

MOAB CITY COUNCIL MINUTES
REGULAR MEETING
December 9, 2025

Regular Meeting Attendance and Call to Order:

Moab City Council held its Regular Meeting on the above date in Council Chambers. Archived audio is at www.utah.gov/pmn and video is at www.youtube.com/watch?v=1T9sQpBkdfw. Mayor Joette Langianese called the meeting to order at 6:01 p.m. Councilmembers Kaitlin Myers, Jason Taylor, Colin Topper, Luke Wojciechowski and Tawny Knuteson-Boyd attended. Also in attendance were City Manager Michael Black, Recorder Sommar Johnson, Community Development Director Cory Shurtleff, Engineer Mark Jolissaint, Assistant Engineer Didar Charles, Strategic Initiatives and Sustainability Director Alexi Lamm, Associate Planner Johanna Blanco, Police Chief Lex Bell, Assistant Police Chief James Blanton, Jr., Parks, Recreation and Trails Director Patrick Trim, Public Utilities Director Obe Tejada, Planning Commission Chair Kya Marienfeld, Attorney Lisa Watts Baskin and eight members of the public. David Olsen led the Pledge of Allegiance.

Public Comments:

Pete Gross thanked Council for their work. He said he moved to Moab to enjoy the public lands. He mentioned the closed-door meeting County Commissioners and others attended regarding the management of nearby federal lands. He said two County Commissioners want to dictate the management of Arches National Park.

Presentation:

Eric Creel and Sandra Billie introduced the Moab Time and Trade Network to the Council. Billie stated that the barter system could help residents meet basic needs. Creel explained the time bank concept for trading services and skills. Examples of exchange topics were presented, including babysitting, grocery shopping, and craft instruction. Creel and Billie requested coordination and collaboration with the City to get their project launched. Councilmember Myers brought up other organizations that might be consulted with similar goals, such as the multicultural center, Moab Solutions and Moab Mutual Aid. She said she supported the effort. Mayor Langianese suggested the group could seek fiscal sponsorship from aligned nonprofit organizations until their own tax-exempt status was established.

Consent Agenda—Approved

Mayor Langianese requested moving a letter of support for the Arches National Park timed entry system to the end of Regular Business. Councilmember Taylor moved to approve the consent agenda, as follows: ratification of a letter of support for 4-H CHW Youth Pathways for Building Connectedness in Rural Utah, recommendation to the US Board on Geographic Names on the proposal to name an arch on Bureau of Land Management property, 2026 Moab City Council meeting schedule, 2026 City of Moab holiday schedule, approval of minutes for the November 12, 2025, Special Meeting and the November 12, 2025, Regular Meeting, and approval of bills against the City of Moab in the amount of \$1,605,433.85. Councilmember Topper seconded the motion. The motion passed 5-0 with Councilmembers Taylor, Knuteson-Boyd, Topper, Myers and Wojciechowski voting aye.

General Business:

Non-Motorized Master Trail Plan—Approved

Presentation and Discussion: Strategic Initiatives and Sustainability Director Lamm introduced Madeline Logowitz and Katie Murphy of the Grand County Active Transportation and Trails Department, who presented the draft 2025 Grand County Non-Motorized Master Trail Plan. It was explained that the draft represented a long-range plan which does not specify implementation details. Murphy went over survey results that emphasized feedback about the need to address extreme weather as well as connectivity of trails around Moab. Councilmember Topper praised the comprehensive work done to prepare the draft plan. Councilmember Taylor brought up high use walkways as a necessity and not a luxury. He also wanted to reassure residents that the City was not going after people who use class 1

ebikes. He also mentioned concern about electric motorcycles on paths. The planned regional elements of the Utah State Trail Network were presented. Councilmembers Knuteson-Boyd and Wojciechowski stated their appreciation of the plan. Planning Commission Chair Marienfeld noted the responsive and collaborative work of the plan developers. Mayor Langianese explained that approval of the plan by City Council would be binding for the City, regardless of the County Commission adoption of the plan.

Motion and Vote: Councilmember Topper moved to approve **Resolution 12-2025:** a resolution to adopt the 2025 Grand County Non-Motorized Master Trail Plan as prepared by the Grand County Active Transportation and Trails Department. Councilmember Knuteson-Boyd seconded the motion. The motion passed unanimously.

