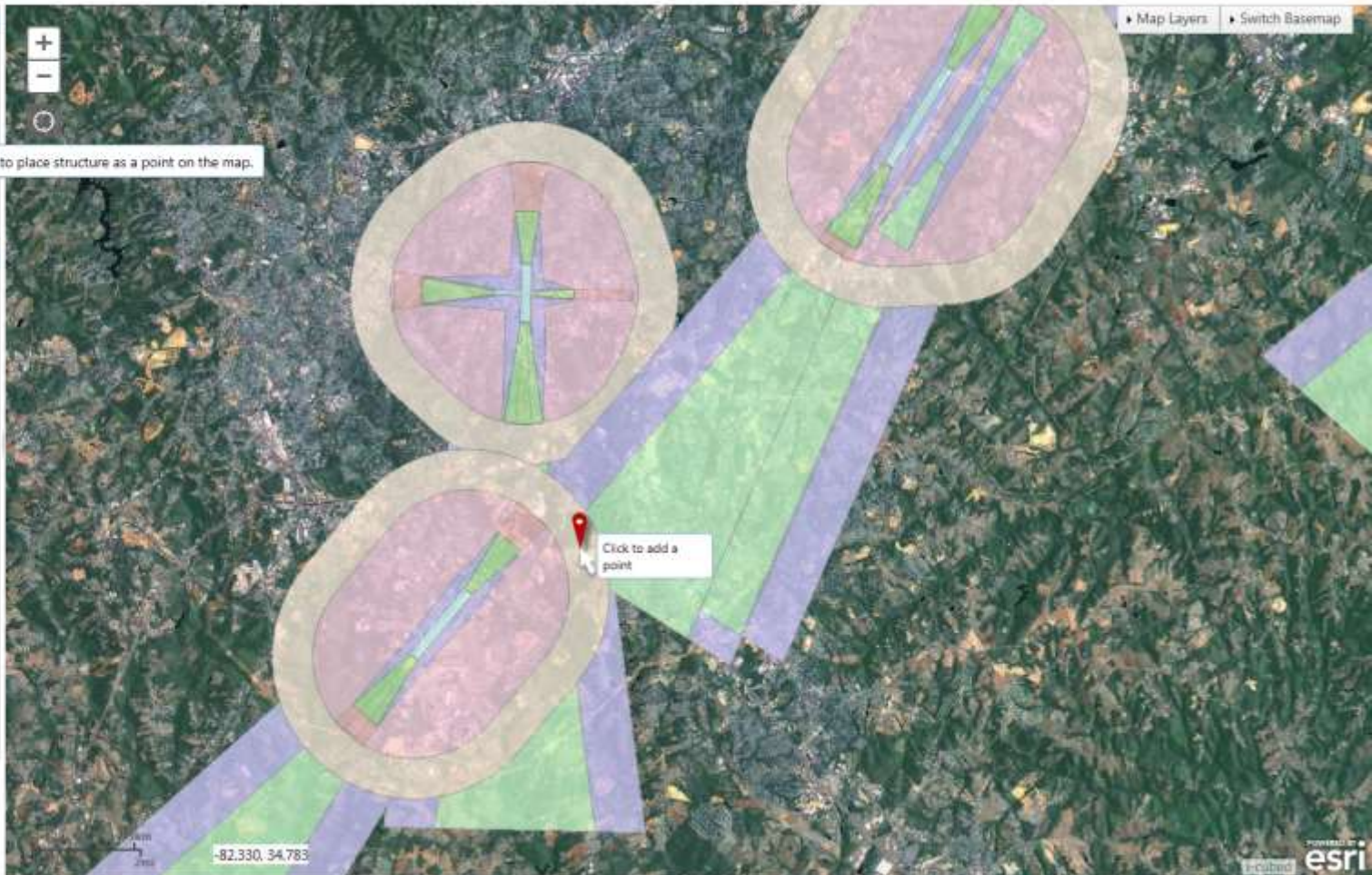
Ground Elevation: feet

Click to place structure as a point on the map.

▼ Zoom To Location

Address Coordinates Airport

Airport Name:




Proactive "CLUE" Tool

CLUETool - Index

gs40scac-vm1/Notification/cases

Welcome, staffer! Log off



South Carolina Airport Compatible Land Use Evaluation (CLUE) Tool

[Create New](#)


Case Number	LPO Name	Applicant Name	Airport Code	Zone	Status	Date Submitted	Date Closed	Resolution	Height	Elevation
1	Jonathan Lamb	Calvin Hobbs	0	1	Submitted	10/7/2013		In Progress	45	20
2	Jonathan Lamb	Katherine Upton	0	2	Open	10/8/2013		In Progress	15	20
3	Jonathan Lamb	tester	0	2	Open	10/8/2013		In Progress	15	20
4	Jonathan Lamb	Tester2	0	2	Submitted	10/8/2013		In Progress	15	20
5	Jonathan Lamb	asdf	0	2	Open	10/8/2013		In Progress	15	20
6	Jonathan Lamb	werty	0	1	Open	10/8/2013		In Progress	15	20

