



Prepared by and Return to: Bremer County Building, Zoning & Environmental Health,  
Waverly, IA 50677

ORDINANCE #23-05

An ordinance amending the official zoning map, which is part of the Bremer County Zoning Ordinance for Bremer County, Iowa.

Be it ordained by the Board of Supervisors of Bremer County, Iowa as follows:

SECTION #1: The following described real estate is changed from an "A-1" to "R-1" zoned district, said property being legally described as:

**Parcel 1:** That part of the NE $\frac{1}{4}$  of the NW $\frac{1}{4}$  and that part of the NW $\frac{1}{4}$  of the NE $\frac{1}{4}$  of Sec 27, Twp 91N, Rge 13W of the 5<sup>th</sup> P.M., Bremer County IA, described as follows: Commencing at the NW corner of said NW $\frac{1}{4}$  of the NE $\frac{1}{4}$ , point being a found "cotton gin spike" in ACC pavement; thence along the North line of said NW $\frac{1}{4}$  of the NE $\frac{1}{4}$  S89°38 $\frac{3}{4}$ ' East a distance of 75.6' to a set "Mag" nail in ACC pavement, also being the point of beginning; thence continuing along said North line S89°38 $\frac{3}{4}$ ' East a distance of 590.1' to the NE corner of the W $\frac{1}{2}$  of NW $\frac{1}{4}$  of the NE $\frac{1}{4}$ , point being a set "Mag" nail in ACC pavement; thence along the East line of said W $\frac{1}{2}$  of the NW $\frac{1}{4}$  of the NE $\frac{1}{4}$  S00°23 $\frac{1}{4}$ ' West a distance of 1,324.8' to the SE corner of said W $\frac{1}{2}$  of the NW $\frac{1}{4}$  of the NE $\frac{1}{4}$ , point being a found Corner Post; thence along the South line of said W $\frac{1}{2}$  of the NW $\frac{1}{4}$  of the NE $\frac{1}{4}$  N89°27 $\frac{1}{4}$ ' West a distance of 653.9' to the SE corner of said NE $\frac{1}{4}$  of the NW $\frac{1}{4}$ , point being a found  $\frac{1}{2}$ " rebar with license #16264; thence along the South line of said NW $\frac{1}{4}$  of the NE $\frac{1}{4}$  S89°46 $\frac{1}{4}$ ' West a distance of 660.95' to the SW corner of the E $\frac{1}{2}$  of the NE $\frac{1}{4}$  of the NW $\frac{1}{4}$ , point being a found  $\frac{1}{2}$ " rebar with a license #16264; thence along the West line of said E $\frac{1}{2}$  of the NE $\frac{1}{4}$  of the NW $\frac{1}{4}$  N00°20 $\frac{1}{2}$ ' East a distance of 401.95' to the SW corner of Parcel "H" per Plat of Survey dated 4/9/2010 and recorded in Document 201001793 in the office of the Bremer County Recorder, point being a found  $\frac{1}{2}$ " rebar with license #16264; thence along the South line of said Parcel "H" S89°54' East a distance of 458.3' to the SE corner of said Parcel "H" point being a found  $\frac{1}{2}$ " rebar with license #16264; thence along the East line of said Parcel "H" N00°39  $\frac{1}{2}$ ' East a distance of 706.4' to a set  $\frac{1}{2}$ " rebar with license #16264; thence North 89°07' East a distance of 262.5' to a set  $\frac{1}{2}$ " rebar with license #16264; thence N00°39 $\frac{1}{2}$ ' East a distance of 213.35' to the point of beginning. EXCEPT: Warranty deed dated 10/26/1968 and recorded in Book 176 Page 122 in the Office of the Bremer County Recorder. Containing 27.90 acres included 0.68 acres ROW. Subject to restrictions, easements, covenants, ordinances, and limited access provisions of record and not of record. Note: The North line of the NW $\frac{1}{4}$  is assumed to bear S89°47 $\frac{3}{4}$ ' East for this description.

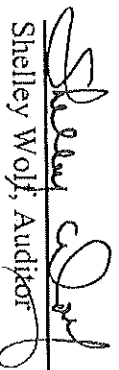
SECTION #2: Severability Clause. If any section, provision, or part of this ordinance shall be adjudged invalid or unconstitutional, such adjudication shall not affect the validity of the ordinance as a whole or any section, provision or part thereof not adjudged invalid or unconstitutional.

SECTION #3: When Effective. This ordinance shall become effective after its final passage, approval, and publication as provided by law.

PASSED, ADOPTED, AND APPROVED by the Board of Supervisors of Bremer County, Iowa, on the 13<sup>th</sup> Day of June, 2023.


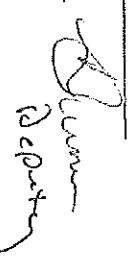
  
\_\_\_\_\_  
Chair, Board of Supervisors

ATTEST:

  
\_\_\_\_\_  
Shelley Wolf, Auditor

AUDITOR'S CERTIFICATE \_\_\_\_\_

Ordinance No. 23-05 was published in the Waverly Newspaper on the 22<sup>nd</sup> Day of June, 2023.

  
\_\_\_\_\_  
Shelley Wolf - Auditor  
  
Deputy

