Ivins City Staff Report
City Council Meeting 8/3/17

Agenda Item: Planning Commissions' recommendation to approve the proposed Zoning Map amendment, changing Mobile Home Zoning District (MH) to Single Family Residential, 5,000 sq. ft. minimum lot size (R-1-5); however, the five lot on the Northeastern corner across from Family Dollar are proposed to be changed to Neighborhood Commercial (CN).

Submitted by: Mike Rodriguez-Building and Zoning Administrator

Recommended Planning Commission Action: Planning Commission recommends approval.

BACKGROUND: The Planning Commission held a Public Hearing to consider changing the zoning district designation from Mobile Home (MH) to Single Family Residential, 5,000 sq. ft. minimum lot size (R-1-5) for the parcels located in the block between 400 South and 600 South and between Main Street to 200 East; however, the five lots on the Northeastern corner across from Family Dollar are designated as Commercial-Neighborhood in the Land Use Plan and are proposed to be changed to Neighborhood Commercial (CN). The Planning Commission has reviewed the proposed Zoning Map Amendment and recommends approval as amended.

FINDINGS AND ANALYSIS:

- Planning Commission recommended approval 7/18/17.

SUPPORT MATERIALS:

- Vicinity Map

Respectfully Submitted:

Mike Rodriguez-Building and Zoning Administrator

Content Review:

Dale Coulam-City Manager/Attorney