ORDINANCE NO. 2016-26

AN ORDINANCE OF IVINS CITY, UTAH, REGARDING A ZONE CHANGE ON PROPERTY LOCATED ON THE SOUTHEAST CORNER OF CENTER STREET AND 400 WEST FROM RA-1 (RESIDENTIAL/AGRICULTURAL, MINIMUM LOT SIZE 1 ACRE) TO R-1-10 (SINGLE FAMILY RESIDENTIAL, MINIMUM LOT SIZE 10,000 SQ. FT.)

WHEREAS the Ivins City Planning Commission held a Public Hearing on November 1, 2016, regarding the applicant's proposed zone change from RA-1 to R-1-10 for property located on the southeast corner of Center Street and 400 West (the "Property"); and

WHEREAS the Ivins City Planning Commission voted on November 1, 2016, to recommend approval of the proposed zone change from RA-1 (Residential/Agricultural – minimum lot size 1 acre) to R-1-10 (Single Family Residential – minimum lot size 10,000 sq. ft.); and

WHEREAS the Ivins City Council held a Public Hearing on November 17, 2016, to consider the Planning Commission's recommendation to change the zoning district from RA-1 to R-1-10; and

WHEREAS on November 17, 2016, the Ivins City Council heard and considered public comment on the issue, as well as the Planning Commission's recommendation; and

WHEREAS after considering facts relevant to this proposed zone change, the Ivins City Council found that in the exercise of its legislative authority and discretion it would be in the interest of the general welfare of the city and its residents to approve the proposed zone change;

NOW, THEREFORE, BE IT ORDAINED BY THE IVINS CITY COUNCIL that the zoning district for the property located at the southeast corner of Center Street and 400 West be amended from RA-1 to R-1-10 (Single Family Residential - minimum lot size 10,000 sq. ft.)

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 NOVEMBER, 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