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MAGAZINE

MARCH, 2017

Battle Over Bears Ears

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Battle Over BEARS EARS

The story of Utah's newest and most controversial national monument

Written by Sharon Sullivan

Front cover: Overlook Ruin on Cedar Mesa, with view toward Comb Ridge. [Photo by Josh Ewing]

These pages: The iconic Bears Ears rock outcrops for which the new national monument is named. [Photo by Tim Peterson]

For his book “Diné Bikéyah,” meaning “people’s sacred lands,” author Mark Maryboy interviewed more than eighty Navajo elders with deep knowledge of the lands protected in the new Bears Ears National Monument, which was designated during the waning days of the Obama administration.

“The elders identified ancient sites, biological and ecological species, and paleontology resources,” said Maryboy, a Navajo from Montezuma Creek. “There are lots of prehistoric sites they wanted to preserve. I worked with a Navajo botanist who identified 1,000 plants used for healing and ceremonial purposes.” Information gathered from the interviews, he explained, was helpful in establishing the new monument’s boundaries.

On December 28, 2016, President Barack Obama used the Antiquities Act to proclaim the 1.35 million-acre Bears Ears National Monument, south of Moab, in response to a broad range of voices calling for the area’s protection. Groups like Friends of Cedar Mesa, Grand Canyon Trust, and the National Trust for Historic Preservation joined tribal leaders – including Hopi, Navajo, Ute Mountain Ute, Zuni and Ute Indian of the Uintah Ouray – who came together to form the Bears Ears Inter-Tribal Coalition. An additional 25 tribes, along with numerous conservation groups and thousands of individuals, also support the protection of Bears Ears.

Yet despite its stunning beauty and cultural impor-



Navajo Mark Maryboy speaks to a gathering of members of various Native American tribes at the Bears Ears buttes. [Courtesy photo]

tance — features nobody questions — federal control of public lands has long been controversial in Utah, and the state does not support the area’s designation

as a National Monument. Republican Congressman Rob Bishop has presented his own Public Lands Initiative legislation to conserve the area, but with allowances for other uses of the land, including energy development and road construction.

Ute Mountain Ute former councilwoman and Inter-Tribal Coalition member Regina Lopez-Whiteskunk says the coalition attempted to work with Bishop on an agreement until December 31, 2015, when a state official abruptly canceled, via email, a meeting thirty minutes before it was to start. Tribal members had flown or driven to White Mesa, Utah from Colorado, New Mexico and Arizona to attend the meeting.

“We deliberated. That day we decided to work with the President (Obama),” Lopez-Whiteskunk recalls. “We had no choice. It was the first time tribes have used the Antiquities Act, requesting a President proclaim a national monument.” Inter-tribal coalition members had already been frustrated by state officials’ repeated delays when it came to providing drafts of their proposals. “We felt like we were not taken seriously by the state delegation,” adds Lopez-Whiteskunk.





Fallen Roof Ruin in the Bears Ears National Monument.

Johnny Adolphson@shutterstock.com

Why ‘Bears Ears’?

Bears Ears is named for the distinctive twin buttes that rise in the distance west from Blanding on Utah Hwy 191. Indigenous people inhabited this area for hundreds of generations, leaving behind abundant rock art, ancient cliff dwellings and artifacts. Pictographs and petroglyphs date back more than 5,000 years.

Native Americans who reside in the Four Corners region hold this area sacred. Many conduct ceremonies, harvesting herbs and piñon nuts from, and collecting firewood on, the land. The sage and cedar found there are used in Native prayers.

Outdoor enthusiasts revere the area as well, for its stunning sandstone canyons, forested mountains and desert mesas. Hikers, backpackers, equestrians, hunters, rock climbers, mountain bikers and riders

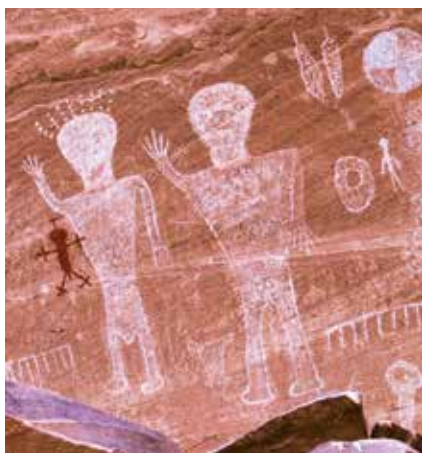
of off-road vehicles enjoy recreating on these public lands, which are located outside the towns of Bluff, Blanding and Monticello.

Bears Ears National Monument borders Canyonlands National Park, Navajo and Ute Mountain Ute tribal lands, and the Colorado and San Juan rivers. Ranging in elevation from 2,700 to more than 11,300 feet, it encompasses Natural Bridges National Monument and Cedar Mesa’s network of canyons with numerous prehistoric ruins and rock art panels. The monument is home to more than 100,000 cultural and archaeological sites.

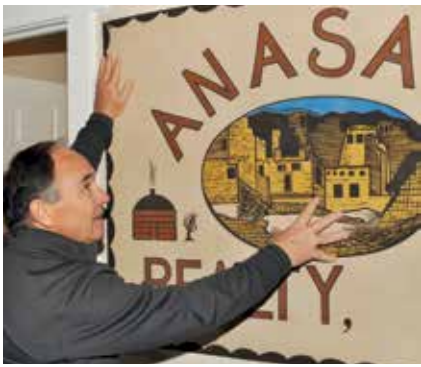
For more than 80 years, members of Congress, Secretaries of the Interior, state and tribal leaders and local conservationists have proposed protecting the Bears Ears area to prevent further degradation

of sacred sites and the looting and other vandalism that has taken place here over the decades. Sixteen presidents have used the Antiquities Act to designate 157 national monuments, including such iconic parks as Zion, Grand Canyon and Grand Teton.

