Ivins City Staff Report
Planning Commission Meeting 7/31/18

Agenda Item: Concept Plan Report for Sage Cove Subdivision, located along the west side of Earl Road south of Highway 91. Development Solutions-Applicant.

Submitted by: Mike Rodriguez, Building & Zoning Administrator

Recommended Planning Commission Action: No action is required for concept plans

BACKGROUND: The Sage Cove Subdivision consists of 18 lots on a total acreage of 7.65 acres. The zoning of this property is RE-12.5 (Single Family Residential, minimum 12,500 sq ft.). This is a conventional subdivision with a "Lot Averaging Overlay." The proposed improvements and lots appear to be in compliance with city ordinances and the "Lot Averaging Overlay" requirements.

The TRC Reviewed this plan on June 14, 2018.

FINDINGS AND ANALYSIS:

- Application is complete.
- The proposed lots and improvements appear to be in compliance with City Ordinances.

SUPPORT MATERIALS:

- Application
- Concept Plan/Vicinity map

Respectfully Submitted:

Mike Rodriguez, Building & Zoning Administrator

Content Review:

Dale Coulam, City Manager

Wally Ritchie, Asst. City Manager