ORDINANCE NO. 2016-05

AN ORDINANCE OF IVINS CITY, UTAH, AMENDING THE LAND USE PLAN

WHEREAS the Ivins City Planning Commission held a Public Hearing on January 5, 2016, regarding the applicant's proposed land use change from Community Commercial to High Density Residential for property located at approximately 411 West Hwy 91/Guy Lane south of Mountain View Tire (the "Property"); and

WHEREAS the Ivins City Planning Commission voted unanimously on January 5, 2016, to recommend the proposed land use change, except for that portion of the property at the south end of the Property be changed to Medium Density Residential to allow for at least one row of single family homes along Fitness Way Ridge; and

WHEREAS the Ivins City Council held a Public Hearing on January 21, 2016, to consider the Planning Commission's recommendation for changing the land use for the Property; and

WHEREAS on January 21, 2016, the Ivins City Council considered public comment and the Planning Commission's recommendation for the proposed zone change and had a discussion on the recommendation prior to making a decision;

NOW, THEREFORE, BE IT ORDAINED by the Ivins City Council that the Land Use Plan be amended to show a change in land use as recommended by the Planning Commission, namely that the land use be changed from Community Commercial to High Density Residential, except for that portion of the property at the south end of the Property be changed to Medium Density Residential to allow for at least one row of single family homes along Fitness Ridge Way.

Effective Date: This Ordinance shall become effective immediately upon passage and publication.

PASSED AND ADOPTED BY THE IVINS CITY COUNCIL, STATE OF UTAH, ON THIS ____ DAY OF JANUARY, 2016 BY THE FOLLOWING VOTE:

	AYE	**NAY**	**ABSTAIN**	**ABSENT**
Dennis Mehr	_____	_____	_____	_____
Cheyne McDonald	_____	_____	_____	_____
Jenny Johnson	_____	_____	_____	_____
Steven Roberts	_____	_____	_____	_____
Ron Densley	_____	_____	_____	_____

_____
Chris Hart, Mayor

ATTEST:

_____
Kari Jimenez, City Recorder