ORDINANCE NO. 6563

AN ORDINANCE TO AMEND THE ZONING MAP OF THE CITY OF COUNCIL BLUFFS, IOWA, AS ADOPTED BY REFERENCE IN SECTION 15.27.020 OF THE 2020 MUNICIPAL CODE OF COUNCIL BLUFFS, IOWA, BY REZONING PROPERTY LEGALLY DESCRIBED AS ALL OF LOTS 1 THROUGH 4, AND LOT 5, EXCEPT THE WEST 2.00 FEET THEREOF, ALL IN BLOCK 4, EVERETT'S ADDITION; LOTS 1 AND 2, EXCEPT THE SOUTH 32.00 FEET THEREOF, ALL OF LOTS 3 AND 4, AND LOTS 5 AND 6, EXCEPT THE SOUTH 70.00 FEET THEREOF, ALL IN BLOCK 26, BEER'S ADDITION; ALONG WITH THE VACATED WEST ½ OF THE EAST/WEST ALLEY IN SAID BLOCK 26, BEER'S SUBDIVISION, CITY OF COUNCIL BLUFFS, POTTAWATTAMIE COUNTY, IOWA, FROM C-2/COMMERCIAL DISTRICT AND R-2/TWO-FAMILY RESIDENTIAL DISTRICT TO R-3/LOW DENSITY MULTIFAMILY RESIDENTIAL DISTRICT, AS SET FORTH AND DEFINED IN CHAPTER 15.10 OF THE MUNICIPAL CODE OF COUNCIL BLUFFS, IOWA.

BE IT ORDAINED
BY THE CITY COUNCIL
OF THE
CITY OF COUNCIL BLUFFS, IOWA

SECTION 1. That the Zoning Map of the City of Council Bluffs, Iowa, as adopted by reference in Section 15.02.070 of the 2020 Municipal Code of the City of Council Bluffs, Iowa, be and the same is hereby amended by rezoning property legally described as all of Lots 1 through 4, and Lot 5, except the West 2.00 feet thereof, all in Block 4, Everett's Addition; Lots 1 and 2, except the South 32.00 feet thereof, all of Lots 3 and 4, and Lots 5 and 6, except the South 70.00 feet thereof, all in Block 26, Beer's Addition; along with the vacated West ½ of the east/west alley in said Block 26, Beer's Subdivision, City of Council Bluffs, Pottawattamie County, Iowa, from C-2/Commercial District and R-2/Two-Family Residential District to R-3/Low Density Multifamily Residential District, as set forth and defined in Chapter 15.10 of the Municipal Code of Council Bluffs, Iowa.

SECTION 2. REPEALER. All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

SECTION 3. SEVERABILITY CLAUSE. If any of the provisions of this ordinance are for any reason declared illegal or void, then the lawful provisions of this ordinance which are severable from said unlawful provisions shall be and remain in full force and effect, the same as if the ordinance contained no illegal or void provisions.

SECTION 4. EFFECTIVE DATE. This ordinance shall be in full force and effect from and after its final passage and publication, as by law provided.

ADOPTED
AND August 14, 2023.
APPROVED

_____
MATTHEW J. WALSH Mayor

Attest: _____
JODI QUAKENBUSH City Clerk

First Consideration: 7-24-23
Second Consideration: 8-14-23
Public Hearing: 8-14-23
Third Consideration: _____