Ivins City Staff Report
Planning Commission Meeting 1/05/16

Agenda Item: Discuss and consider recommendation regarding a proposed Land Use Amendment from "Community Commercial" to "High Density Residential" on a 5 acre parcel (tax ID I-6-2-6-3211) on Guy Lane (Approximately 411 W. Hwy 91) on the east side of street and south of Rider's Mountain View Tire Inc. Current Christensen-Applicant. Tizzinuf LLC-Owner.

Submitted by: Kevin Rudd, Building & Zoning Administrator

Recommended Planning Commission Action: Staff does not make recommendations on General Plan / Land Use Changes

BACKGROUND: This property is currently shown on the Land Use Plan as Community Commercial and is Zoned C-1. The property owner is requesting a Land Use amendment to High Density Residential and if that approved would then apply for a zone change to RM (Multiple Residential)

FINDINGS AND ANALYSIS:

- Application is complete.
- Property owner is seeking to achieve Multi-Family use on this property.

SUPPORT MATERIALS:

- Application
- Vicinity Map

Respectfully Submitted: Kevin Rudd

Kevin Rudd, Building & Zoning Administrator

Content Review:

Dale Coulam, City Manager