

**MOAB CITY COUNCIL MINUTES
SPECIAL MEETING
June 30, 2021**

Moab City Council held a Special Meeting on the above date. An audio recording of the meeting is archived at <http://www.utah.gov/pmn/index.html>. A video recording is archived at <https://www.youtube.com/watch?v=oBPc3LoSamI>.

Call to Order and Attendance:

Mayor Emily Niehaus called the Special Meeting to order at 4:01 p.m. In attendance were Councilmembers Rani Derasary, Karen Guzman-Newton, Tawny Knuteson-Boyd, Mike Duncan and Kalen Jones. Staff in attendance were City Manager Joel Linares, Assistant Manager Carly Castle, Recorder Sommar Johnson, Senior Project Manager Kaitlin Myers, Planner Nora Shepard, Engineer Chuck Williams, Attorney Laurie Simonson and Finance Director Ben Billingsley. One member of the media was in attendance.

Walnut Lane Update:

Senior Projects Manager Myers provided an update on the Walnut Lane affordable housing project. She explained concerns about the contractor, Indie Dwell; due to COVID-19, bonding issues and supply chain problems, the contractor has been unable to meet the contractual requirements. Attorney Simonson also briefed Council on options moving forward if there is a contractual default. It was explained that the City has three years to spend the money bonded for the project. It was also pointed out the project is eligible for funds designated by the American Rescue Plan Act (ARPA). Workforce affordable housing and the need for City employee housing in particular were brought up and deliberated. Ongoing maintenance of existing dwellings at Walnut Lane was remarked on. It was determined the City would allow Indie Dwell thirty days to cure bonding, performance and other matters before action is taken.

Outdoor Dining and Parklet Code Amendment—Approved

Councilmember Knuteson-Boyd recused herself and left the meeting at 5:05 p.m.

Presentation: Planner Shepard presented an updated version of **Proposed Ordinance 2021-13**, an Ordinance Amending the text of the Moab Municipal Code (MMC) to add regulation for outdoor dining by amending sections 17.21 C-2 Commercial Residential Zone, 17.24 C-3 Central Commercial Zone, 17.27 C-4 General Commercial Zone, 17.30 Neighborhood Commercial Zone, and 17.31 RC Resort Commercial Zone and 17.36 Industrial Zone and to allow consideration of parklets in the City Right-of-Way (ROW) by amending Section 17.24 C-3 Central Commercial Zone. Associated definitions will be added to MMC Section 17.06 Definitions.

Motion and Vote: Councilmember Derasary moved to approve Ordinance 2021-13, an Ordinance Amending ...17.36 I-1 Industrial Zone and ...Central Commercial Zone. Associated definitions will be added to MMC Section 17.06 Definitions. Councilmember Guzman-Newton seconded the motion. The motion passed 4-0 aye with Councilmembers Jones, Derasary, Duncan and Guzman-Newton voting aye.

Adjournment: Councilmember Guzman-Newton moved to adjourn. Councilmember Jones seconded the motion. The vote to adjourn was unanimous and Mayor Niehaus adjourned the meeting at 5:08 p.m.

APPROVED: _____
Emily S. Niehaus, Mayor

ATTEST: _____
Sommar Johnson, City Recorder