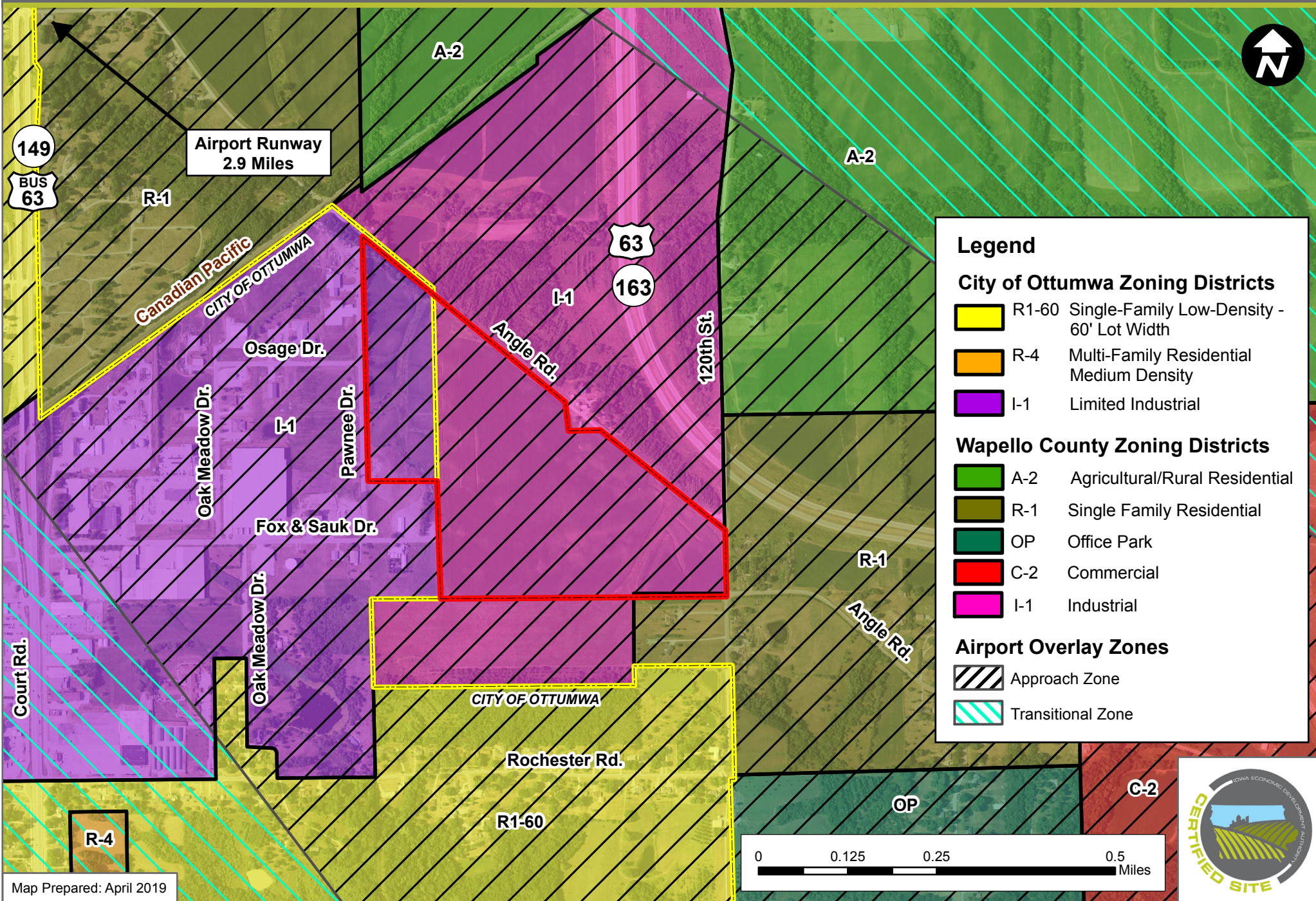


# HELGERSON FLATS INDUSTRIAL CENTER

(85.05 ACRES)

OTTUMWA, IOWA - CURRENT ZONING MAP



### Legend

#### City of Ottumwa Zoning Districts

- R1-60 Single-Family Low-Density - 60' Lot Width
- R-4 Multi-Family Residential Medium Density
- I-1 Limited Industrial

#### Wapello County Zoning Districts

- A-2 Agricultural/Rural Residential
- R-1 Single Family Residential
- OP Office Park
- C-2 Commercial
- I-1 Industrial

#### Airport Overlay Zones

- Approach Zone
- Transitional Zone

