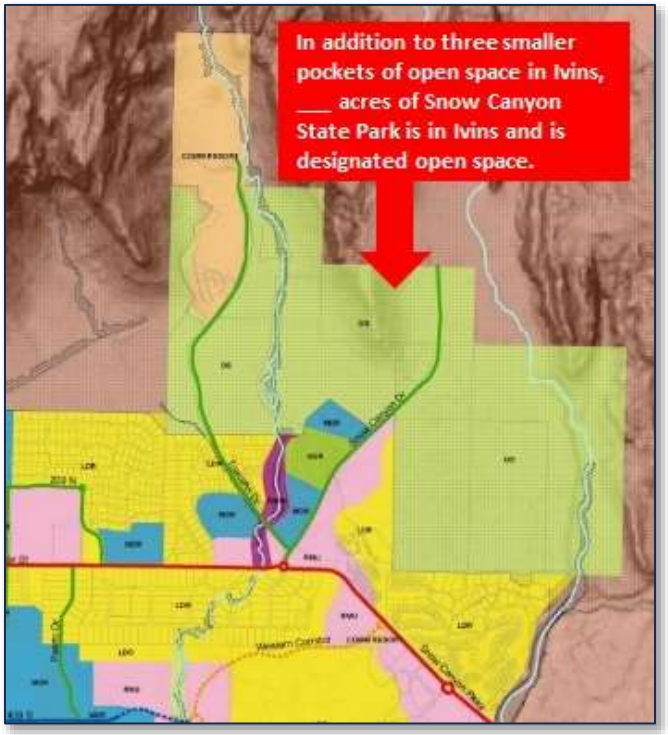
# XX. OPEN SPACE & NATURAL RESOURCES

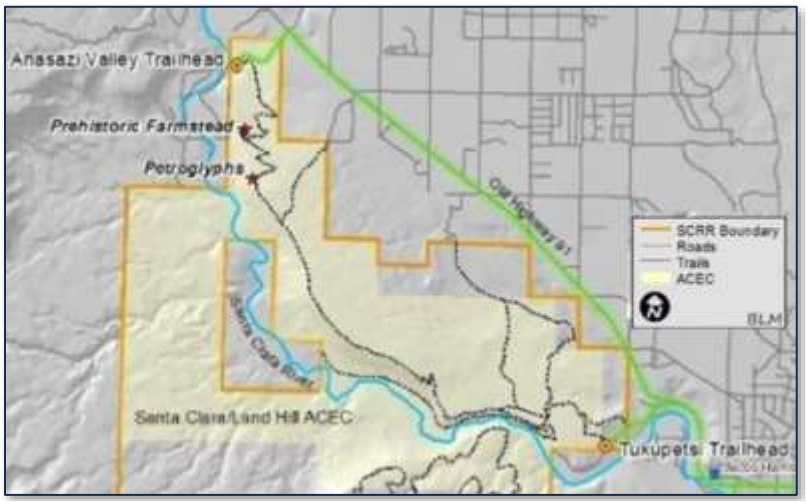
Visually striking Red Mountain, sandstone cliffs, black lava beds, plateaus,buttes and hillsidesprovide a scenic backdrop to the City. One of our Guiding Principles is to preserve and protect these resources, natural beauty and the uniqueness of Ivins.




There are 658 acres of designated, protected open space within the City, mostly part of Snow Canyon State Park (559 acres). That doesn't include City parks, major washes or steep hillsides that will not be developed.

Black Desert Resort has offered to add another 180 acres of protected open space in the City that will be accessible to the public and have primitive hiking trails, a nature center, and restrooms.

Additional protected open space begins on the northern border of Ivins in the Red Cliffs Desert Reserve, Snow Canyon State Park, and the Red Mountain Wilderness. On the south side of Ivins is the Santa Clara River Reserve, much of which is designated as an Area of Critical Environmental Concern (ACEC) that provides additional protection. All these areas protect open space, archaeological and natural resources and offer recreational opportunities for Ivins residents.




*Santa Clara/Land Hill Area of Critical Environmental Concern (ACEC)*

Adjacent to the west of Ivins is the 28,000-acre Reservation for the Shivwits Band of Paiutes. Currently this land is almost completely undeveloped although the Band has recently started to consider more aggressive development plans.

Ivins is the only city in the county that co-signed, as a management agency, the Habitat Conservation Plan (HCP) for the Red Cliffs Desert Reserve. Chris Hart, the current mayor of Ivins is a member of the

Habitat Conservation Advisory Committee.

