

Resolution No. 73-5

In Re: Special Conservancy Zone - SC

In order to clarify considerable public misapprehension concerning the nature and purpose of the proposed SC - Special Conservancy zone classification, the Planning Department recommends that the Plan Commission pass the following resolution.

THEREFORE BE IT RESOLVED by the Common Council of the City of Bloomington, that the nature and purpose of the SC - Special Conservancy zone is to protect the natural flow of streams and to control development along areas subject to inundation. These areas have been identified in Chapter 20.15 of the proposed City Zoning Ordinance as Floodway and Floodway Fringe Areas, the mapping of such areas as within SC - Special Conservancy zones was done pursuant to Indiana Department of Natural Resources standards based on topographic information and a 100-year flood.

It is not the intention of the Plan Commission and the Common Council to totally restrict development in all SC zones. The development of areas within the Floodway Fringe Area is permissible so long as the builder takes precautions as set out in Chapter 20.15 to protect the structure, the fill, and the stream. The policy of providing development guidelines and protection of lands subject to inundation will continue as the Plan Commission receives more data about floodways and fringe areas. Future guidelines and a more refined set of standards for development will be promulgated by the Plan Commission, when the Plan Commission has had an opportunity to review the results of a Flood Plain Study to be conducted throughout the Plan Commission jurisdiction.

~~Charlotte T. Zietlow, President  
Common Council,  
Bloomington, Indiana~~

~~Francis X. McCloskey, Mayor~~

Adopted: *tabled*

*indefinitely*  
*6/21/73*