Recreation, Arts, and Parks (RAP) Technical Advisory Committee Appointments:

Motion and Vote: Councilmember Taylor moved to approve appointments to the Recreation, Arts, and Parks (RAP) Technical Advisory Committee, as follows: Sandra Billie, with a term ending 12/31/2027, Diego Velas, with a term ending 12/31/2028, Linn DeNesti, with a term ending 12/31/2028, and Adrienne Corticelli, with a term ending 12/31/2028. Councilmember Topper seconded the motion. The motion passed unanimously.

Wastewater Reclamation Facility (WRF) Garage Project—Approved

Presentation and Discussion: Assistant Engineer Charles presented materials regarding a contract for electrical and natural gas improvements for the WRF. City Manager Black explained expenses would be covered by the enterprise fund. Councilmember Myers asked why the project was not completed when the WRF was constructed and Charles explained the incremental nature of the project. Myers also expressed concern about natural gas heating and brought up the City's renewable energy goals. She encouraged the City to adopt all-electric projects, and Mayor Langianese expressed interest in the natural gas question.

Motion and Vote: Councilmember Knuteson-Boyd moved to approve a contract award to Expedia Power in the amount of \$139,394.50 for the WRF Utility Vehicle Garage Electric and Heating Project. Councilmember Myers seconded the motion. The motion passed 5-0 with Councilmembers Taylor, Knuteson-Boyd, Topper, Myers and Wojciechowski voting aye.

Water Shortage Response Plan—Approved

Presentation and Discussion: Strategic Initiatives and Sustainability Director Lamm presented the draft water shortage response plan as required by state law. She said the City's water resource management plan would be updated in the coming year. It was explained that the plan had received a unanimous recommendation for approval by the Planning Commission.

Motion and Vote: Councilmember Wojciechowski moved to approve **Resolution 13-2025:** a resolution to adopt the Water Shortage Response Plan as prepared by Moab City staff. Councilmember Myers seconded the motion. The motion passed unanimously.

Short-Term Water Shortage Regulations—Approved

Presentation and Discussion: Discussion focused on fines, enforcement, warnings and exemptions. Councilmember Myers spoke in favor of increasing fees in the Master Fee Schedule by \$250 for each violation in Stages 3-5. Councilmember Taylor expressed interest in fee escalation with the different stages. City Manager Black explained there would be a written warning and notification before imposing fines. Mayor Langianese stated she wanted the policy to reflect the seriousness of a water shortage situation and encouraged public education, and said hotels should be fined more for watering lawns. Lamm explained the ordinance would repeal Chapter 13.20 and enact Chapter 13.30 to address fines and interruption of service or flow restrictions as penalties. Black said emergency action by Council would be part of the process to recognize a water shortage. Councilmember Taylor expressed that the fees are too high.

Motion and Vote: Councilmember Myers moved to approve **Ordinance 2025-18:** an ordinance amending the text of the Moab Municipal Code (MMC), amending Section 3.50.180, amending Section 13.20.030, and adding Chapter 13.30 with an amendment to include additional regulations required for

short-term shortages of water within the City of Moab. The City Manager may approve, deny, or modify any exception request and raise fees. Councilmember Topper seconded the motion. The motion passed 4-1 with Councilmembers Knuteson-Boyd, Topper, Myers and Wojciechowski voting aye and Councilmember Taylor voting nay.

Sidewalk, Curb and Gutter Waiver Request—Approved

Presentation and Discussion: Associate Planner Blanco and Community Development Director Shurtleff presented the request for a fee-in-lieu substitute for constructing curb, gutter and sidewalk, which was recommended for denial by the Planning and Zoning Department. Blanco explained the Level II Site Plan triggered compliance with the requirement. Councilmember Knuteson-Boyd raised a question about whether the frontage was a County road, and she noted the County had recently maintained it. Councilmember Myers brought up an annexation question about whether the site was intended for a single-family household. Shurtleff stated the right of way in question lies within City limits. The Mayor noted there would likely be increased traffic to a planned parking lot for the Nature Conservancy on 400 North in the future. Councilmember Taylor stated it made sense to accept payment in lieu of the sidewalk improvements. The applicant spoke and asked about the comparison with the WRF and added there is a single-family home on the site. The applicant added he was advised by planning staff.