1 - 22 of 22 records

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Overview Questionnaire CUE Attachments Communications Score Card

Case ID: 1
Airport: AIK
Airport Zone: Runway Protection Zone
Status: Submitted
Date Submitted: 10/7/2013 12:00:00 AM
Date Closed:
Resolution: In Progress
LPO Name: Jonathan Lamb
LPO Phone: 123 456 7890
LPO Email: comeon@really.com
Applicant Name: Calvin Hobbs
Applicant Phone: 937 478 2456
Applicant Email: calvin@hobbs.com

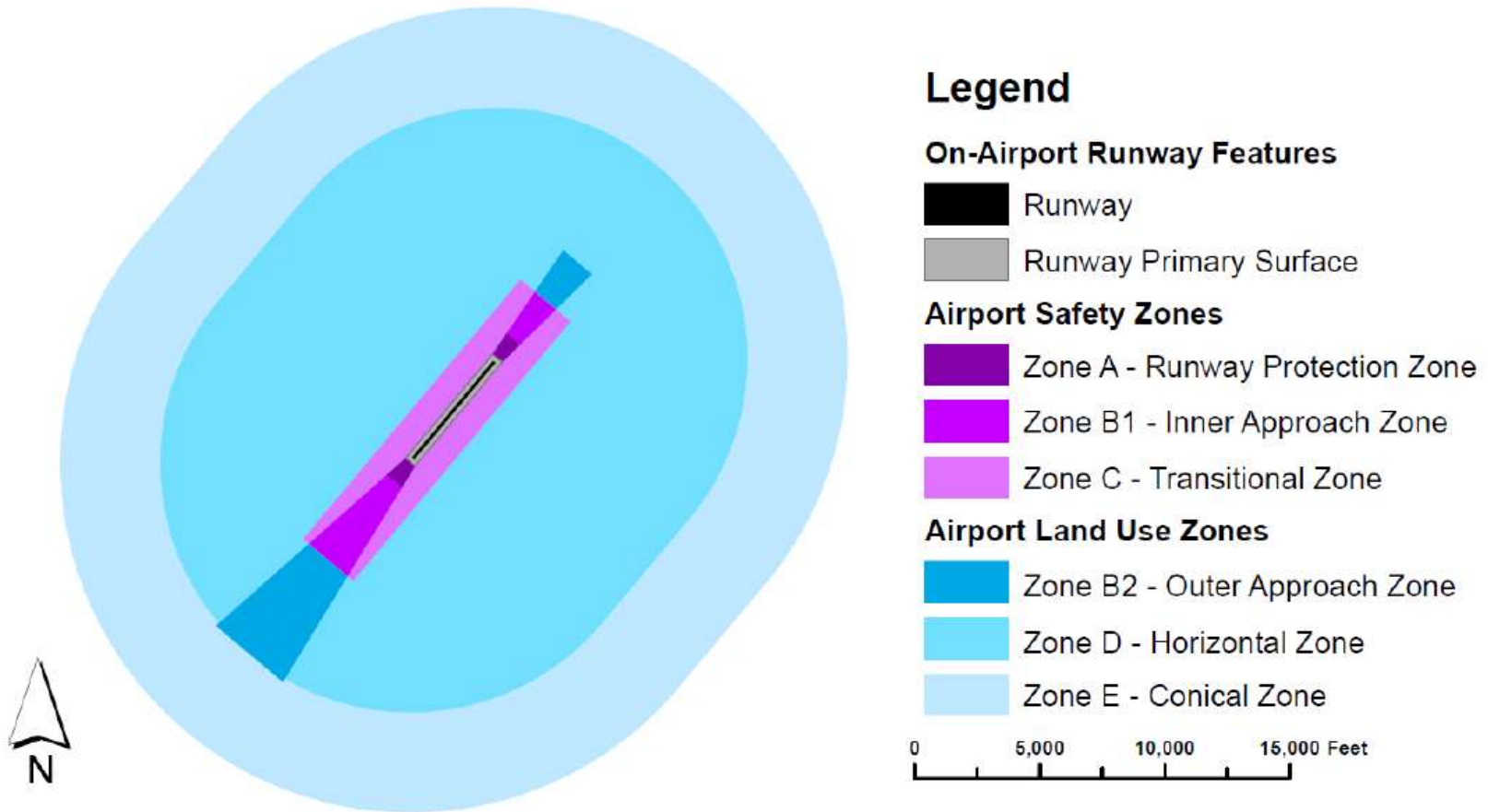


Proactive “CLUE” Tool

- Property summary print-out includes:
 - AOD area
 - Max height
 - Special uses
 - Development criteria
 - Part 77 allowable height
 - Map of parcel location



