

AN ORDINANCE AMENDING THE ZONING ORDINANCE OF THE CITY OF ELY, IOWA

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF ELY, IOWA AS FOLLOWS:

Section 1. That the boundaries of the District Map, being a part of the Zoning Ordinance, which is Chapter 165 of the Code of Ordinances of the City of Ely, Iowa, be and the same are, hereby amended to rezone the following described real estate, situated in the City of Ely and County of Linn, and State of Iowa, to-wit:

REZONE FROM A-1 TO C-2

PART OF PARCEL A, PLAT OF SURVEY #2592 AND PART OF PARCEL A, PLAT OF SURVEY NO. 1555, LINN COUNTY, IOWA FURTHER DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF LOT 1, COZZIE'S SECOND ADDITION TO LINN COUNTY, IOWA;

THENCE S00°53'17"E ALONG THE EAST LINE OF SAID PARCEL A, PLAT OF SURVEY #2592, 324.76 FEET TO THE NORTH LINE OF SAID PARCEL A;

THENCE N89°02'56"E ALONG SAID NORTH LINE, 564.44 FEET TO THE NORTHEAST CORNER OF SAID PARCEL A;

THENCE S01°14'56"E ALONG THE EAST LINE OF SAID PARCEL A, 1334.42 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL A;

THENCE S89°11'49"W ALONG THE SOUTH LINE OF SAID PARCEL A, 482.70 FEET TO THE WEST LINE OF SAID PARCEL A;

THENCE N38°21'34"W ALONG SAID WEST LINE, 79.12 FEET TO THE SOUTHERN MOST CORNER OF PARCEL A, PLAT OF SURVEY NO. 1447;

THENCE N01°13'36"W ALONG THE EAST LINE OF SAID PARCEL A, 165.66 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL A;

THENCE N38°21'34"W ALONG THE NORTHEASTERLY LINE OF SAID PARCEL A, 550.31 FEET TO THE NORTHEAST CORNER OF SAID PARCEL A;

THENCE S89°11'34"W ALONG THE SOUTH LINE OF SAID PARCEL A, PLAT OF SURVEY #2592, 669.80 FEET TO THE EASTERLY RIGHT-OF-WAY LINE OF ELY ROAD;

THENCE ALONG SAID EASTERLY RIGHT-OF-WAY LINE FOR THE NEXT THREE COURSE: THENCE N20°07'59"W, 308.71 FEET;

THENCE 286.44 FEET ALONG A 2915.00 FOOT RADIUS CURVE CONCAVE SOUTHWESTERLY WHOSE 286.33 FOOT CHORD BEARS N23°02'16"W;

THENCE N25°38'44"W, 331.62 FEET TO THE WEST LINE OF SAID PARCEL A;

THENCE N01°29'19"W ALONG SAID WEST LINE AND THE WEST LINE OF PARCEL A, PLAT OS SURVEY NO. 1555, 1086.67 FEET TO THE SOUTH RIGHT-OF-WAY LINE OF MABIE ROAD;

THENCE ALONG SAID SOUTH RIGHT-OF-WAY LINE FOR THE NEXT THREE COURSES; THENCE N89°12'40"E, 730.95 FEET;

THENCE N75°59'42"E, 95.85 FEET;

THENCE N89°12'40"E, 116.30 FEET TO THE WEST LINE OF COZZIE'S SECOND ADDITION;

THENCE S00°58'31"E ALONG SAID WEST LINE, 744.35 FEET;

THENCE S46°37'42"E ALONG SAID WEST LINE, 321.74 FEET TO THE SOUTH LINE OF COZZIE'S SECOND ADDITION;

THENCE N88°48'51"E ALONG SAID SOUTH LINE, 150.36 FEET TO THE POINT OF BEGINNING CONTAINING 65.79 ACRES MORE OR LESS.

REZONE FROM A-1 TO R-1A

PART OF PARCEL B, PLAT OF SURVEY NO. 1555, LINN COUNTY, IOWA FURTHER DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF PARCEL A, PLAT OF SURVEY #2592;

THENCE N01°14'56"W ALONG THE EAST LINE OF SAID PARCEL A, 1334.42 FEET TO THE NORTHEAST CORNER OF SAID PARCEL A;

THENCE N89°02'56"E ALONG THE NORTH LINE OF SAID PARCEL B, PLAT OF SURVEY NO. 1555, 794.82 FEET TO THE NORTHEAST CORNER OF SAID PARCEL B;

THENCE S02°39'36"E ALONG THE EAST LINE OF SAID PARCEL B, 7.67 FEET;

THENCE S01°14'56"E ALONG SAID EAST LINE, 1328.81 FEET TO THE SOUTHEAST CORNER OF SAID PARCEL B;

THENCE S89°11'49"W ALONG THE SOUTH LINE OF SAID PARCEL B, 795.02 FEET TO THE POINT OF BEGINNING CONTAINING 24.37 ACRES MORE OR LESS.

