

**ORDINANCE #475**

**AN ORDINANCE AMENDING THE OFFICIAL ZONING MAP FOR  
THE CITY OF MISSOURI VALLEY, HARRISON COUNTY, IOWA:  
TO CHANGE ZONING CLASSIFICATION**

BE IT ENACTED by the City Council of the City of Missouri Valley, Iowa that:

**SECTION 1. ZONING CLASSIFICATION OF:**

Lots One (1) through Seven (7), BLK 14 Original Town of Missouri Valley, Harrison County, Iowa is hereby changed from RS20 (Residential) to BGC (Central Business Zone).

**SECTION 2. PURPOSE:** Pursuant to the Planning and Zoning Commission's recommendation, and following a public hearing on the matter, this zoning change is made to allow for the orderly growth of the City of Missouri Valley and to allow the proper use of land within the corporate boundaries.

The Clerk of the City of Missouri Valley, Iowa is hereby authorized to note said changes by the amendment on the zoning regulations map.

**SECTION 3. REPEALER:** All ordinances or parts of ordinances in conflict with the provisions of this ordinance are hereby repealed to the minimum extent necessary to comply with this ordinance.

**SECTION 4. SEVERABILITY CLAUSE:** If any section, provision or part of this ordinance is adjudicated to be 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. EFFECTIVE DATE:** This ordinance shall be in effect from and after its final passage, approval and publication as provided by law.

Passed by the City Council on the 1st day of March, 2011 and approved this 1st day of March, 2011.

1<sup>st</sup> Reading – 3/1/11  
2<sup>nd</sup> Reading – waived  
3<sup>rd</sup> Reading – waived  
Published – 3/4/11