Ivins City Staff Report
Planning Commission Meeting 6/18/19

Agenda Item: Public Hearing to approve a Class IV Conditional Use Amendment for Black Desert Construction/Project Information Office. Enlaw, LLC-Owner. Patrick Manning-Applicant.

Submitted by: Mike Rodriguez, Building & Zoning Administrator

Recommended Planning Commission Action: Staff has reviewed and recommends approval.

BACKGROUND: The Black Desert construction/project information office site is located on approximately ½ acre of the overall 70 acre site just south of the Horse Roundabout across from the Reserve at Entrada subdivision. The applicant is requesting to place three temporary modular offices to be used as a construction office, project information office and a storage facility. Construction permits have been issued for the construction of the Ranch Road north of Pioneer Parkway in Santa Clara and for the construction of a new water line into the site from St. George City. The proposed improvements have been reviewed by the TRC on May 30th and appear to be in compliance with city ordinances.

FINDINGS AND ANALYSIS:

- Application is complete.
- The proposed lots and improvements appear to be in compliance with City Ordinances.
- TRC Reviewed 5/30/19

SUPPORT MATERIALS:

- Application
- Vicinity map

Respectfully Submitted:

Mike Rodriguez, Building & Zoning Administrator

Content Review:

Dale Coulam, City Manager