Ivins City Staff Report
Planning Commission Meeting 5/19/20

Agenda Item: Amended Preliminary Plan for Kanta Village, located at approximately 343 West Highway 91. Kanta Holdings, LLC-Owner. Rauni Malhi-Applicant.

Submitted by: Mike Rodriguez, Building & Zoning Administrator

Recommended Action: Staff and Planning Commission recommend approval of the Preliminary Plan.

BACKGROUND: The Kanta Village preliminary plan proposes the construction of 81 lots on the 9.12 acre site. The Planning Commission and City Council have previously seen the Concept plan and approved the preliminary plan. The TRC reviewed the amended preliminary plan on April 23, 2020. The amended preliminary plan proposes phased construction of the site and relocating the commercial unit from a four unit building to a six unit building to be constructed with Phase 1.

The proposed improvements are in compliance with city ordinances.

FINDINGS AND ANALYSIS:

- Application is complete.
- The proposed lots and improvements are in compliance with City Ordinances.
- TRC reviewed 4/23//20.

SUPPORT MATERIALS:

- Application
- Amended Preliminary Plan/Vicinity map

Respectfully Submitted:

Mike Rodriguez, Building & Zoning Administrator

Content Review:

Dale Coulam, City Manager