Due to natural desert conditions, topographic barriers, and the City's management of light pollution, residents enjoy the night sky, which is a valuable natural resource. Ivins was an early adopter of an outdoor lighting ordinance that protects the night sky.

There is public land south of Ivins managed by either the State Institutional Trust Lands Administration (SITLA) or the Bureau of Land Management (BLM). It is likely that all the SITLA land will develop and there are some pieces of BLM land that could develop as well. We are also looking to work with SITLA on placing land into the land trust to provide for the building of affordable housing.

Another form of open space is farmland. Just over 200 acres in the City is still family farmland. The City created an Open Space Committee in early 2024. One goal will be to develop strategies for purchasing development rights from interested legacy farming families.

Throughout Ivins, dry washes provide a natural drainage system carrying storm water to the Santa Clara River. This system is also important as visual open spaces, wildlife habitats, and recreation corridors. The largest drainage washes are Dry Wash and Padre Canyon Wash. However, the Washington county Water Conservancy District plans to build a reservoir on Dry Wash between Old Highway 91 and Kwavasa.

The City requires landscape buffers on arterial and collector streets. These add to the sense of open space in the City. Snow Canyon Parkway's landscaped median along with landscaping along the multi-use trail provides an inviting entrance to the City. There are other streets and trails in Ivins that should incorporate similar landscape buffers.

## Community Preferences

The resident survey found 81.5% of respondents want the City to focus on more open space and/or trails. 74.3% want the City to continue regulating outdoor lighting to maintain a dark night sky.

## Goal

Protect and conserve the open space and natural resources in and around Ivins which include:clean air, healthy wildlife populations, native vegetation, dramatic scenic vistas, dark night skies, lava beds, hillsides, dry washes, peace and quiet, etc. to enhance the quality of life for residents and visitors.

## Action Plan

- Through the Open Space Committee created in 2024, develop strategies and seek funding sources to preserve undeveloped open space for the use and benefit of the community.
- Pursue funding for purchasing development rights from interested legacy farming families.
- Develop a plan to add landscape buffers along old Highway 91 and along other streets where these would be beneficial.
- Lands within the city controlled by SITLA and/or the U.S. Bureau of Land Management should be carefully reviewed for General Plan alignment regarding zoning, open space, recreation, housing variety, and development impacts when an exchange or sale of such land is considered.

- Review City Code to ensure ordinances effectively mitigate unavoidable sources of noise from commercial developments by use of physical buffers such as fences, vegetation, etc.
- Review trail master plans to ensure they fully provide access to open space.

## Open Space Policies

- Consider clustering with open space requirements for future development.
- Architecture, lighting, landscaping, and colors should blend with the natural surroundings.
- Require effective landscape buffers on arterial and collector streets with paved trails as identified in the master plans.
- Preserve the night sky while maintaining neighborhood safety.
- Identify public lands within the City that are suitable for schools, parks or open space and consider acquisition by the City when disposal or exchange is considered.
- Include public lands in the General Plan Land Use Element and in the Annexation Growth Plan.
- Support and assist in the implementation of the Habitat Conservation Plan for the Desert Tortoise as well as other designated threatened or endangered species locally.
- Where hillside excavation cannot be avoided, cuts are to be reclaimed to a natural appearance, landscaped, or screened from general view.
- Discourage any development within known 100-year storm watercourses or flood-prone areas. The exception is for development that is compatible with periodic flooding that will permit the free passage of flood waters and does not involve habitable buildings nor result in significant property damage.
- Dry Wash and Padre Canyon Wash shall be preserved in a natural condition except for flood prevention, detention, or water conservation.
- Wherever feasible, smaller washes shall be preserved in their natural state.
- Work with other entities to remove non-native species such as Tamarisk. Consider the best long term removal strategies (chipping/burning versus cut/leave in place).

*Note: Insert steps aligned with Chuck Gillette comments on land buffers from 2-1-2024 memo to Mike Scott - may not need all below or different wording. Any or all of the ideas below maybe repeats of above or worded differently.*

- Determine trail areas that may require additional buffering for increased width.
- Increase width of trails where necessary from 10’ to 12’ and consider 12” as standard going forward.
- Review landscape buffer requirements and consider modifications where necessary.
- Pursue the preservationof Open Space through conservation easements, transfer of development rights (TDR’s) and by enlisting the aid of organizations such as land trusts and other land preservation techniques.