

**Representative Project:**

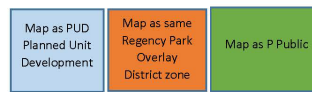
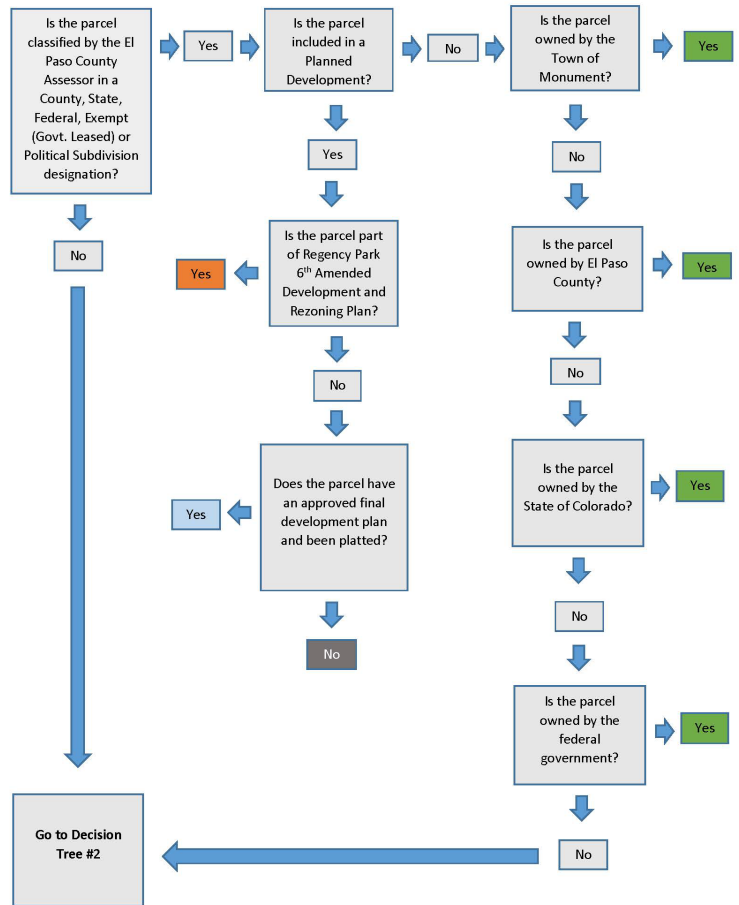
**Town of Monument, CO  
Zoning Map Update**

Plan Tools worked with Cornerstone Geospatial Consulting to update Monument’s zoning map. The adoption of the Town’s Zoning District and Boundary Map was a key step in the implementation of Monument’s new zoning regulations.

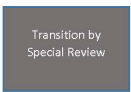
The Town’s zoning map was updated using a policy framework for determining how properties are to transition from the Town’s existing zoning districts into newly established or renamed zoning districts. Termed a Zoning Transition Program (ZTP), over 4000 properties were remapped to the new zoning districts. The ZTP consisted of three stages: Initial Transition, Directed Transition, and Transition by Special Review. Decision trees were prepared to guide remapping decisions.

In addition to a remapping methodology, the ZTP provided procedures for public outreach, property owner notification, and the resolution of conflicts regarding the determination of new zoning districts.

Monument’s new Official Zoning Map (along with a web-based interactive version) were adopted in June 2021.



Decision Tree #1



Town of Monument Zoning Transition Program