ORDINANCE NO. 6393

AN ORDINANCE TO AMEND CHAPTER 15.05-A-2/PARKS, ESTATES AND AGRICULTURAL DISTRICT OF THE 2015 MUNICIPAL CODE OF COUNCIL BLUFFS, IOWA BY AMENDING SECTION 15.05.030 "CONDITIONAL USES" AND SECTION 15.05.050 "SITE DEVELOPMENT REGULATIONS".

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

SECTION 1. That Chapter 15.05 A-2/Parks, Estates and Agricultural District of the 2015 Municipal Code of Council Bluffs, Iowa, be and is hereby amended by amending Section 15.05.030, "Conditional uses" and Section 15.05.050 "Site development regulations" to read as follows:

15.05.030 - Conditional uses.

The following conditional uses shall be permitted in an A-2 district in accordance with the requirements set forth in Chapter 15.02:

(1) Agricultural sales and service;
(2) Commercial recreation (indoor and outdoor);
(3) Day care services;
(4) Extraction activity;
(5) Funeral service in conjunction with a cemetery;
(6) Outdoor firing range;
(7) Private campground;
(8) Sanitary landfill;
(9) Rubble dump; and
(10) Greenhouse, commercial.

15.05.050-Site development regulations.

Minimum Lot Size

Lot area:	3 acres
Lot width:	150 feet
Lot depth:	200 feet

Minimum Setbacks	Principal Structure	Accessory Structure
Front yard:	50 feet	50 feet
Street side yard:	20 feet	20 feet
Side yard:	10% of lot width or 10 feet whichever is greater	10% of lot width or 10 feet whichever is greater
Rear yard:	20 feet	20 feet
Maximum height:	35 feet	25 feet
Lot coverage:	10% maximum	

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 All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.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,
APPROVED August 12, 2019

_____
MATTHEW J. WALSH Mayor

Attest: _____
JODI QUAKENBUSH City Clerk

First Consideration: 7-22-19
Second Consideration: 8-12-19
Public Hearing: 8-12-19
Third Consideration: _____