Almost by definition, the designation of a national monument — which is designed to protect an area — tends to encourage more visitors, resulting in additional human impacts. “The Internet has already spilled the beans” regarding Bears Ears, says Rose Chilcoat, who co-founded Friends of Cedar Mesa six years ago for the purpose of conserving public lands in San Juan County. Grand Gulch Primitive Area, located within the monument’s boundaries, has seen a 100-fold increase in visitation in recent years, she says.



Left: Pictographs in the Great Gallery of Grand Gulch. [Photo by Josh Ewing] **Middle:** Navajo Nation President Russell Begaye, right, drew mixed reactions from the audience when he spoke in support of the proposed Bears Ears National Monument in Bluff in July, 2016. [Photo by Rudy Herndon] **Right:** Ancient pottery shards on Cedar Mesa. [Photo by Josh Ewing]



Left: Anasazi Realty owner Randy Day places artwork in his new offices in Monticello in February. Day says he expects the region to see increased tourism and other business in the coming years. [Photo by Murice D. Miller] **Middle:** San Juan County Commissioner Phil Lyman, right, an outspoken opponent of the monument, greeted Monument Valley residents — and supporters of the monument — Alfred and Helen Myerson, during a July, 2016 public meeting in Bluff on the proposed Bears Ears National Monument. [Photo by Rudy Herndon] **Right:** Otto Peebles, general manager of Wagon Wheel Pizza in Monticello, opposes the monument and says he believes it is an example of overreach by the federal government. [Photo by Murice D. Miller]

Mixed reactions

In local communities, the monument has its avid supporters and its fervent opponents, as well as those somewhere in between, who wonder whether the new designation means that people won't be allowed to use the land in the same ways they always have.

Randy Day, the owner of Anasazi Realty in Moab and Monticello, feels that the area needs protection. At the same time, he's concerned about new restrictions on use. "I don't want to keep Jeeps out, or prohibit wood gathering, or sheep grazing, or hikers or ATV-ers," says Day. "I also don't want the area torn up. I believe there is a balance. We must strike that balance."

While existing oil and gas leases will remain in Bears Ears, no new leases will be granted if it remains a monument. This also doesn't sit well with Day, or with his fellow Monticello business owner, outfitter Jerry Vogel. "Too many acres have been locked up from being mined," Day says. Vogel agrees. "They don't want mineral exploration, and there's minerals in that area," Vogel points out. He is also opposed to so many acres being preserved. "Six-hundred acres would cover Bears Ears," he says. "Why make it 1.3 million?" Other regional residents opposed to the monument's designation include San Juan County Commissioner Phil Lyman — an organizer of the infamous Recapture Canyon "protest" ride on public lands closed to motorized vehicles in 2014 to oppose federal land grabs — and Otto Peebles, the manager of Wagon Wheel Pizza in Monticello. "I've enjoyed the Bears Ears area for years," says Peebles, who has been "camping, four-wheeling, hiking and more" there for decades. Even so, he's against the monument: "I see too much land put into the government's hands that doesn't have to be."

By contrast, Jennifer Davila, owner of La Postada Pintada inn in Bluff, has also lived in the region for decades — and she is very much in favor of the Monument. "I've spent the last 30 years of my life here, watching these areas get robbed and desecrated," she says. "To my mind, this area is precisely what the Antiquities Act was created for. These things are irreplaceable and have to be protected."

Other residents, such as Dianne Nielson, co-owner of Countywide Realty in Monticello, remain undecided. Nielson says she has "such mixed feelings" about the new monument because she "doesn't know who will benefit or be hurt" by future changes in land use policy.

Rose Chilcoat, the Friends of Cedar Mesa co-founder, believes that local opposition stems from the way national monuments are managed. Monuments are often overseen by the National Park Service, which is mandated to strictly preserve public lands. By contrast, when a monument is created under the Antiquities Act, the President can specify which federal agency will manage it. In the case of Bears Ears, for example, the Bureau of Land Management and the U.S. Forest Service — both of which are "multiple use" agencies — will be the land managers.

Current BLM rules will apply to Bears Ears until a new management plan is completed; the new plan's creation will involve a first-ever type of collaboration, in which tribal leaders, the BLM and the Forest Service will all participate. During this process, wilderness areas may be identified, which could limit motorized access in some areas, acknowledges Carleton Bowekaty, a Zuni councilman and a member of the Inter-Tribal Coalition.

"We believe in partnering with the local populace to make sure their concerns are addressed," Bowekaty says. "They will have a voice in the process. We plan to hold question and answer sessions, and (offer) educational

outreach. We want people to understand what the designation means. An increased tribal presence and management will protect traditional cultural values."

Existing grazing leases will remain in Bears Ears. Hunting, as well as other traditional practices such as the collection of medicines, berries, and firewood for personal, noncommercial use will also continue.

