

The following form was submitted via your website: E-mail Us - Planning

Please type your question or comment here:: Dear Nora,

I am writing to you with concerns about the initial plan released for the Abbey Subdivision on Powerhouse Lane. I have lived on Powerhouse Ln since 2014 and have experienced the incredible increase in traffic due to the popularity of Mill Creek. There are weekends when every possible parking place (legal and illegal) on Powerhouse are taken and there are cars parked up and down Mill Creek Drive. I have even been parked into my driveway and had to call a tow truck just to leave my house. I have also witnessed emergency vehicles struggling to access the trailhead to perform a rescue because people were parked illegally along the road. All in all Powerhouse Ln already has an overuse and emergency access problem.

When looking at the access for the Abbey Subdivision, it surprises me that the entire neighborhood will be accessed from Powerhouse, in light of these issues already present. Would it be possible to add additional entrances off of Mill Creek Drive? Cul de sacs perhaps.

The emergency access options also seem to fall short of what could potentially be needed for such a large residential area, next to an existing residential area and an increasingly busy trailhead access point. Two emergency access points for the entire subdivision?

Another concern I have is the stormwater drainage. Is what they propose REALLY sufficient given the monsoon events that we get?

Is there any green space proposed? Would you consider requiring some?

Also, the proposed bike path terminates into a private drive. Perhaps the path could be rerouted to follow the subdivision boundary and pop out on Powerhouse Drive. As residents of Mill Creek Village, we worry about the assumption of liability of having the path terminate on our private drive and would like to request that the path be rerouted.

Please consider my concerns and requests. I would like to see this development benefit Moab and it's residents by providing much-needed housing, however, I would also like to see it done in a safe, considerate locally beneficial way.

I'm sure that you are receiving a lot of pressure from the developers. I hope that you can take the time you need to research these issues and adjust the plans as needed.

Please help us grow in a healthy way.

Thank you for your time.

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