Section 2. That all ordinances or parts of ordinances in conflict herewith are hereby repealed and this Ordinance shall be in full force and effect from and after its passage and publication as provided by law.

PASSED, APPROVED, AND ADOPTED this 18th day of April 2022.

CITY COUNCIL OF THE CITY OF ELY, IOWA

Attest:

By _____
Eldy Miller, Mayor

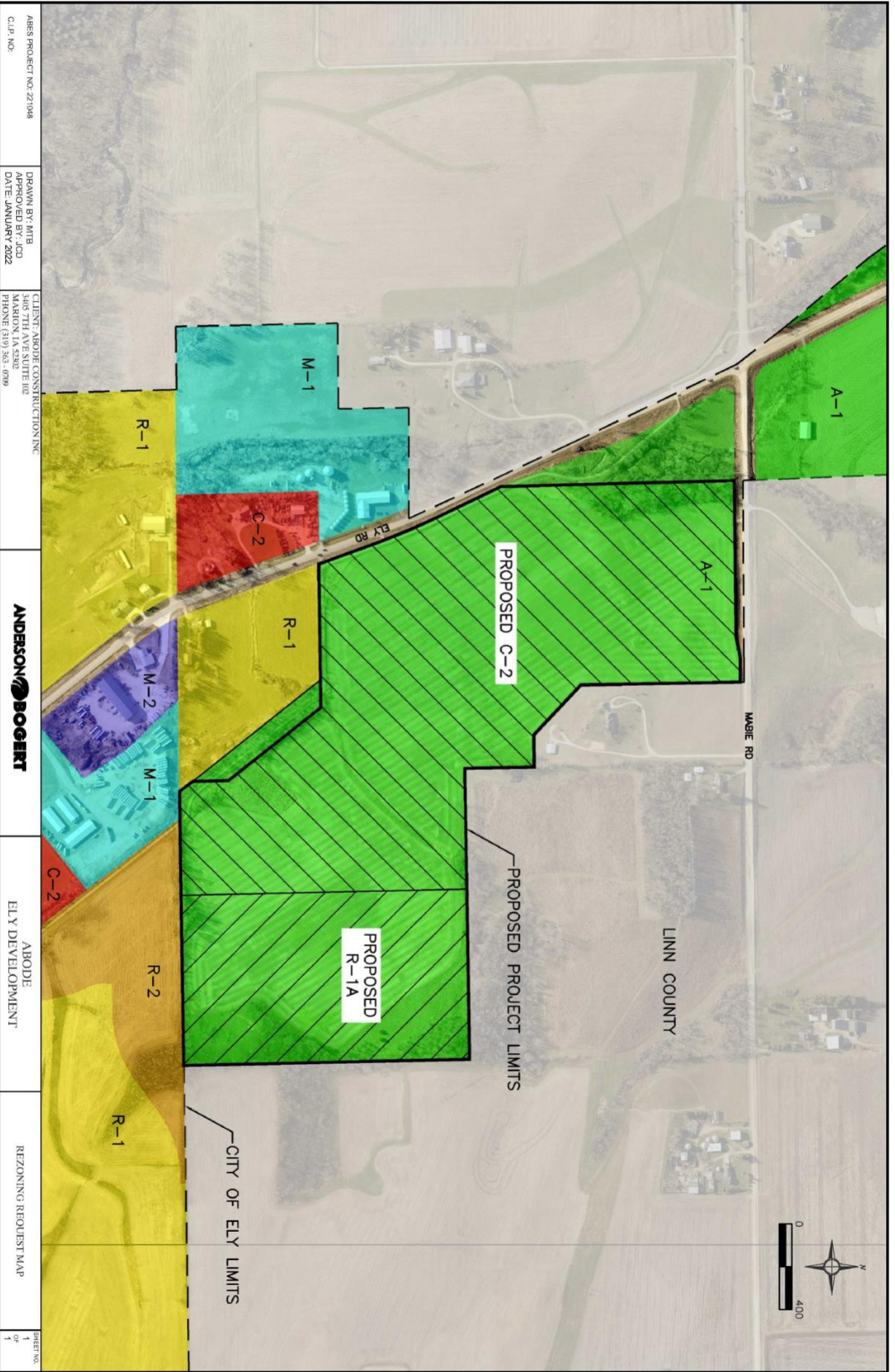
Luanne Miller, City Clerk

1st Reading: March 21st, 2022

2nd Reading: April 4th, 2022

3rd Reading: April 18th, 2022

Publication: April 21, 2022



ABES PROJECT NO: 221048	DRAWN BY: MTE	CLIENT: ABODE CONSTRUCTION INC	ANDERSON BOGERT	ABODE ELY DEVELOPMENT	SHEET NO. 1
CLIP NO:	APPROVED BY: JCD	DATE: JANUARY 2022	MADEIRA AVENUE SITE FILE		OF 1
			PHONE (319) 363-1099		