

## CHAPTER 156

### DOWNTOWN COMMERCIAL BUILDINGS

156.01 Downtown District  
156.02 Building Materials  
156.03 Color of Materials

156.04 Foundation  
156.05 Variance  
156.06 Hearing

**156.01 DOWNTOWN DISTRICT.** The area encompassed **by** this ordinance includes all buildings that front First Avenue from Johnson Street to the First Avenue Bridge over the North Folk Maquoketa River.

**156.02 BUILDING MATERIALS.** The frontage of all new construction or remodeling/reconstruction in the downtown district involving at least thirty percent (30%) of the total frontage shall be constructed of brick, stone, or wood.

**156.03 COLOR OF MATERIALS.** The City Administrator shall ensure the color of any materials to be stained, painted, or dyed is compatible with the remainder of the downtown district prior to the issuance of a building permit.

**156.04 FOUNDATION.** All new construction in the downtown district shall have a permanent concrete foundation.

**156.05 VARIANCE.** Any person may apply to the City Council for a variance to the provisions of 156.02 thru 156.04. Said application shall be in writing outlining the specific materials to be used and filed with the City Clerk.

**156.06 HEARING.** Upon application for a variance the City Council shall conduct a hearing upon said application. The Council may grant or deny the requested variance.