ORDINANCE NO. 2020-18

AN ORDINANCE OF IVINS CITY, UTAH, AMENDING THE LAND USE AND ZONING ON A PARCEL OF LAND LOCATED AT APPROXIMATELY 600 WEST AND 350 NORTH

WHEREAS the Ivins City Planning Commission held a Public Hearing on December 1, 2020, to consider a recommendation to approve a concurrent Land Use Amendment from a mix of HDR (High Density Residential) and CN (Commercial Neighborhood) to MDR (Medium Density Residential) and a Zone amendment from RA-5 (Residential Agriculture. Minimum lot size 5 acres) to RE-12.5 (Residential Estates, minimum lot size 12,500 sq. ft.) on approximately 12.07 acres located at approximately 600 West and 350 North (the "Property"); and

WHEREAS the Ivins City Planning Commission voted on December 1, 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 17, 2020 to hear and consider public comment on the Planning Commission's recommendation; and

WHEREAS on December 17, 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 a mix of HDR (High Density Residential) and CN (Commercial Neighborhood) to MDR (Medium Density Residential) and the Zoning for the Property be amended from RA-5 (Residential Agriculture. Minimum lot size 5 acres) to RE-12.5 (Residential Estates, minimum lot size 12,500 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