

INST # 5465 ✓  
RECORDING FEE 1000  
AUDITOR FEE \_\_\_\_\_  
RMA FEE 100

FILED FOR RECORD  
POTTAWATTAMIE CO. IA.

00 OCT 10 AM 10:00

JOHN SCIORTINO  
RECORDER

COMPARED

#4  
Prepared by: \_\_\_\_\_  
Return to: \_\_\_\_\_  
City of Council Bluffs Legal Department, 209 Pearl Street, Council Bluffs, Iowa 51503 (712) 328-4620  
City Clerk, 209 Pearl Street, Council Bluffs, Iowa 51503

ORDINANCE NO. 5522

AN ORDINANCE TO AMEND THE ZONING MAP OF THE CITY OF COUNCIL BLUFFS, IOWA, AS ADOPTED BY REFERENCE IN SECTION 15.02.040 OF THE MUNICIPAL CODE OF COUNCIL BLUFFS, IOWA, BY MODIFYING THE ZONING DISTRICT BOUNDARIES IN FOX RUN LANDING SUBDIVISION.

**PREAMBLE:** Ordinance No. 5372, adopted by the City Council on April 20, 1998, rezoned the entire 300+ acres when the preliminary plan was approved in 1998. The revised legal descriptions of the zoning district boundaries between the residential lots, commercial property and the golf course are consistent with the lot lines on the final plat.

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 15.02.040 of the Municipal Code of Council Bluffs, Iowa, be and the same is hereby amended by modifying the zoning district boundaries in Fox Run Landing Subdivision located on the south side of Highway 275-92, between South 26<sup>th</sup> and South 36<sup>th</sup> Streets, as shown on the attached map, and legally described in attached Exhibits 1-5.

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 Repealer.** All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed.

**SECTION 3. Effective Date.** This ordinance shall be in full force and effect from and after its final passage, approval, and publication, as by law provided.

PASSED  
AND September 25, 2000  
APPROVED

  
THOMAS P. HANAFAN Mayor

Attest:

  
OLGA RAMIREZ City Clerk

First Consideration: August 28, 2000  
Second Consideration: September 11, 2000  
Public Hearing: September 11, 2000  
Third Consideration: September 25, 2000  
Planning Case No. ZC-00-011

S-A

BK 101 PG 16668

1087

**COMPARED**

# PROOF OF PUBLICATION

STATE OF IOWA  
POTTAWATTAMIE COUNTY

I, JEANNETTE JOHNSON, on my oath do solemnly swear that I am the Accountant of the COUNCIL BLUFFS DAILY NONPAREIL, a newspaper issued DAILY and printed in said county, COUNCIL BLUFFS, IOWA.

The attached notice was published in said newspaper for 1 consecutive time(s) as follows:

The first publication thereof began on the 5 day of September, 2000  
the 2nd on the \_\_\_\_\_ day of \_\_\_\_\_, 2000  
the 3rd on the \_\_\_\_\_ day of \_\_\_\_\_, 2000  
the 4th on the \_\_\_\_\_ day of \_\_\_\_\_, 2000  
the 5th on the \_\_\_\_\_ day of \_\_\_\_\_, 2000

Signed in my presence by the said JEANNETTE JOHNSON and by her sworn to before me this 11 day of Sept., A.D. 2000.

**NOTICE OF PUBLIC HEARING  
ON PROPOSED REZONING OF PROPERTY  
TO WHOM IT MAY CONCERN:**  
You and each of you are hereby notified that the City Council for the City of Council Bluffs, Iowa, has scheduled a public hearing on a proposed ordinance to amend the zoning map of the city of Council Bluffs, Iowa, by modifying the zoning district boundaries of Fox Road Landing Subdivision located on the south side of Highway 215-92, between South 34th and South 38th Streets.

You are further notified that a public hearing on said matter will be held by the City Council for the City of Council Bluffs, Iowa, at the regular meeting to be held at 7:00 p.m. on the 11th day of September, 2000, in the City Council Chambers in the City Hall building, 809 Pearl Street, Council Bluffs, Iowa 51608, at which time and place all persons interested in said matter will be given an opportunity to be heard.  
At Cheryl Finkbeiner, Deputy City Clerk  
Planning Case No. 00-00-11  
8000798-1 Tuesday

*Jeannette Johnson*

*Marlene J. Lahr*

Notary Public  
Legal Typist

Filed this \_\_\_\_\_ day of \_\_\_\_\_, A.D. 2000  
Publication Cost: \$ 9.99  
Proof of Publication Fee: \$ \_\_\_\_\_



BK101PG16669