

ARTICLE 2

DEFINITIONS

SECTION 2-100. PURPOSE

The purpose of this Article is to define words, terms and phrases contained within these Land Use Regulations.

SECTION 2-110. DEFINITIONS

The following words shall have the following meanings when used in these Regulations.

100-YEAR FLOOD means a flood having a recurrence interval that has a one-percent chance of being equaled or exceeded during any given year (1-percent-annual-chance flood). The terms "one-hundred-year flood" and "one percent chance flood" are synonymous with the term "100-year flood." The term does not imply that the flood will necessarily happen once every one hundred years. (*orig. 01/07/14*)

100-YEAR FLOODPLAIN means the area of land susceptible to being inundated as a result of the occurrence of a one-hundred-year flood. (*orig. 01/07/14*)

500-YEAR FLOOD means a flood having a recurrence interval that has a 0.2-percent chance of being equaled or exceeded during any given year (0.2-percent-chance-annual-flood). The term does not imply that the flood will necessarily happen once every five hundred years. (*orig. 01/07/14*)

500-YEAR FLOODPLAIN means the area of land susceptible to being inundated as a result of the occurrence of a five-hundred-year flood. (*orig. 01/07/14*)

ACCESS means the place, means or way by which pedestrians and vehicles obtain usable ingress and egress to a property, use or parking space. All required means of access shall comply with the applicable standards of these Land Use Regulations.

ACCESSORY BUILDING means a building located on the same lot as the principal building to which it is accessory that is clearly incidental, subordinate, secondary and devoted which is customarily found in conjunction with the principal building. See separate definition of garage. Accessory buildings, excluding garages and agricultural buildings shall not be larger than eight-hundred-fifty (850) square feet (see also definitions for 'garage' and 'agricultural building') (*am. 11/08/05*)

ACCESSORY DWELLING UNIT means a dwelling unit that is accessory and subordinate to the principal use of the property that has been designed and intended for occupancy by the caretaker of said property, persons who live and work in Eagle County, or relatives and guests of the occupants of the principal use of the property. An accessory dwelling unit contains a kitchen facility separate from the principal use (see definition for 'kitchen facility'). Accessory dwelling units shall meet the criteria stated in Article 3, Section 3-310.A et. seq.) (*am. 11/08/05*)

ACCESSORY USE means a use located or conducted upon the same lot as the principal use to which it is accessory that is clearly incidental, subordinate, secondary and devoted to the principal use, and is customarily found in conjunction with the principal use. For example, gardens, recreational activities and raising of pets