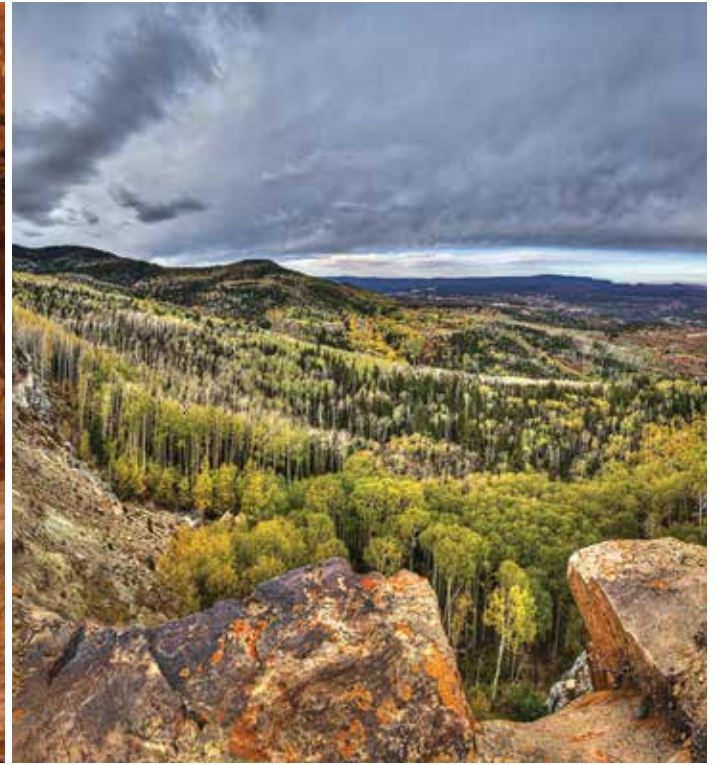
"We were concerned about continued access," Lopez-Whiteskunk says. "There will be some controls in order to ensure species remain healthy and abundant. We want to further traditional knowledge through good management plans."

With a new administration in the White House, Utah Governor Gary Herbert hopes to undo the monument designation. The governor signed a resolution in early February asking the federal government to rescind the order making Bears Ears a national monument. His deputy chief of staff, Paul Edwards, cited the "lock up" of mineral rights as a factor in the governor's position. "His concern is that we absolutely need to protect these exquisite archeological resources and extraordinary landscapes, but that this has been done in the wrong way," Edwards explained.

In the meantime, conservationists are bracing for the fight. The Friends of Cedar Mesa is hoping to raise \$500,000 in matching grant funds over the next five years to help the BLM to develop signage and information for the expected increase in visitors to Bears' Ears. "It deserves the utmost protection," says the Friends' board chairman Vaughn Hadenfeldt. "The scariest part of the whole process of declaring a national monument is that the management plan can take years to assemble. What is going to happen to this resource meanwhile, particularly with threats from the state?"



Left: Kelly Martin and Andrea Carpenter, owners of Comb Ridge Bistro and Coffee in Bluff, say they welcome the expected rise in visitors to the area, and feel that the monument designation was undertaken thoughtfully. [Courtesy photo] **Middle:** Bears Ears National Monument supporters and opponents line up in the hours before U.S. Interior Secretary Sally Jewell arrived at a public meeting about the monument in 2016. [Photo by Rudy Herndon] **Right:** A sign in the window of Mandy Woodard's floral shop, Petals and Sweets, makes clear the Monticello business owner's position on the Bears Ears. She worries that she will be forced to pay fees to visit land she has enjoyed for free her entire life. [Photo by Murice D. Miller]



Ancient cliff dwelling in Cedar Mesa. [Photo by Josh Ewing]

Blue Creek Canyon watershed in the Abajo Mountains southwest of Monticello. [Photo by Tim Peterson]

Where to visit

Whether Bears Ears ultimately remains a national monument or not, one thing is certain: visitors to it are likely to increase.

Unlike at Arches National Park, where there is plenty of signage, paved roads, and a dedicated visitor's center, Bears Ears is rugged and undeveloped, so it's a good idea to do some research before visiting the area.

Southwest of Blanding in the Grand Gulch area, the Kane Gulch Ranger Station is staffed with knowledgeable volunteers. "The Kane Gulch Ranger Station is a great beginning point to get oriented," Chilcoat says. Located on State Route 261, four miles south of U.S. Hwy 95, the station, which is open March 1 through June 15 and September 1 through October 31, has maps, permits for backcountry hiking and camping, and a short video explaining how to stay safe and respect cultural and natural resources. Bulletin boards outside ranger's offices and near trailheads

offer permit and hiking and camping information, and interpret cultural sites.

Another way to familiarize yourself with Bears Ears is by visiting The Edge of the Cedars State Park Museum in Blanding. The museum boasts a large collection of Ancestral Puebloan (Anasazi) pottery and other artifacts, most of which came from the Bears Ears area. Information on Bears Ears can also be found at the Blanding Visitor Center, 12 N Grayson Pkwy.

Yet another way to experience Bears Ears is to drive the County Road 242 scenic loop through the Valley of the Gods, below Cedar Mesa on the monument's southern end. Before exploring the higher elevations, visitors should stop at the U.S. Forest Service or BLM offices in Moab or Monticello for maps (the area is remote and roads are impassable when wet, and it's important to learn which roads are designated routes).

Newspaper Rock State Historic Monument, located 24 miles northwest of Monticello on the

main road into Canyonlands National Park's Needles district, is easily accessible and also representative of what exists in Bears Ears. The huge rock panel located just outside monument boundaries has more than 650 petroglyphs, created by ancestral Puebloan people between 650 and 2,000 years ago. You can drive right up to the site, where you'll also find parking and restrooms.