Motion and Discussion: Councilmember Topper moved to approve **Resolution 14-2025:** a resolution granting an exception to the sidewalk requirement as set forth in the Moab Municipal Code Section 12.08.060 allowing a fee-in-lieu for the requirement to construct sidewalk, curb, and gutter along all street frontages for the CHP Commercial Site Plan. Councilmember Wojciechowski seconded the motion. Councilmember Taylor stated the \$30,000 fee was difficult. Councilmember Knuteson-Boyd expressed dissatisfaction with the road ownership question.

Vote: The motion passed 4-1 with Councilmembers Taylor, Topper, Myers and Wojciechowski voting aye and Knuteson-Boyd voting nay.

Surplus Property List—Approved

Discussion: City Manager Black explained police vehicles were determined to be surplus.

Motion and Vote: Councilmember Knuteson-Boyd moved to approve **Resolution 11-2025:** a resolution of the governing body of the City of Moab declaring certain property owned by the City of Moab as surplus. Councilmember Topper seconded the motion. The motion passed 5-0 with Councilmembers Taylor, Knuteson-Boyd, Topper, Myers and Wojciechowski voting aye.

Data Privacy and Administration—Approved

Discussion: City Manager Black clarified that Recorder Johnson would be the City's designated data officer.

Motion and Vote: Councilmember Topper moved to approve **Ordinance 2025-19:** an ordinance to initiate the establishment of the City of Moab Data Privacy Program; designate the chief administrative and authorized records officers; require records for proof of officer and employee privacy training; prepare website data privacy policy notice; endorse the State of Utah's Data Privacy Policy; and complete City of Moab internal data privacy program report. Councilmember Knuteson-Boyd seconded the motion. The motion passed unanimously.

Affordable Housing Partnership Policy and Impact Fee Assistance—Approved

Presentation and Discussion: Councilmember Myers recused herself due to the prospect that her employer may benefit from the Council action. City Manager Black recommended an assistance program that precludes loans. He said the proposed policy would focus on waiver of impact fees for projects that address Moab's affordable housing shortage, with a four-to-five-year period of review. Mayor Langianese suggested a review period of two years. Councilmember Taylor expressed interest in monitoring the success of the program. Councilmember Topper mentioned the proposed program would benefit larger developments and does not incentivize accessory dwelling units (ADUs) for existing residential properties. He stated he is not in favor of a loan program, and he wants to build the fund.

Councilmember Wojciechowski also noted the program is for large projects. He spoke in favor of ADU incentives and building the fund. He commented on partnering with a local credit union for affordable housing loans. He said the proposed program is an effective way to incentivize affordable housing developments and represents the most efficient use of the existing funds. Councilmember Knuteson-Boyd said the City is on the right path and added she is not in favor of the City becoming a lender. She recommended reviewing the program in two years.

Motion and Vote: Councilmember Taylor moved to approve **Ordinance 2025-17:** an ordinance establishing the affordable housing partnership policy and impact fee assistance program to support affordable housing development in Moab, accepting redline changes, revising item 4 in the definitions, adding a 2 year review, and directing staff to work on ADU's and single-family homes, and an amendment that adds a trigger that upon receipt of data results from the Moab Area Task Force to dictate funds distribution based on housing needs. Councilmember Topper seconded the motion.

Councilmember Wojciechowski offered a substitute motion that adds prioritization of projects based on housing needs. The substitute motion failed for lack of a second. The original motion passed 4-0 with Councilmembers Taylor, Knuteson-Boyd, Topper and Wojciechowski voting aye.

