

**Chapter 18.745
EXTENSIONS**

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18.745.010 Purpose

The purpose of this chapter is to provide an appropriate and efficient review process for extending the time period during which land use approvals are valid and may be utilized. (Ord. 18-28 §1)

18.745.020 Applicability

- A. This chapter applies to all approved land use applications that are subject to expiration as described in Subsection 18.20.040.G but have not yet expired.
- B. This chapter does not apply to approved land use applications that are expired or where an extension is prohibited or otherwise provided for in another chapter of this title. (Ord. 18-28 §1)

18.745.030 General Provisions

- A. An approved land use application is eligible for one extension.
- B. A complete extension application must be submitted prior to the expiration date of the original approval, but no earlier than 6 months in advance of the expiration date.
- C. An extension application may not include a proposal to modify the original application or any conditions of approval.
- D. If an extension is approved, the expiration date for the original approval is extended an additional 2 years from the effective date of the original approval.
- E. If the original approval included multiple applications, a single extension application may include all applications associated with the original approval. (Ord. 18-28 §1)

18.745.040 Approval Process

- A. If the original approval was processed through a Type I procedure, an extension application is processed through a Type I procedure as provided in Section 18.710.050, using approval criteria in Section 18.745.050.
- B. If the original approval was processed through a Type II or Type III procedure, an extension application is processed through a Type II procedure as provided in Section 18.710.060, using approval criteria in Section 18.745.050. (Ord. 18-28 §1)

18.745.050 Approval Criteria

The approval authority will approve an extension application when all of the following criteria are met:

- A. A good faith effort was made to utilize the approval within the specified time period and the need for the extension is the result of conditions or circumstances outside the control of the applicant or property owner; and
- B. If the original application included a transportation impact study or a sensitive lands report, an updated report was provided with the extension application that showed no significant changes on or near the development site. A letter from a recognized professional satisfies this criterion if it states that conditions have not changed since the approval of the original application and no new analysis is warranted. (Ord. 18-28 §1) ■