Proactive “CLUE” Tool – Zone Boundaries



Land Use Notification Matrix - per Zone

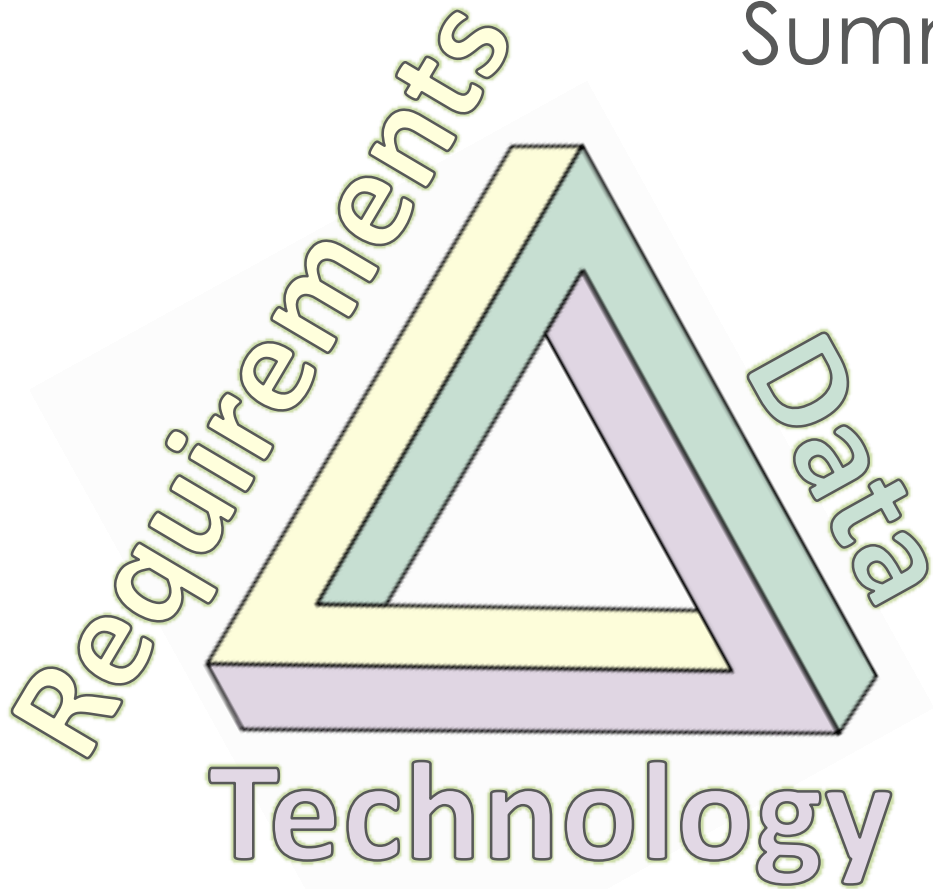
Title 55 Zone Type	Airport Zone Name	Top Elevation (AGL)	Zoning Changes	Residential	Commercial	Industrial	Institutional	Recreational	Fuel Storage, Sales, & Distribution	Wildlife Attractants	
Airport Safety Zones	Runway Protection Zone (Zone A)	10 + feet	All	All							All potential wildlife attractants: FAA-required notifications (landfills & water treatment plants), plus detention ponds, fountains, open mining operations, debris/soil piles, created wetlands.
	Airport Inner Approach & Transitional Zone (Zone B1 and Zone C)	30 + feet	All zoning changes involving 2 or more acres;	2 or more units (multifamily or single family with less than 2 acre lots)	All new occupied structures				All (including retail gas stations)	All potential wildlife attractants (landfills, water treatment plants, detention ponds, fountains, open mining operations, debris/soil piles, created wetlands)	
Airport Land Use Zones	Airport Outer Approach Zone (Zone B2)	120 + feet	All zoning changes involving 5 or more acres;	3 or more units (multifamily or single family with less than 1.5 acre lots)	All new occupied structures of 5,000 square feet or greater				Non-Retail Fuel Storage and Distribution Facilities	All potential wildlife attractants associated with new commercial, industrial, institutional or recreational land uses required for notification in this zone; all solid waste landfills and wastewater treatment plants	
	Airport Vicinity Zone (Zone D and Zone E)		X		Regional shopping centers and similar developments	Industrial facilities potentially producing large and/or dense plumes	Large schools (1,000 student capacity or higher) and regional hospitals	Outdoor and indoor events centers (i.e., stadiums, arenas, concert halls, performing arts centers, amphitheaters)	X		All potential wildlife attractants associated with new commercial, industrial, institutional or recreational land uses required for notification in this zone; all solid waste landfills and wastewater treatment plants

Benefits of Proactive Approach & Technology

- Engage Local Community Planning & Zoning with airport
 - Put technical evaluation tools in the hands of the communities' staff
 - Development of standard development stipulations.
- Collaborative work flows
 - Track communications and approval workflows



Summary



GOALS

- **Trust**
- **Communication**
- **Collaboration**
- **“Correct” Approvals**

