

ARTICLE I

Introduction

Section 1 TITLE

This Ordinance shall be known as and may be referred to and cited as the “Zoning Ordinance of the City of Long Grove, Iowa”.

Section 2 PURPOSE

The various use districts which are created by this Ordinance and the various articles and sections of this Ordinance are adopted for the purpose among others of:

- 2.1 Carrying out the comprehensive plan for the City of Long Grove, Iowa.
- 2.2 Promoting public health, safety, morals, comfort, and general welfare.
- 2.3 Helping to achieve greater efficiency and economy of land development by promoting the grouping of those activities which have similar needs and are compatible.
- 2.4 Encouraging such distribution of population, classification of land use, and distribution of land development that will tend to facilitate adequate and economic provision of transportation, communication, water supply, drainage, sanitation, education, recreation, and other public requirements.
- 2.5 Lessening or avoiding congestion in the public streets and highways.
- 2.6 Protecting against fire, explosion, noxious fumes, and other hazards in the interest of the public health, safety, comfort, and general welfare.
- 2.7 Helping to ensure that all residential commercial and manufacturing structures as well as other types of structures will be accessible to fire fighting and other emergency equipment.
- 2.8 Prohibiting the formation or expansion of nonconforming uses of land, buildings, and structures which adversely affect the character and value of desirable development in each district.
- 2.9 Promoting the development of residential neighborhoods which are free of noise, dust, fumes, and heavy traffic volumes in which each dwelling unit is assured of light, air, and open spaces.
- 2.10 Helping to prevent land development activities which lead to unsightly roadsides and to minimize the effects of nuisance producing activities.

- 2.11 Promoting and guiding the continued growth and expansion of the City, while protecting the natural, economic, and scenic resources of the City.
- 2.12 Conserving the taxable value of land and buildings throughout the City.
- 2.13 Defining and limiting the powers and duties of the zoning enforcement officer and bodies as provided herein.

Section 3 NATURE

This Ordinance classifies and regulates the use of land, buildings, and structures within the corporate limits of the City of Long Grove, Iowa, as hereinafter set forth. The regulations contained here are necessary to promote the health, safety, convenience, and welfare of the inhabitants by dividing the City into zoning districts and regulating therein the use of the land and the use and size of buildings as to height and number of stories, the coverage of the land by buildings, the size of yards and open spaces, the location of buildings, and the density of population.

Section 4 AUTHORITY

This Ordinance is adopted in pursuance of the authority granted by "Chapter 414, Code of Iowa."