

CITY OF MOAB PLANNING RESOLUTION NO. 13-2021

**MOAB CITY RESOLUTION #13-2021 APPROVING THE
FINAL MPD AND PHASE ONE PLAT FOR
THE LIONSBACK DEVELOPMENT
LOCATED AND ACCESSED FROM
SAND FLATS ROAD**

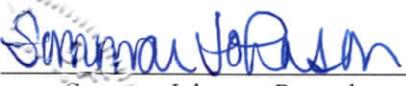
WHEREAS, the following describes the intent and purpose of this resolution:

- A. LB Moab Lane, LLC is the developer that has partnered with the School and Institutional Trust Lands (SITLA) to develop the Lionsback MPD that was approved in 2008 and 2009.
- B. The Property located in the Sensitive Area Resort Zone. This Zone requires that projects must be developed through the Master Planned Development Process as set forth in Section 17.65 Master Planned Development of the Moab Municipal Zone (MMC).
- C. The Lionsback MPD was approved in 2009 through the approval of a Pre-Annexation Agreement and Development and Phasing Agreement. These are the guiding entitlement documents for the Lionsback Project.
- D. The Final MPD is consistent with the Pre-Annexation Agreement and the Development and Phasing Agreement.
- E. Some minor revisions have been made to update the project to meet the current requirements for public infrastructure. The modifications are considered improvements to the original plan and are necessary to better serve the health, safety and welfare of the citizens of Moab.
- F. The Final MPD and Phase One Plat were considered by the Planning Commission in a duly noticed meeting of the Planning Commission. A Public Hearing was held on May 13, 2021.
- G. After listening to Public Input and considering the Final MPD and Phase One, the Planning Commission forwarded a positive recommendation to the City Council to approve the applications on May 13, 2021.
- H. The project, as proposed, has met the requirements and finding have been made as required by Section 17.65.110 of the MMC.

NOW, THEREFORE, BE IT RESOLVED by the Moab City Council, that the applications for the Final MPD and Phase one plat are hereby APPROVED by the Moab City Council.

PASSED AND APPROVED in an open meeting of the City Council by a majority vote.

SIGNED:  DATE: 6-8-21
Emily Niehaus, Mayor

ATTEST:  DATE: 6-8-21
Somnar Johnson, Recorder

