

PUBLIC HEARING NOTICE FOR PROPOSED ZONING CLASSIFICATION AMENDMENT

To whom it may concern: Notice is hereby given that the City of Riverside, Iowa will conduct a public hearing on Monday, March 2nd, 2026, at 6:00 PM in City Council Chambers at Riverside City Hall, 60 Greene St, Riverside, Iowa 52327. The purpose of this public hearing is on the re-zoning of property in the following legal description to R-2 classification.

BEGINNING at the Southeast Corner of Lot 9 of the Subdivision of the SE 1\4 of the SW 1\4 of Section 8, Township 77 North, Range 6 West, in accordance with the Plat thereof Recorded in Book 4 at Page 10 of the Records of the Washington County Recorder's Office; Thence S01°08'39"W, 142.79 feet; Thence N88°51'21"W, 199.40 feet; Thence N00°25'16"E, 241.76 feet, to a Point on the Southerly Right-of-Way Line of Hickory Street; Thence N66°17'30"E, along said Southerly Right-of-Way Line, 40.40 feet, to a Point on the East Line of said Lot 8 of said Subdivision of the SE 1\4 of the SW 1\4 of Section 8, Township 77 North, Range 6 West; Thence S01°21'02"W, along said East Line, 118.64 feet, to the Southeast Corner of said Lot 8; Thence S89°54'24"E, along the South Line of vacated alley Right-of-Way lying between said Lot 8 and Lot 9, and the South Line of said Lot 9, a distance of 86.09 feet; Thence S89°39'35"E, along said South Line, 80.15 feet, to the POINT OF BEGINNING. Said Auditor's Parcel "R" contains 0.74 Acre (32,244 square feet), and is subject to easements and restrictions of record.

All persons interested in this matter may appear at said hearing and present evidence for or against the re-zoning of this property. Dated at Riverside, Iowa, this 3rd day of February 2026, Cole Smith Riverside City Administrator Published in The News, Thursday, February 12th, 2026.