# ORDINANCE NO. 2017-16

## AN ORDINANCE OF IVINS CITY, UTAH, REZONING LOTS CURRENTLY SHOWN AS MH (MOBILE HOME) LOCATED BETWEEN 400 SOUTH TO 600 SOUTH AND BETWEEN MAIN STREET TO 200 EAST

**WHEREAS** lots currently shown as MH (Mobile Home) on the Zoning Districts Map need to be rezoned to a zone that is compatible with the current use shown on the Land Use Plan;

**WHEREAS** the Ivins City Planning Commission held a Public Hearing on July 18, 2017, regarding a proposed Zoning Map Amendment from MH (Mobile Home Zoning District) to R-1-5 (Single Family Residential minimum lot size 5,000 sq ft) for lots located between 400 South to 600 South and between Main Street to 200 East; and

**WHEREAS** the Ivins City Planning Commission voted on July 18, 2017 to approve the Zoning Map Amendment as proposed, except for five lots currently shown on the Land Use Plan as Commercial-Neighborhood be rezoned to Neighborhood Commercial; and

**WHEREAS** the Ivins City Council held a Public Hearing on August 3, 2017, to consider the Planning Commission's recommendation; and

**WHEREAS** on August 3, 2017, the Ivins City Council heard and considered public comment on the Planning Commission's recommendation; and

**WHEREAS,** in the exercise of its legislative authority and discretion the Ivins City Council found that the requested amendments were consistent with the Land Use Plan and that it would be in the interest of the general welfare of the city and its residents to approve the proposed Zoning District amendments as recommended by the Planning Commission;

**NOW, THEREFORE, BE IT ORDAINED BY THE IVINS CITY COUNCIL** that Zoning for lots currently shown as MH (Mobile Home) on the Zoning Districts Map that are located between 400 South to 600 South and between Main Street and 200 East be rezoned to R-1-5 (Single Family Residential minimum lot size 5,000 sq ft), with the exception of the five lots currently shown as Commercial-Neighborhood on the Land Use Plan be rezoned to Neighborhood Commercial.

**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 AUGUST, 2017 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