There are places within Bears Ears "where you can truly go and lose yourself," says Chilcoat, a former U.S. Forest Service and National Park Service employee. "It's a powerful place." The proclamation that made it into a national monument puts it this way: "Bears Ears has that rare and arresting quality of deafening silence." ■

For more information on Bears Ears, visit bearscoalition.org and <https://www.fs.fed.us/visit/bears-ears-national-monument>.



Horse petroglyphs in Cedar Mesa. [Photo by Josh Ewing]

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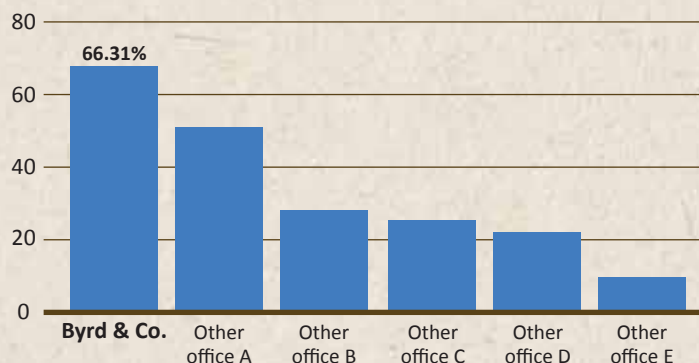
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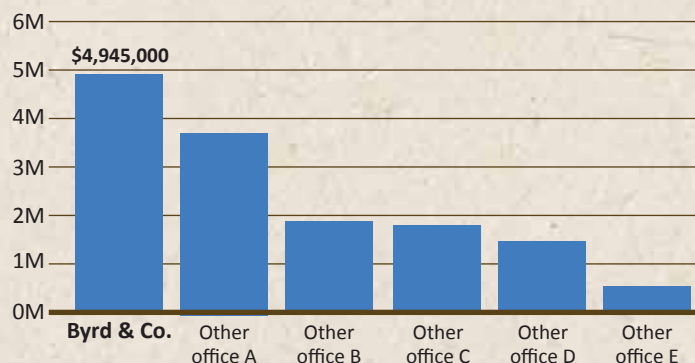
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3 Bed | 2 Bath | 1,573 Sq. Ft. | Rim Village
MLS#1421322 | \$360,000



DESIGNED TO DELICATELY SAVIOR MAGNIFICENT VIEWS

2 Bed | 2 Bath | 2,800 Sq. Ft. | 1.5 Acres
MLS#1299304 | \$499,000

MOAB AREA



A TRULY UNIQUE LOCATION BORDERING OPEN SPACE

.12 Acre | Utilities Stubbed | Mullberry Grove
MLS#1360418 | \$85,000



GREAT LOCATION NEAR ELEMENTARY SCHOOL, AQUATIC & HOSPITAL

3 Bed | 2 Bath | 1452 sq ft | .23 acres
MLS#1432144 | \$329,000.00



TUCKED AWAY FROM THE HUSTLE AND BUSTLE

1.66 Acres | R3&C3 Zoned | House "As Is"
MLS#1401691 | \$750,000



INCOMPARABLE MOUNTAIN VIEWS

Sub-dividable | 3 Acres | Utilities Nearby
MLS# 1431121 | \$189,000



NAVAJO RIDGE BUILDING LOT

1.44 Acres | Reduced Setbacks
MLS#1430303 | \$194,000



SYNTHESIS OF FUNCTIONALITY AND CREATIVE DESIGN

4 Bed | 3 Bath | 3,200 Sq. Ft. | 2.2 Acres
MLS#1413244 | \$569,000



FINE MATERIALS AND METICULOUS WORKMANSHIP

3 Bed | 2 Bath | 3,200 Sq. Ft. | 4.86 Acres
MLS#1253996 | \$329,000



PEACEFUL SURROUNDINGS AND SUPERB VIEWS

3 Bed | 2 Bath | 1,794 Sq. Ft. | 1 Acre
MLS#1415960 | \$309,900

MOAB AREA



AN ADDRESS THAT'LL ALWAYS BE IN DEMAND

2 Bed | 1 Bath | 1,308 Sq. Ft. | .14 Acre
MLS#1417999 | \$233,000



BUILDING LOT WITHIN AN EXCLUSIVE NEIGHBORHOOD

2 Acres | Utilities, Available | Navajo Ridge
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*“Sue did an excellent job for us.
She was detail oriented and responsive
to questions.” – J.V.*



FORGET THE REST OF THE WORLD EXISTS!

240 Acres | A-1 Zoned | Hatch Wash
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A DOMAIN FOR THOSE WITH A PASSION FOR THE BEST

