ORDINANCE NO. 2020-14

AN ORDINANCE OF IVINS CITY, UTAH, AMENDING THE LAND USE AND ZONING ON A PARCEL OF LAND LOCATED AT APPROXIMATELY FITNESS WAY AND GUY LANE

WHEREAS the Ivins City Planning Commission held a Public Hearing on November 17, 2020, on the applicant's request for a concurrent Land Use amendment from LDR (Low Density Residential) to RMU (Residential Mixed Use) and HDR (High Density Residential) and a Zone change from RA-5 (Residential Agriculture, minimum lot size 5 acres) to RMU (Resort Mixed Use), R-M (Residential Multi-Family) and R-1-5 (Single Family Residential, minimum lot size 5,000 sq. ft.) on approximately 18.172 acres located at approximately Fitness Way and Guy Lane (the "Property"); and

WHEREAS the Ivins City Planning Commission voted on November 17, 2020 to recommend approval of the proposed concurrent Land Use amendment and Zoning amendment; and

WHEREAS the Ivins City Council held a Public Hearing on December 3, 2020 to hear and consider public comment on the Planning Commission's recommendation; and

WHEREAS on December 3, 2020, the Ivins City Council considered and voted on the Planning Commission's recommendation to approve the applicant's proposals; and

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

NOW, THEREFORE, BE IT ORDAINED BY THE IVINS CITY COUNCIL that the Land Use for the Property be amended from LDR (Low Density Residential) to RMU (Residential Mixed Use) and HDR (High Density Residential) and that the Zoning be amended from RA-5 (Residential Agriculture, minimum lot size 5 acres) to RMU (Resort Mixed Use), R-M (Residential Multi-Family) and R-1-5 (Single Family Residential, minimum lot size 5,000 sq. ft.).

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 19th DAY OF DECEMBER, 2020 BY THE FOLLOWING VOTE:

	AYE	NAY	ABSTAIN	ABSENT
Dennis Mehr	_____	_____	_____	_____
Cheyne McDonald	_____	_____	_____	_____
Jenny Johnson	_____	_____	_____	_____
Derek Larsen	_____	_____	_____	_____
Sue Gordhammer	_____	_____	_____	_____

_____
Chris Hart, Mayor

ATTEST:

_____
Kari Jimenez, City Recorder