Ivins City Staff Report
Planning Commission Meeting 11/16/21

Agenda Item: Concept Plan Report for Black Desert North Estate Village Subdivision, located at approximately Snow Canyon Parkway and Black Desert Drive. Enlaw, LLC-Owner. Jared Madsen-Applicant.

Submitted by: Mike Haycock, Building & Zoning Administrator

Recommended Planning Commission Action: No action is required for concept plans.

BACKGROUND: Black Desert North Estate Village Subdivision consists of a total of 36 lots on acreage of 31.50. The property is zoned RE-20 (Residential Estates-Minimum lot size 20,000 sq ft) and RC (Resort Commercial). 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 on 11/4/21.

SUPPORT MATERIALS:

- Application
- Concept Plan/Vicinity map

Respectfully Submitted: _____
Mike Haycock, Building & Zoning Administrator

Content Review: _____
Dale Coulam, City Manager