7.98 Acres | Utilities Available | Navajo Heights
MLS#1371214 | \$339,000



393 CASTLE CREEK LN. CASTLE VALLEY

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Starting at \$79,000

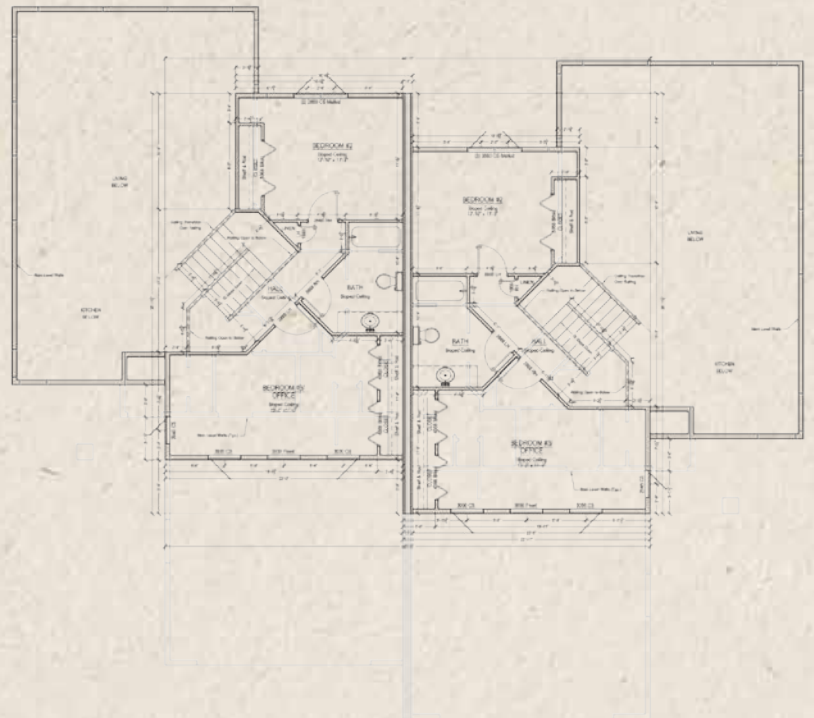
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4.62 Acres | Power Available | Castle Valley
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5 Acres | Power Stubbed | Castle Valley
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LOG CABIN COMPLIMENTS BEAUTIFUL NATURAL SURROUNDINGS

1 Bed | 1 Bath | Loft | 988 Sq. Ft. | 5 Acres
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ESCAPE FROM THE NOISE AND BUSTLE OF CITY LIFE

