Ivins City Staff Report
City Council Meeting 7/15/21

Agenda Item: Preliminary Plan Report for Indigo Trails Phase 2 Subdivision located on the south side of Hwy 91 at approximately 600 W (Kwavasa Drive). AnA Enterprises-Owner. Lance Anderson-Applicant.

Submitted by: Cody Mitchell, Building & Zoning Administrator

Recommended Action: Staff and Planning Commission recommend approval.

BACKGROUND: The Indigo Trails Phase 2 Subdivision consists of 37 lots on a total acreage of 18.270. The property is zoned RE-12.5 (Single Family Residential, minimum 12,500 sq ft). This is a conventional subdivision. The proposed improvements and lots 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 on 6/10/21.
- Planning Commission recommended approval on 6/29/21

SUPPORT MATERIALS:

- Application
- Preliminary Plan/Vicinity map

Respectfully Submitted: Cody Mitchell, Building & Zoning Administrator

Content Review: Dale Coulam, City Manager