

**ORDINANCE NO. 839**

**AN ORDINANCE AMENDING THE CODE OF ORDINANCES OF THE CITY OF ORANGE CITY, IOWA, BY THE ADDITION OF SUBSECTION A. ALBANY PLACE SE AREA TO CHAPTER 165, ZONING REGULATIONS, SECTION 165.34 MIXED USE OVERLAY ZONE, 2. SPECIAL FOCUS AREA**

**BE IT ENACTED** by the City Council of the City of Orange City, Iowa, as follows:

**SECTION 1.** The Code of Ordinances of the City of Orange City, Iowa, Chapter 165, Zoning Regulations, Section 165.34, Mixed Use Overlay Zone is amended by adding the following subsection A. Albany Place SE Area to 2. Special Focus Area:

**A. Albany Place SE Area.** That part of the W ½ SW ½ of Section 4, Township 94 North, Range 44 West of the 5<sup>th</sup> P.M., in the Incorporated City of Orange City, Iowa, more particularly described as follows: Beginning at a point 1032.9 feet North and 250 feet East of the Southwest corner of said SW 1/4; Thence East 238 feet; thence North 18° 10' West, 378 feet; thence North 19° 37' West, 134 feet; thence North 22° 24' West, 300 feet; thence North 49° 57' West, 50 feet; thence North 75° 24' West, 178.3 feet to a point on the Section line; thence South 539.8 feet; thence East 250 feet; thence South 300 feet to the point of beginning, subject to public highway.

**SECTION 2. REPEALER.** All ordinance of parts thereof in conflict with the provisions of this ordinance are hereby repealed.

**SECTION 3. SEVERABILITY CLAUSE.** If any section, provision, or part of this ordinance shall be invalid or unconstitutional, such adjudication shall not affect the validity of this ordinance as a whole or any section, provision or part thereof not adjudged invalid or unconstitutional.

**SECTION 4. WHEN EFFECTIVE.** This ordinance shall be in effect from and after its final passage, approval and publication as provided by law.

Passed and approved by the City Council of the City of Orange City, Iowa this 18<sup>th</sup> day of July, 2022

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Deb De Haan, Mayor  
City of Orange City, Iowa

ATTEST: \_\_\_\_\_  
Janet Brown, City Clerk  
City of Orange City, Iowa