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Keokuk Co Recorder  
Melissa R. Bird

**Fee Book 2010-0644**

05/06/2010 @09:18AM

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Book: Page:

Total Fees: \$19.00

# Pages: 3

**KEOTA MUNICIPAL ORDINANCE 228  
AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF  
KEOTA, IOWA, 2006, BY AMENDING THE PROVISIONS PERTAINING TO  
RESTRICTED RESIDENCE DISTRICTS**

**Recorder's Cover Sheet**

**Preparer Information:**

Scott D Flynn, Mayor Pro-tem, PO Box 77, Keota, IA 52248, (641) 636-2266

**Taxpayer Information:**

N/A

**Return Address**

Joan Netten-Andregg, City Clerk, PO Box 77, Keota, IA 52248

**Grantors:**

Scott D. Flynn, Mayor Pro-tem

Joan Netten-Andregg, City Clerk

**Grantees:**

**Legal Description:** See page 2.

**Document or instrument number if applicable:**

**ORDINANCE 228**

**AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF KEOTA, IOWA, 2006, BY AMENDING THE PROVISIONS PERTAINING TO RESTRICTED RESIDENCE DISTRICTS.**

**BE IT ENACTED** by the City Council of the City of Keota, Iowa:

**SECTION 1. AMENDMENT OF RESTRICTED RESIDENCE DISTRICT.** Keota Municipal Code Section 6-12-16 Restricted Residence District Established, is hereby amended by deleting the following starting in the second unnumbered paragraph:

“except the following described area:

Beginning at a point at the east corporation line of the City, on the south side of Broadway Street, thence south two hundred seventy-eight feet; thence west on a straight line to a point one hundred fifty feet west of the west side of Davis Street; thence east to a point one hundred forty feet north of the north side of Broadway Street; thence east to the east side of Ellis Street thence north to the south side of Keokuk Street; thence east to the west side of Fulton Street; thence south to a point one hundred forty feet north of the north side of Broadway Street; thence east to the east side of Iowa Avenue; thence north to the south side of Washington Street; thence east to the town corporation line, thence south to the point of beginning.”

so that such Section shall then read:

Section 6-12-16 Restricted Residence District Established

The following area is hereby defined and established as a restricted residence district:

All that area lying within the corporate limits of the City.

**SECTION 2. PRIOR NON-CONFORMING USES.** Keota Municipal Code Section 6-12-27 Exceptions is hereby deleted in its entirety and replaced with the following:

Section 6-12-27. PRIOR NON-CONFORMING USES.

1. A lawful, non-conforming use existing at the time of adoption of this Ordinance may be continued, maintained, repaired, or sold to another party. Said nonconforming use may not be enlarged, expanded or changed, nor shall it occupy more lot area than was in use on the effective date of this Ordinance unless this Code is amended to allow for such nonconforming use or structure or a special permit is granted.
2. If said lawful non-conforming use, or any portion thereof, is discontinued, either voluntarily or involuntarily, for a period of one (1) year or more, any future use of such land shall be in conformity with the provisions of this chapter unless the

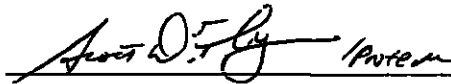
Restricted Residence District is amended to allow such use or structure or a special permit is granted.

**SECTION 3. CERTIFICATION BY CLERK.** Pursuant to Keota Municipal Code Section 6-12-28, the Clerk shall certify this Ordinance to the Keokuk County Recorder.

**SECTION 4. SEVERABILITY CLAUSE.** If any section, provision or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any section, provision or part thereof not adjudged invalid or unconstitutional.

**SECTION 5. WHEN EFFECTIVE.** This ordinance shall be in effect from and after its final passage, approval and publication as provided by law.-

Passed by the Council the 19th day of April, 2010, and approved the 19th day of April, 2010.

  
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MAYOR ANTHONY CANSLER  
MAYOR PRO-TEM SCOTT D. FLYNN

ATTEST:

  
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CITY CLERK JOAN NETTEN-ANDREGG

I certify that the foregoing was published as Ordinance 228 on the 28th day of April, 2010.