Letter of support for the Arches National Park Timed Entry System—Approved

Presentation and Discussion: Mayor Langanese explained the draft letter thanked the host of the recent meeting between local elected officials and the National Park Service (NPS). She mentioned a phase-out of the recreation.gov reservation site, to be replaced with a new app that advises visitors about local attractions. Councilmember Topper stated he supported the letter. Councilmember Taylor said it was a difficult situation. He explained that the down economy causes local businesses to also be down. He said some businesses blame the problem 100 percent on the Park's timed entry pilot. He said he feels drops in airline services, marketing funds, and the overall economy are to blame. Taylor stated that, as a business owner, the lack of a timed entry system was unsustainable for his tour operations. He said that the timed entry system has met the intended need. He added that the recreation.gov website was flawed and lacked functionality, and he offered current examples. He said the NPS and Department of Interior (DOI) need to collaborate more with local officials. He pointed out that the North Wash boat ramp on Lake Powell had been unrepaired for years, with a large economic impact on Moab. He said there was a good deal of dysfunction in Washington DC due to DOI staff cuts. Councilmember Wojciechowski said it would be easier to support timed entry if the NPS was responsive to flaws in the pilot program.

Councilmember Myers stated the County Commission's plan is multi-faceted and requires infrastructure. She said timed entry is not a stand-alone issue and transportation is a crucial factor. Mayor Langanese spoke about the increased parking availability in the past six years, and the need for funding. She mentioned the Moab Area Transit system and its potential to serve the park.

Motion and Vote: Councilmember Taylor moved to approve an email supporting the Arches National Park timed entry system to be sent to the associate deputy secretary of the Department of Interior with modifications to be determined, and authorize the Mayor to send it upon review of Council. Councilmember Topper seconded the motion. The motion passed unanimously.

City Manager Updates: City Manager Black announced progress on new sidewalk and trash receptacle installations. He thanked staff for all the work on recent festivities. He said the next City Council meeting would be a strategic planning session on January 8 and 9.

Mayor and Council Reports:

Councilmember Myers expressed condolences for the loss of Green River's mayor, Ren Hatt. She said she attended meetings of the film commission and said there would be a hearing on December 16 for the Utah Renewable Energy Communities. She mentioned the timeline for adoption of Moab's commitment. Myers also said she attended a meeting of the housing task force, the tree lighting ceremony, and expressed kudos to City staff, the Chamber of Commerce, and Grand County. She concluded with praise for Councilmember Wojciechowski, whose Council term ends December 31.

Councilmember Topper reported on a TrailMix volunteer appreciation, a solid waste public hearing, meetings with the Mayor, TrailMix and the Planning Commission. He also praised Councilmember

Wojciechowski for his work on the Council.

Councilmember Knuteson-Boyd stated she attended meetings of the healthcare special services district, the Utah Department of Transportation (UDOT) commission, and met with the Mayor, and spoke to second and third graders at the Charter School. She thanked Councilmember Wojciechowski for his service and expressed condolences for the loss of Mayor Hatt.

Councilmember Taylor said he attended the Turkey Trot and thanked staff for organizing the event. He mentioned the bridge lighting and holiday lights and expressed kudos to the staff and Chamber. He mentioned grants available from the Travel Council and concluded with praise for Councilmember Wojciechowski.

Mayor Langianese reported she attended a meeting of the healthcare special services district and the UDOT transportation commission, and noted she met with Bruce Adams regarding transportation and the Permanent Community Impact Fund Board (CIB). She said she participated in a panel discussion at the National League of Cities conference and acknowledged the help of Strategic Initiatives and Sustainability Director Lamm. She mentioned she attended the tree lighting and other holiday events. She thanked Councilmember Wojciechowski for his service.

Councilmember Wojciechowski thanked the Council and Mayor for their kind words, and thanked residents for the honor of serving. He said he learned how hard it is to run a City. He said he always tried to do his homework and appreciated staff. He concluded by saying the City is in good hands and he has confidence in incoming Councilmember Miles Loftin.

Executive (Closed) Session:

Councilmember Knuteson-Boyd moved to enter a closed strategy session with the primary purpose of discussing the deployment of security personnel, devices, or systems. Councilmember Wojciechowski seconded the motion. The motion passed unanimously. Mayor Langianese convened the executive session at 9:50 p.m. Councilmember Topper moved to end the closed session. Councilmember Taylor seconded the motion. The motion passed unanimously. Mayor Langianese ended the closed session at 10:28 p.m.

Adjournment:

Councilmember Wojciechowski moved to adjourn the meeting. Councilmember Wojciechowski seconded the motion. The motion passed unanimously. The Mayor adjourned the meeting at 10:29 p.m.

APPROVED: _____ ATTEST: _____
Joette Langianese, Mayor Sommar Johnson, City Recorder