LEGEND - LAND USE AREAS

LDR	*Low Density Residential Area (2.32 Units/Acre or less) Available Zones: A-20, RA-5, RA-1, RE-75.0, RE-43.0, RE-37.0, RE-25.0, RE-17.5, RE-15.0*	STR-OVERLAY — *Short-Term Rental Overlay Area*
MDR	*Medium Density Residential Area (2.33 to 4.64 Units/Acre) Available Zones: RE-12.5, R-1-10, R-1-7.5*	COMM NEIGH — *Commercial - Neighborhood Area; Available Zone: CN*
HDR	*High Density Residential Area (4.65 or Greater Units/Acre) Available Zones: R-1-5, R-2-6, R-2-10, R-M, R-M-TH*	COMM COMMUNITY — *Commerical Community Area; Available Zone: C-1*
OS	*Open Space Area; Available Zone: OS*	COMM PROFESSIONAL — *Commericial - Professional and Research Area; Available Zone: CPR*
PARK	*Parks Area*	COMM W LIGHT MFG — *Commericial with Light Manufacturing Area; Available Zone: CLM*
HABITAT RESERVE	*Red Cliffs Desert Reserve*	RMU — *Resort Mixed Use; Available Zones: All R Zones, All C Zones except RV*
WASH	*Dry Wash - Flood Plain*	COMM RESORT — *Commercial - Resort Area; Available Zone: RC*
HT-OVERLAY	*Historic Township Overlay Area*	RESORT REC — *Resort Recreational Area; Available Zones: RC, RV*

ROAD PLAN LEGEND

- Major Arterial Street, Existing
- Minor Arterial Street, Existing
- Minor Arterial Street, Undeveloped
- Major Collector Street, Existing
- Major Collector Street, Undeveloped
- Minor Collector Street, Existing
- Minor Collector Street, Undeveloped
- Residential Collector Street, Existing
- Residential Collector Street, Undeveloped
- Residential Street, Undeveloped

Developed Areas

- Developed
- Park/Open Space
- In Process
- Undeveloped
- Undeveloped Infill

IVINS CITY UTAH

Public Works Department
GIS Mapping
(435) 634-0689

Date
August 2026

LAND USE PLAN
UNDEVELOPED

0 0.13 0.25 0.5 0.75 1 Miles

1:12,398