

Sec. 30.03.016 District AV (Aviation)

(a) Purpose. This district is intended to provide facilities for the operation of aircraft from an airport surrounded by residential uses. Accessory uses are limited to noncommercial aviation activities and services dependent upon direct access to airport facilities. In this section, “commercial operations” shall mean any business activity established to financially profit from the provision of services or products involving the use, storage or maintenance of aircraft.

(b) Permitted uses.

(1) Use of aircraft except as prohibited herein;

(2) Servicing of individual aircraft by aircraft owners or their representatives.

(c) Special uses. The following uses may be permitted within AV districts subject to the city council’s approval of a special use permit pursuant to [article 30.05](#).

(1) The construction, maintenance and use of hangars for the shelter of aircraft up to a maximum of 8,000 square feet per hangar building.

(2) The sale of aviation fuel and oil as well as structures and facilities for the supply and fueling of aircraft.

(3) Office and storage facilities related to aviation uses.

(4) The construction and use of ramp tie-down space for aircraft.

(d) Prohibited uses.

(1) Use of aircraft which exceed a certified gross takeoff weight of 12,500 pounds or are certified as a “transport category” aircraft;

(2) The taking off and landing of aircraft at any time other than between the times of sunrise and sunset (as designated for Austin, Texas by the United States Naval Observatory);

(3) Commercial operations which involve the transportation of passengers/cargo, the maintenance of aircraft, or the storage of aircraft;

(4) Commercial operations which involve airplane rental or flight instruction, except for the hiring of instructors by individuals for use in their personal aircraft or aircraft provided by them;

(5) Facilities used for the maintenance of aircraft, except for basic maintenance of personal aircraft in individual hangars;

(6) The landing or takeoff of gliders, ultralights or similar aircraft (excluding light sport aircraft, as defined by the Federal Aviation Administration), or any lighter-than-air aircraft, such as hot air balloons; or

(7) The use of the airport for parachuting or skydiving.

(e) Minimum lot dimensions.

Area (minimum): Subject to approval

Depth (min. ft.): Subject to approval

Width (min. ft.): Subject to approval

Lot coverage (max. percentage): See development ordinance.

(f) Minimum building setbacks.

Street(s): 40

Side: 10*

Rear: 10*

*A minimum of 10 feet except a minimum of 40 feet for any side(s) that adjoin residential use (e.g. districts R-1 through R-6) or golf course.

(Ordinance 2010-10-18-03 adopted 10/18/10)

(g) Maximum height. No part of any structure within this district, except for chimneys, attic ventilators and plumbing vent stacks, may exceed 32 feet in height above the highest natural grade under the slab. (Ordinance 2011-04-18-06, rev. 3 (ex. B (16)), adopted 4/18/11)