Ivins City Staff Report
Planning Commission Meeting 2/28/17

Agenda Item: Discuss and consider recommendation regarding a proposed Land Use Amendment from "Low Density Residential" to "High Density Residential" on a 7.5 acre parcel (tax ID I-SB-56-A) on approximately 300 W. Hwy 91. Graf Land and Livestock-Owner. Blake Frei/Kade Ence-Applicant.

Submitted by: Dale Coulam-City Manager

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 Low Density and is Zoned RA-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 (townhomes) on this property.

SUPPORT MATERIALS:

- Application
- Vicinity Map

Respectfully submitted:

Dale Coulam, City Manager