4 Acres | Utilities in Place | Castle Valley
MLS#1400648 | \$169,000



ARTIST HAVEN WITH STUNNING 360° CASTLE VALLEY VIEWS

2 Bed | 2 Bath | 1,728 Sq. ft. | 5.1 Acres
MLS#1421669 | \$359,000



HANDY TO ALL THE MAIN PLEASURES OF CASTLE VALLEY

5 Acres | Utilities in Place | Studio on Property
MLS#1365129 | \$159,000



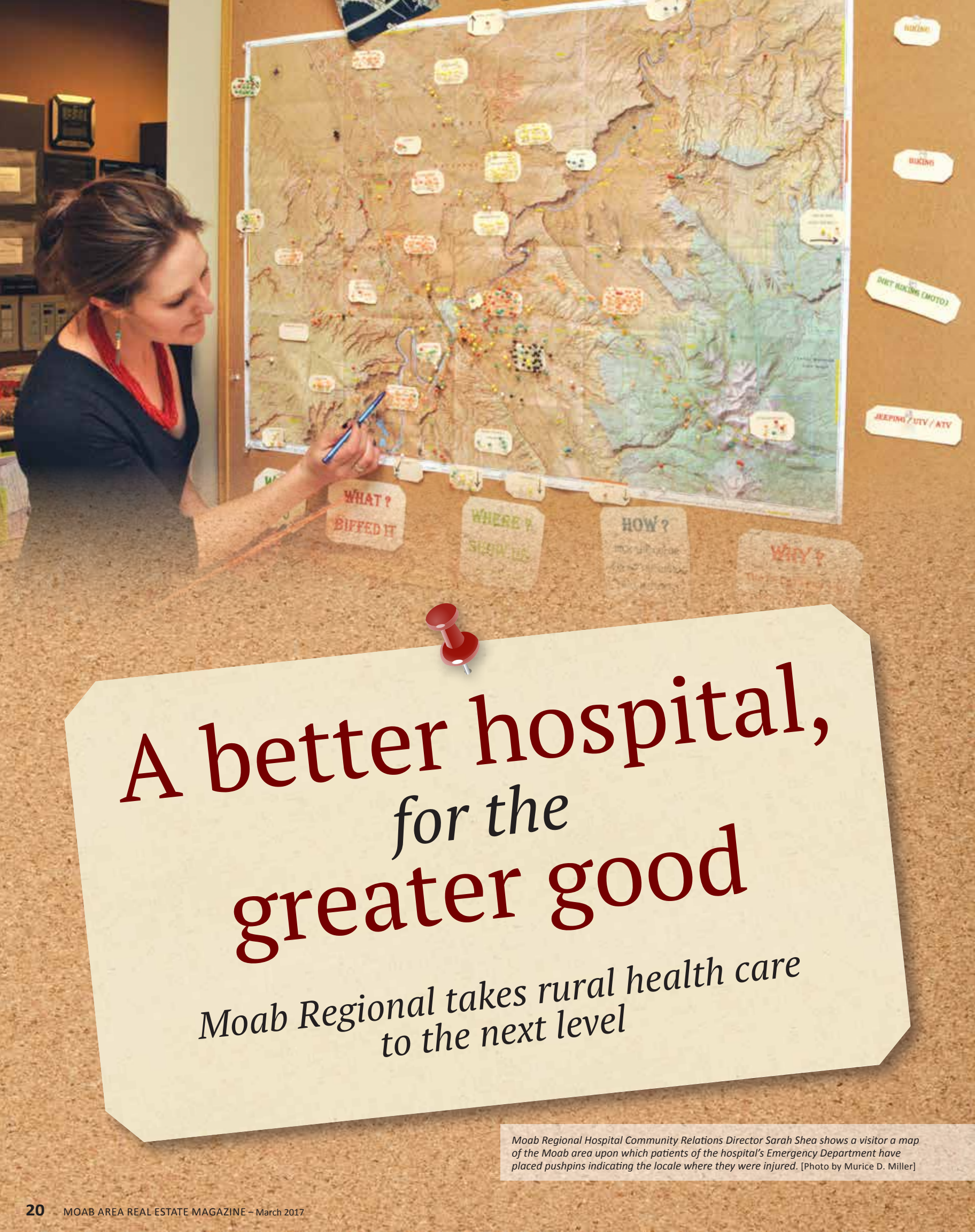
PICTURESQUE CASTLE VALLEY SETTING

4.62 Acres | Utilities Available | Well Pumped
MLS#1402966 | \$120,000



MUCH DESIRED AND SOUGHT AFTER LEVEL LOT

4.78 Acres | Utilities in Place | Castle Valley
MLS#1423315 | \$147,000



A better hospital, for the greater good

*Moab Regional takes rural health care
to the next level*

Moab Regional Hospital Community Relations Director Sarah Shea shows a visitor a map of the Moab area upon which patients of the hospital's Emergency Department have placed pushpins indicating the locale where they were injured. [Photo by Murice D. Miller]



Moab Regional Hospital CEO Jennifer Sadoff. [Courtesy photo]



Moab's first hospital opened in 1920 in a converted house in the 100 block of West Center Street. It was used until the Allen Memorial Hospital opened in 1957. I.W. Allen was the primary (and probably only) doctor during many of those years. [Courtesy photo]

Written by Sharon Sullivan

Inside the emergency room at Moab Regional Hospital, a single-track trail map is posted with nearly 500 multi-colored pushpins. Dubbed “Where’s the Biff?” the map is a monument to the hundreds of outdoor recreationists who become injured in Grand County, Utah each year.



Patients record their trauma by placing a pushpin on the map indicating where on the trail they got hurt – the color of the pin indicates the activity – and what they were doing, such as motorcycling, rock climbing or base-jumping. Of the nearly 500 pushpins on the 2016 map, orange-colored markers for mountain biking are the most prevalent.

“People really like the map,” says ER nurse Tim McGinty. “People take pictures of it. It softens the blow somehow.”

Softening the blow, both literally and figuratively, is exactly what Moab Regional Hospital does well. As a small, rural, not-for-profit health care facility with just 17 beds and a low patient-to-nurse ratio, the hospital is able to provide a much more personal approach to each patient’s treatment than larger medical centers can.

Each of its 17 beds, for example, is in a private room with a window, private bath and room service; patients can order food from the Portal Grill anytime from 7 a.m. to 7 p.m. The nursing wing offers unrestricted visiting hours, and there is a large family room



(family members can spend the night with a loved one in their room, if they wish). An outdoor meditation area, featuring a water-wise, pollinator garden, was installed last year.

While it aspires to make patients feel well looked after and as much at home as possible, the hospital’s most crucial order of business is to provide first-class medical support not only to the region’s residents but also the many, athletically active visitors who are drawn to this spot on the map from all over the planet. Moab Regional, which opened on Valentine’s Day in 2011, replacing the 53-year-old, outdated Allen Memorial Hospital, is a Critical Access Hospital — meaning it offers 24/7 emergency care — and a Level IV Trauma Center featuring digital imaging capabilities and a full service lab. “We are staffed 24 hours a day, 365 days a year with dedicated emergency physicians, highly skilled certified emergency nurses and critical care technicians,” the hospital’s website says. “Most rural hospitals don’t have a trauma designation,” hospital CEO Jennifer Sadoff points out. “It speaks to our high level of care.”



Susan Toth of AmeriCorps VISTA and Medical Assistant Julia Alba, right, talk in the hospital lobby. [Photo by Murice D. Miller]

Lab Assistant Mauricio Cornelio examines a specimen in the hospital’s laboratory. [Photo by Murice D. Miller]

ER Nurse Mike Kelley, left, and Certified Respiratory Therapy Technician Jechelle Mays touch base in the Emergency Department between patients. [Photo by Murice D. Miller]



Individual patient care is more than important to Sadoff. It's personal: She decided to pursue a career in healthcare administration when her dad, who was living out of state, became seriously ill and needed hospitalization. In the course of helping her father navigate various health care facilities in multiple states, Sadoff realized precisely how frustrating dealing with a hospital's bureaucracy could be.

"It was a beginner's education, from the patient's side of things," Sadoff recalls. "Dad needed so much care and had so many appointments. It was a challenging time. I remember turning to him, while we were coming home from a Salt Lake City hospital, and saying, 'I think I need to go into health care administration.' It was a defining moment — health care felt like a machine that grinds people through. We need people who care about people on the business side of healthcare."

Sadoff had been the executive director of the nonprofit Youth Garden Project in Moab for seven years when a marketing, development and community relations position opened up at Moab Regional Hospital in 2012. She applied and was hired. The new hospital was struggling financially; as the former director of a nonprofit, Sadoff was able to put her fundraising background to good use and assisted with the hospital's financial turnaround. She worked with local government agen-

cies and private donors to secure matching funds for a government program that provides assistance for hospitals such as Moab Regional. Within a year, iVantage Health, a web-based organization that provides analytic solutions to performance challenges, named Moab Regional among the top 100 Critical Access Hospitals in the nation.

