Ivins City Staff Report
Planning Commission Meeting 5-5-15

Agenda Item: Consider a recommendation on a Special Exception to replace the Chevron Sign at 550 S. 200 E. Ivins, Lightfoots-applicants

Submitted by: Kevin Rudd, Building & Zoning Administrator

Recommended City Council Action: Staff recommends approval.

BACKGROUND: This application is to replace the existing legal non-conforming sign located at Lightfoots Convenience Store, 550 S 200 E. This is an allowed Special Exception as per 16.28.102(5). The Special Exception allows for a commercial sign to overhang a public right of way including sidewalk but not extending into the street, provided it meets five listed conditions (see attached copy of ordinance and picture of the proposed sign). This application meets all of the listed conditions and the TRC recommends approval.

FINDINGS AND ANALYSIS:

- Application is complete
- TRC reviewed application April 23, 2015
- TRC recommends approval.

SUPPORT MATERIALS:

- Application
- Example of proposed sign
- Zoning Ordinance 16.28.102(5) Allowed Special Exceptions

Respectfully Submitted: Kevin Rudd
Kevin Rudd, Building & Zoning Administrator

Content Review:
Dale Coulam, City Manager