ORDINANCE NO. 6578

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 THE E ½ OF THE NE ¼ SE ¼ OF SECTION 10-74-44, EXCEPT FOR RICHARD DOWNING AVENUE RIGHT-OF-WAY, AND LOT 2, SOUTH 24TH AND HIGHWAY 275 INDUSTRIAL, CITY OF COUNCIL BLUFFS, POTTAWATTAMIE COUNTY, IOWA, FROM A-2/PARKS, ESTATES AND AGRICULTURAL DISTRICT TO A-P/ADMINISTRATIVE-PROFESSIONAL DISTRICT AS SET FORTH AND DEFINED IN CHAPTER 15.13 OF THE MUNICIPAL CODE OF COUNCIL BLUFFS, IOWA, WITH SPECIFIC REQUIREMENTS AS SET FORTH BELOW.

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 the E ½ of the NE ¼ SE ¼ of Section 10-74-44, except for Richard Downing Avenue right-of-way, and Lot 2, South 24th and Highway 275 Industrial, City of Council Bluffs, Pottawattamie County, Iowa, from A-2/Parks, Estates, and Agricultural District to A-P/Administrative-Professional District as set forth and defined in Chapter 15.13 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 All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.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 APPROVED November 13, 2023.

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MATTHEW J. WALSH Mayor

First Consideration: 10-23-23
Second Consideration 11-13-23 Attest: _____
Public Hearing: 11-13-23 JODI QUAKENBUSH City Clerk
Third Consideration: _____