In April of 2015, Sadoff became the hospital's interim CEO; five months later, the Moab Valley Healthcare board of directors asked her to become its permanent CEO.

Sadoff's drive and commitment is a crucial part of what makes Moab Regional special. At the same time — as is so often true when it comes to health care — she's one part of a team. Here is a closer look at the departments and the caregivers who work there, and how they add up to benefit the community.

General surgery

Kim Brandau left a busy practice in Orange County, California after sixteen years to become the general surgeon at Moab Regional Hospital in 2016. With just ten percent of the volume of her California practice, Brandau says she appreciates being able to spend more time with her Moab patients. "They're more like family," Brandau says. "We know one another. It feels like you're making more of a significant impact." Plus, "I love the camaraderie here."

Brandau had already been visiting the Moab area annually for the past two decades to mountain bike, hike and ride her dirt bike. So when a hospital recruiter contacted the California surgeon a year ago she jumped at the opportunity to relocate to Moab.

In addition to being the hospital's general surgeon, Brandau serves on the Moab Valley Healthcare board of directors, a group of community volunteers who help guide the hospital's operations. "I was always involved with medical leadership in California," Brandau says. "I wanted to continue that here and make an impact on the community. The hospital is committed to the community: If you sat in on our board, and department meetings you'd see it's all about the community and our patients. It's a pretty impressive level of care we have at this hospital."

"I couldn't pick a better place to work. I love it so much here. I came to work this morning and there were ten deer outside my office."

In addition to general surgeon Brandau, orthopedic surgeon Michael Quinn, who is extremely experienced in the diagnosis and treatment of sports-related injuries, is on staff at Moab Regional. Quinn provides reconstructive surgeries, joint replacements for hips, knees and shoulders, hand and foot surgeries, including carpal tunnel surgery, and arthroscopic surgeries.



Top photo: Moab Regional Hospital's main entrance.
[Courtesy photo]

Bottom photo: Obstetrics Nurse Manager Connie Wilson, right, discusses the department's new inflatable birthing pool with MRH CEO Jennifer Sadoff, and Community Relations Director Sarah Shea, left. The birthing pool is a natural comfort technique option now available to mothers birthing at the hospital. Wilson explains that the buoyancy of the water helps ease labor pains.
[Photo by Murice D. Miller]

Photo opposite page: Radiology Practitioner Assistant Jimmy Walling prepares a patient for an x-ray.
[Courtesy photo]

Sidebar photo: Deb Slechta, left, is one of many area residents who say their decision to relocate to Moab in recent years was influenced by the high quality of healthcare available locally. She is seen here at home, visiting with her realtor Rachel Moody.
[Photo by Murice D. Miller]



Radiology

Jimmy Walling is both a Radiology Practitioner Assistant and a Radiology Assistant, which allows him to perform procedures that would normally not be available in a smaller hospital like Moab Regional. "I'm the only RPA and RA in the state of Utah in a rural hospital," says Walling. In the past, patients had to travel to Salt Lake City or Grand Junction, Colorado for procedures that Moab Regional Hospital now offers.

As the hospital's director of ancillary services, Walling helped design the radiology department to include features that make Moab Regional a state-of-the-art hospital for its size.

Digital mammography, a digital fluoroscopic unit, and a DEXA scanner that measures bone density are among the new technologies at Moab Regional. There are also ultrasound services, a 1.5 Tesla MRI unit, and Computed Tomography (CT scanner) that exposes patients to half the dosage of the older technology.

Walling can perform drainage procedures of the abdomen or chest cavity, as well as joint injections for both diagnostic and therapeutic purposes. He also performs gastrointestinal procedures and PICC – periphery inserted catheter placements – for long-term IV therapy and nutritional replacement. The availability of a Radiology Practitioner Assistant and a Radiology Assistant on site saves patients both time and travel costs.

Obstetrics

About 100 babies are born each year at Moab Regional Hospital where labor and delivery nurses help women and newborns get off to a good start. Two-and-half years ago the hospital added a lactation counselor, Rosanne Lewis, to the staff. Lewis established a new protocol called "baby-led latch" which promotes skin-to-skin contact between mother and child until the first feeding has occurred. "It has been fantastic," says RN and labor and delivery nurse manager Connie Wilson. "We've had more successful breastfeeding" ever since.

Two dedicated labor, birth and postpartum recovery rooms allow women to go into labor, give birth, and recover comfortably in a single room, as opposed to being forced to move to a different area after delivery. During labor, mothers receive one-on-one support from obstetric nurses, all of whom are highly trained in labor and delivery, says Wilson. Nurses remain with the new mother for several hours after birth to ensure she is stable and the baby is eating well. "That's really unique for a rural hospital," Wilson adds.

Other caregivers

Adjacent to the main hospital is Moab Regional Health Center, offering both primary and specialty care. It is staffed by five physicians providing comprehensive family medicine, including pediatrics, women's care, geriatric medicine, obstetrics and dermatology. Specialists in Oncology, Neurology, Cardiology, Podiatry, and Orthopedics visit monthly. The clinic also offers mental health services, where licensed clinical mental health counselor Antje Rath works with clients of all ages.

Moab Regional Hospital also provides translation services in more than 100 different languages.

Patients nearing the end of life who may desire hospice care can find this option at Moab Regional Hospital. Grand County Hospice helps patients and their families by providing individualized physical, emotional and spiritual end-of-life care, with an emphasis on pain and symptom management, also known as palliative care. An interdisciplinary team of nurses, social workers, chaplains, physicians and volunteers work together to help patients and families get the attentive, holistic care and support they need.

