

DIVISION 20: ZONING DISTRICTS & BOUNDARIES

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SECTION 020-010: DISTRICTS

For the purpose and intent of this Ordinance, the City of Mediapolis, Iowa, is hereby divided into ten zoning district classifications as follows:

- “A” Agricultural District
- “R-1” Low Density Residential District
- “R-1A” Low Density Residential District
- “R-2” Medium Density Residential District
- “R-3” High Density Residential District
- “R-4” Mobile Home Park District
- “C-1” General Commercial District
- “C-2” Central Business Commercial District
- “I-1” Light Industrial District
- “I-2” Moderate Industrial District

SECTION 020-020: BOUNDARIES AND OFFICIAL MAP

The boundaries of these districts are indicated and established as shown upon maps designated as the Official Zoning Map of Mediapolis, Iowa, which, with all their notations, designations, references, and other matters shown thereon, shall be as much a part of this Ordinance as if fully described and set forth herein.

The Official Zoning Map shall be file in the Office of the City Clerk in the City Hall of Mediapolis, Iowa. The Official Zoning Map shall be identified by the Mayor and attested by the City Clerk under the following words:

“This is to certify that this is the Official Zoning Map referred to in Article 2, Section 020-020 of the Mediapolis Zoning Ordinance of the City of Mediapolis, Iowa, adopted on this _____ day of _____, 2001.”

ZONING ORDINANCE
ARTICLE 2 – ESTABLISHMENT OF DISTRICTS AND BOUNDARIES

020-020.A: Amendments, supplements, or changes of the boundaries of districts as shown on the Official Zoning Map shall be made by an ordinance amending Ordinance No. _____. The amending ordinance shall refer to the Official Zoning Map and shall set out the identification of the area affected by legal description and identify the zoning district as the same exists and the new district designation applicable to said property.

SECTION 020-030: INTERPRETATION OF DISTRICT BOUNDARIES

The district boundaries are either lot lines or the center lines of streets and alleys, unless otherwise shown, and where the districts designated are bounded approximately by street, alley, or lot lines and are not dimensioned otherwise, the lot lines or the center lines of streets and alleys shall be construed to be the boundary of the district.

SECTION 020-040: REPLACEMENT OF OFFICIAL ZONING MAP

In the event that the Official Zoning Map becomes damaged, destroyed, lost or difficult to interpret because of use, the Council may by resolution adopt a new Official Zoning Map, which shall supersede the prior Official Zoning Map. The new Official Zoning Map may correct drafting or other errors or omissions in the prior Official Zoning Map, but no such correction shall have the effect of amending the original Zoning Ordinance or any subsequent amendment thereof. The new Official Zoning Map shall be identified by the signature of the Mayor attested by the City Clerk, under the following words:

“This is to certify that this Official Zoning Map supersedes and replaces the Official Zoning Map adopted on this _____ day of _____, 20____, as part of the Zoning Ordinance of the City of Mediapolis, Iowa.”