

Moab Planning Commission Agenda Item
Moab Municipal Code Amendment - Conduct of Hearings
Meeting Date June 9, 2022

Title: Public Hearing, Consideration and Possible Recommendation of Ordinance #2022-09, An Ordinance Amending the Moab Municipal Code, Section 17.72.150, Conduct of Hearings, to repeal notice requirements as applicable to Open and Public Meetings and to make necessary changes.

Disposition: Public Hearing, Discussion and Possible Action

Staff Presenter: Cory P. Shurtleff, Planning Director

Attachment(s):

- Exhibit 1: Notice and Draft Ordinance #2022-09

Options:

1. Positive Recommendation with or without modifications
2. Continue action on the item and give specific direction to the applicant and staff as to additional information needed.
3. Negative Recommendation to the City Council

Motion for Recommendation: I move that the City of Moab Planning Commission Recommend Moab City Ordinance #2022-09, An Ordinance Amending the Moab Municipal Code, Section 17.72.150, Conduct of Hearings, to repeal notice requirements as applicable to Open and Public Meetings and to make necessary changes.

Applicant: City Initiated Amendment

Background:

Clarification of language and procedures to comply with Open and Public Meeting standards as they apply to Conduct of Hearings.

Process: Easement Vacation:

MMC 17.04. Zoning Map and Text Amendments.

MMC 17.04.070. Text Amendment Approval Criteria

It is the burden of the applicant to provide “good cause” to support a proposed text amendment. For the purpose of establishing and maintaining sound, stable and desirable development within the City of Moab, amendments to the Land Use Code are committed to the sound discretion of the City Council based upon the following nonexclusive list of criteria:

- A. Is the proposed use substantially similar to other authorized uses permitted within the subject zoning district?

- B. Is the proposed use a relatively new use type or development concept that was not anticipated at the time of the adoption of the City's General Plan?
- C. Is the amendment consistent with the policies and goals of the General Plan?
- D. Will the amendment create significant adverse impacts upon neighboring properties within or adjacent to the zoning districts which would be affected by the change?
- E. Is it in the public interest to approve the proposed amendment?
- F. Is the amendment likely to lead to a positive redevelopment of a specific area or zone?
- G. Will the amendment provide a variety of options for residents in terms of economic development, affordable housing, or other benefits?
- H. Is the amendment appropriate considering the existing conditions in the zoning district, the established relationships between zoning districts, existing land uses and densities, and the scale of both existing and proposed development? (Ord. 08-03 (part), 2008)