The following findings describe the intent and purpose of this ordinance:

a. Keith R. Herrmann at 778 W, Kane Creek Blvd., Moab, Utah, 84532, as the Owner of Record, ("Owner") applied to rezone property located at 778 W. Kane Creek Blvd., Moab, Utah.

b. Owner wishes to amend the zoning of the 1.14-acres from the RA-1, Residential-Agricultural Zone, to C-1, Commercial-Residential Zone.

c. The City of Moab Planning and Zoning Commission ("Commission") held a duly advertised public hearing on March 14, 2019, to receive comment and determine the appropriateness of the proposed Map Amendment.

d. The Commission reviewed the Use Regulations of the RA-1 and C-1 zones and discussed the suitability of the application of the C-1 zone to the subject property.

e. The Commission in a 5-1 vote favorably recommends the zone change to the Moab City Council ("Council").

f. The Council discussed the application in a public meeting on March 26, 2019, April 9, 2019, and September 9, 2020, reviewing the Planning Commission and staff recommendations and determining the appropriateness of the proposed zone change.

g. The Council found that the review standards in Moab Municipal Code Chapter 17.04.060 have been met.

Therefore, the City of Moab enacts as follows:

The rezoning request for 778 W. Kane Creek Boulevard as submitted by Keith Herrmann is hereby approved and Council directs staff to amend the Official Zoning Map for the City of Moab accordingly.

PASSED AND APPROVED by a majority of the City of Moab City Council. This ordinance shall take effect immediately upon passage.

SIGNED:

Emily S. Niehaus, Mayor

Date
ATTEST:

__________________________
Sommar Johnson, Recorder

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