

**CITY OF MOAB RESOLUTION 06-2026**  
**A RESOLUTION ASSESSING ABATEMENT COSTS AND FEES FOR THE**  
**ABATEMENT OF THE DANGEROUS BUILDING LOCATED AT 737 MOUNTAIN**  
**VIEW DRIVE, MOAB UTAH.**

**WHEREAS**, on July 17, 2024, the City of Moab’s Chief Building Official determined that the structure located at 737 Mountainview Drive, Moab Utah, (the “**Property**”) more particularly described as Grand County Parcel No. 01-0MMV-0021, was a dangerous building and ordered that the building be vacated, and demolished or repaired; and

**WHEREAS**, the property owners appealed the July 17, 2024 determination and order to the City of Moab’s Land Use Appeal Authority; and

**WHEREAS**, on June 28, 2025, following briefing and a hearing, the City of Moab’s Land Use Authority entered an order denying the appeal and affirming the determination of the City of Moab’s Chief Building Official; and

**WHEREAS**, the dangerous structure on the Property was not demolished or repaired by the Property Owner by the required deadline; and

**WHEREAS**, the City of Moab pursuant to applicable laws engaged contractors to demolish the dangerous structure on the Property; and

**WHEREAS**, the City of Moab paid \$93,863.00 in costs for the abatement of the dangerous structure as detailed in **Exhibit A**; and

**WHEREAS**, the City of Moab provided notice of the costs to the Property Owner and those costs have not been paid by the Property Owner; and

**WHEREAS**, the City of Moab may recover costs and fees by lien and special assessment pursuant to the Uniform Code for the Abatement of Dangerous Buildings; and

**WHEREAS**, the City of Moab on March 24, 2026 conducted a hearing to hear protests and objections to the abatement costs; and

**WHEREAS**, following the City Moab finds that the abatement costs are justified.

**NOW, THEREFORE BE IT RESOLVED** that the Moab City Council hereby approves Moab City Resolution 06-2026, confirming, ordering, and assessing \$93,863.00 in costs plus interest at 7 percent per annum to be assessed against the Property and authorizing City staff to pursue and recover such funds:

**PASSED AND APPROVED** in open Council by a majority vote of the Governing Body of Moab City Council this 24th day of March 2026.

SIGNED: \_\_\_\_\_  
Joette Langianese, Mayor

ATTEST: \_\_\_\_\_  
Sommar Johnson, Recorder

## Exhibit A



# A-1 Abatement

PO Box 610 | Draper, Utah 84020  
 801-870-0340 | info@a-1abatement.com | www.a-1abatement.com

**RECIPIENT:**

**City of Moab**

217 East Center Street  
 Moab, Utah 84532

**SERVICE ADDRESS:**

737 South Mountain View Drive  
 Moab, Utah 84532

Invoice #3941	
Issued	01/02/2026
Due	01/17/2026
<b>Total</b>	<b>\$79,855.00</b>
Account Balance	\$79,855.00

## Abatement with Structure Demolition & Land Clearing

Product/Service	Description	Qty.	Unit Price	Total
Ceiling Texture (popcorn) Abatement	<p>~300 sq.ft. (House) Textured ceiling (popcorn) abatement.</p> <p>Remove all ACM texturing &amp; contaminated materials for demolition of structure.                      Asbestos removal to follow all UDAQ requirements as per R307-801-11:                      3 Stage Decon.*Critical Barrier Setup*4&amp;6 Mil Poly*Wetting Agent*Poly Tape*Spray Adhesive*Blades*HEPA Vac*Neg Air w/ HEPA*Manometer*Lay-Flat Hose*Asbestos Bags/Labels                      Licensed ACM worker and supervisor with PPE (suits, P100 filters, gloves, boots..ect)                      DEQ Permitting and state certified abatement company</p> <p>Includes:                      * UDAQ ASB10 permit for RACM                      * Mobilization of crew, materials for abatement, and waste can for RACM.                      * All RACM will be containerized as req'd by R307-801-14                      * All RACM will be disposed of at a UDAQ approved landfill, Mountain View Landfill in Salt Lake City</p>	1	\$40,730.00	\$40,730.00



# A-1 Abatement

PO Box 610 | Draper, Utah 84020  
 801-870-0340 | info@a-1abatement.com | www.a-1abatement.com

