

- 502.4 The Official Zoning Map on record in the City Clerk's Office shall be the final authority as the current zoning status of land and water areas, buildings and other structures in the City.
- 502.5 The flood plain designation on zoning maps shall not be removed from flood plain areas unless and until it can be shown that the designation is in error or that the areas are filled to an elevation at or above the flood protection elevation and are contiguous to other lands lying outside the flood plain district. Special exceptions to this rule may be permitted by the Natural Resources Council if they determine that, through other measures, lands are protected adequately for the intended uses.

Subdivision 503. District Boundary Lines.

Wherever any uncertainty exists as to the boundary of any use district as shown on the Zoning Map incorporated herein, the following rules shall apply:

- 503.1 Where district boundary lines are indicated as following streets, highways, alleys, railroads, or similar rights-of-way, they shall be construed as following the center lines thereof.
- 503.2 Where district boundary lines are indicated as approximately following lot lines or section lines, such lines shall be construed to be such boundaries.
- 503.3 Where district boundary lines are indicated as parallel to or extension of features indicated above in this Subdivision, it shall be so construed.
- 503.4 Distances not specifically indicated on the Official Zoning Map shall be determined by the scale of the map.
- 503.5 Where physical or cultural features existing on the ground are at variance with those shown on the Official Zoning Map, or in other circumstances not covered by this Subdivision, the Board of Adjustment shall interpret the district boundaries.
- 503.6 Where a platted land held in one (1) ownership and of record at the effective date of this Ordinance is divided by a district boundary line, the entire lot shall be construed to be within the least restrictive district.
- 503.7 Flood Plain District Boundaries: The exact boundaries of the Floodway and Flood Fringe portions of the Flood Plain District shall be determined on a case by case basis at the time a person applies for a building permit or conditional use permit. At such time, the applicant shall submit a drawing indicating the existing and graded elevations of the site in question.