ORDINANCE NO. 6511

AN ORDINANCE TO AMEND CHAPTER 15.22, I-3/HEAVY INDUSTRIAL DISTRICT OF THE 2020 MUNICIPAL CODE OF COUNCIL BLUFFS, IOWA BY AMENDING SECTION 15.22.020 "PRINCIPAL USES" AND BY AMENDING SECTION 15.22.060 "ADDITIONAL REGULATIONS" TO INCLUDE AND ADDRESS CONSUMER FIREWORKS SALES.

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

SECTION 1. That Chapter 15.22-I-3/Heavy Industrial District of the 2020 Municipal Code of Council Bluffs, Iowa, be and the same is hereby amended by amending Section 15.22.020 "Principal Uses" and Section 15.22.060 "Additional Regulations" to read as follows:

15.22.020 Principal Uses

The following principal uses shall be permitted outright in an I-3 district:

A. Agricultural sales and service;
B. Chemical plant;
C. Consumer fireworks sales;
D. Electric utility generation facility;
E. Governmental maintenance facility;
F. Grain storage and distribution;
G. Horticulture and crop production;
H. Local utility service;
I. Manufacturing, general and heavy;
J. Railroad yard and intermodal facilities;
K. Sign manufacturing;
L. Truck service establishment;
M. Truck terminal;
N. Warehousing and distribution, limited and general; and
O. Solar energy conversion systems.

(Ord. 5958 § 2, 2007)

HISTORY
Amended by Ord. 6445 on 3/8/2021

15.22.060 Additional Regulations

A. The maximum height of a structure shall be as limited by CBMC 15.22.050, except in cases where smokestacks or towers are integral to a legally established electric utility generation facility. In such cases, the height shall be unlimited, provided an area equal to the maximum

height of the tallest part of the structure can be maintained from all of the property lines of the parcel of land on which the facility is located.

B. Consumer fireworks sales from a temporary structure shall not be located within three hundred (300) feet of a residential structure.

(Ord. 5958 § 5, 2007)

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 All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.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

PASSED
AND July 11, 2022.
APPROVED

_____
MATTHEW J. WALSH Mayor

Attest: _____
JODI QUAKENBUSH City Clerk

First Consideration: 6-27-22
Second Consideration: 7-11-22
Public Hearing: 7-11-22
Third Consideration: _____