Product/Service	Description	Qty.	Unit Price	Total
Structure Demolition	<p>Complete Demolition of Structure. Demolition work includes:</p> <ul style="list-style-type: none"> <li>*All associated concrete/footings/foundations for single home structure</li> <li>*Temporary water and sewer cap on property for future re-use (NOT IN STREET).</li> <li>*Concrete driveway from street to structure to be demo'd</li> <li>*Permitting with city</li> <li>*UDAQ Demo permit (10DEMO)</li> </ul> <p>Coordination of all necessary utility line kills, permits, and inspections (ALL 3rd PARTY UTILITY LINE KILLS AND PERMIT FEES TO BE REIMBURSED ON FINAL INVOICE) Please note that in some cases, utility services refuse to work with us, in which case the owner may have to be involved.</p> <p>Excluded:</p> <ul style="list-style-type: none"> <li>* Fill materials, compaction and security fencing once the demolition work is completed</li> <li>* Landfill fees for non-hazardous water materials to be dumped at Moab landfill</li> <li>* Demo/haul of large trees (4), and all other green materials on the property.</li> </ul>	1	\$39,125.00	\$39,125.00

REMIT ALL PAYMENTS TO:  
 A-1 ABATEMENT  
 PO BOX 610  
 DRAPER, UT, 84020

<b>Total</b>	<b>\$79,855.00</b>
Account balance	<b>\$79,855.00</b>

Thank you for your business. Please contact us with any questions regarding this invoice.  
 All services provided are invoiced at the time of completion and are subject to the agreed payment terms. If payment is not received within the specified payment terms, any overdue and unpaid balances will be charged interest at a rate of 7.5% per month, charged daily until the balance is paid in full.



# A-1 Abatement

PO Box 610 | Draper, Utah 84020  
801-870-0340 | info@a-1abatement.com | www.a-1abatement.com

---

**City of Moab**  
217 East Center Street  
Moab, Utah 84532

**Abatement with Structure Demolition & Land Clearing**

**Invoice #:** 3941  
**Due date:** 01/17/2026  
**Amount due:** \$79,855.00  
**Amount enclosed:** \_\_\_\_\_

Mail to:  
**A-1 Abatement**  
PO Box 610  
Draper, Utah 84020

# Enclosure 2



Solid Waste  
 2295 South Highway 191  
 Moab, Utah 84532  
 (435) 259-6314  
 www.swssd1ut.gov

**INVOICE NO** MOAB INV1480  
**CUSTOMER NO** [REDACTED]  
**INVOICE DATE** 12/31/2025  
**DUE DATE** 20th of the Month  
**BALANCE FWD** [REDACTED]  
**PAYMENTS** [REDACTED]  
**CREDITS** [REDACTED]  
**CHARGES** [REDACTED]  
**BALANCE DUE** [REDACTED]  
**PYMT TYPE** Check

City of Moab  
 217 E Center  
 Moab, Utah 84532

CURRENT	1-30 DAYS	31-60 DAYS	61-90 DAYS	OVER 90 DAYS	BALANCE DUE
[REDACTED]	\$0.00	\$0.00	\$0.00	\$0.00	[REDACTED]

Site: City of Moab - Contract Master Account, 217, E Center St, Moab, Utah, United States, 84532

DATE	DESCRIPTION	FREQUENCY	QUANTITY	RATE	AMOUNT
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
12/29/2025	MOAB 146985, C&D - Commercial/Gov Rates, Processing/Disposal, (MinCharge), , PO:146985	Per Volume	15.55	\$22.00	\$342.00
12/29/2025	MOAB 146989, C&D - Commercial/Gov Rates, Processing/Disposal, (MinCharge), , PO:146989	Per Volume	15.55	\$22.00	\$342.00
12/30/2025	MOAB 147003, C&D - Commercial/Gov Rates, Processing/Disposal, (MinCharge), , PO:147003	Per Volume	124.45	\$22.00	\$2,738.00
[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]	[REDACTED]
12/31/2025	MOAB 147022, C&D - Commercial/Gov Rates, Processing/Disposal, (MinCharge), , PO:147021	Per Volume	77.77	\$22.00	\$1,711.00
12/31/2025	MOAB 147039, C&D - Commercial/Gov Rates, Processing/Disposal, (MinCharge), , PO:147039	Per Volume	15.55	\$22.00	\$342.00