

CITY OF MOAB PLANNING RESOLUTION NO. 6-2026

A RESOLUTION APPROVING THE BUFFERING SPECIAL EXCEPTION REQUESTS, FOR PROPERTY LOCATED AT 1410 SOUTH HIGHWAY 191, MOAB, UTAH 84523

WHEREAS, Ellen Weinstein (“Applicant”) submitted an application for special exception to the Moab Municipal Code (MMC) 17.10.050 Buffering and Screening on January 20th, 2026, for property located at 1410 South Highway 191, within the C-4 General Commercial Zone; and

WHEREAS, the Applicant provided the City of Moab with the necessary documents and plans to complete the application for the requested Buffering and Screening Standards Exception; and

WHEREAS, the regulations requiring these standards are located in MMC 17.10.050(A) (B) (C) and (D), and the regulations permitting exception requests are located in MMC 17.10.050(E); and,

WHEREAS, the proposed use is allowed for the properties located in the C-4 General Commercial Zone; and

WHEREAS, the Planning Commission has provided for special exceptions to the MMC 17.10.050 Buffering and Screening Standards to be approved by the Planning Commission (Commission) as found in MMC 17.10.070(E); and

WHEREAS, the Commission reviewed the required documents, plans and recommendation prepared by City Staff in a public meeting held on February 12th, 2025; and

WHEREAS, following the consideration of the technical aspects of the pertinent code sections, the City of Moab Planning Commission, pursuant to Planning Resolution No. 6-2026, hereby finds, that the 1410 South Highway 191 Buffering and Screening Special Exception Requests sufficiently meets the criteria for consideration of approval.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY OF MOAB PLANNING COMMISSION, that the request for exception to the Landscape Standards for the property located at 1410 South Highway 191, Moab, Utah 84532, is hereby APPROVED. **Insert Specific Exceptions**

PASSED AND APPROVED in an open meeting of the Planning Commission by a majority vote of the Governing Body of Moab Planning Commission on February 12, 2026.

Kya Marienfeld, Chair

Date