Caregivers at Moab Regional Hospital say they love their jobs, the community and the individual patients they serve. The rapport they have with each other filters down, and benefits everyone. "It's a great place," says ER Nurse Tim McGinty, who was part of a large ER unit at another hospital before moving to Moab in 1998. "A lot of the nurses here have worked together for a long time."

In 2016, McGinty received the Physician's Choice Employee of the Year award. Emergency room physician and chief medical officer Steven Rouzer nominated him, in part, for a peer review process he developed. McGinty, Rouzer says, "is a thorough ER nurse who is insightful and provides great patient care."

Tending to a wide variety of patients is enjoyable, according to McGinty. In addition to members of the community, "There are a lot of people here from outside the state and the country," he points out. "You meet people from all over the world working in this ER." ■

Moab Regional Hospital is located at 450 West Williams Way. For more information, call 435-719-3500 or visit the web site at www.mrhmoab.org.

Benefiting the Local Economy

The presence of a Level 4 trauma center has not only encouraged some people to move to Moab, it has also increased job opportunities. According to the National Center for Rural Health Works, for every physician on staff, an additional 17 jobs are added in the community. The hospital is a major employer, which has also been a factor in increased home sales, says Rachel Moody, owner of the Real Estate Company of Moab. According to Moody, clients seeking to relocate to Moab often inquire about the hospital. "It has definitely made an impact on people of retirement age," she says. "More retirees feel confident coming here now that we have a more professional and sophisticated medical facility."

Hospital spokeswoman Sarah Shea receives calls from people seeking assurance that there is quality health care here. "Especially when they're getting older," she says, "people want to prioritize access to health care."

Moab resident and owner of It's Sew Moab, Deborah Slechta, worked with Moody to purchase a home recently, and says that in some respects she has found the accessibility of healthcare better here than in her previous home in suburban Baltimore. "(Back there) when my husband cut his fingers off with a rotary saw, I thought he was going to bleed to death before I got him (seen at) the nearest hospital."

Slechta says there are other intangible benefits that come from the Moab Regional Health Center being located in a such a small town.

"The entire medical community become your neighbors and friends...This makes the hospital a thread that weaves and joins Moab together." ■



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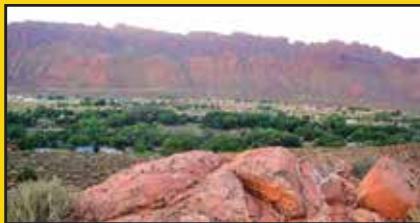
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Moab 2-miles of Colorado River front property just past Moon Flower Canyon on Kane Creek Blvd. The area **FOR SALE.** "from the road to the river".



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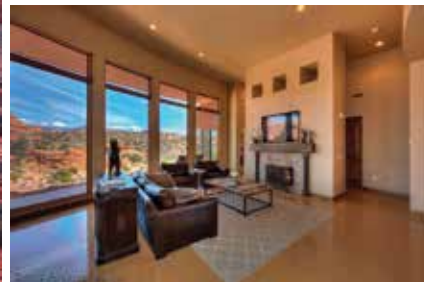
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LIVE EASY, LIVE GREEN Beautiful 2 bed, 2 bath 1,524 sf home, ecologically designed, open floorplan with two private Master Suites, beautiful patios. Lush 5.03 acre parcel, stunning mountain and red rock views! Barn, horse corrals, hay field, 26 acre feet Ken's Lake irrigation, irrigation well w/ deeded water rights. **\$690,000 #1385968**

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WELCOME HOME Gorgeous setting on a rare double parcel in White Horse Subdivision! This lovely 3 bed, 2 bath, 2,300 sf home features vaulted ceilings, open and airy kitchen and family room, and beautiful natural light. Relax on the patio and enjoy the views of the Rim, La Sals, and slickrock formations. 3 car garage, landscaped 1 acre. **\$699,000**



VIEWS ALL AROUND Charming 3 bed, 2.5 bath 2,000 sf octagon home with stunning views from the wraparound deck, on a perfect 1.01 ac corner lot with a 2 car garage plus plenty of parking for jeeps, trailers & toys. Bright, open spaces, gorgeous new kitchen, private Master Suite. This would be a perfect vacation property! **\$375,000 #1431359**

Moab, where adventure lives...



THE SPACE YOU NEED

Excellent opportunity to capture a spacious home, that can adapt to your life for years to come! 3 bed, 2 bath main level features den and Master Suite; finished basement adds 2 beds, 1 bath, and second family room. 2 car garage, .22 acre corner lot. **\$279,000 #1431886**



DOWNTOWN GEM

This move-in ready 3 bed, 1.5 bath 1,356 sf West side home features extensive improvements throughout, including newer mechanical systems. You will love the beautiful quality finishes. The .17 acre lot is perfectly landscaped. Covered patio, garage, plus carport. **\$285,000 #1415927**



HIDDEN GEM

Lovely parcel, w/ breathtaking red rock & mountain views! Impeccably maintained 3 bed, 2 bath, 1,512 sf home with bamboo flooring, gorgeous kitchen, covered patio. Superb 2.11 ac irrigated parcel surrounded by trees; fenced for horses, 3 car garage, RV parking. **\$325,000 #1408272**



PERFECT DESERT SETTING

Well-maintained 3 bed, 2 bath, 1,170 sf home on 1.09 acres w/ sweeping red rock and mountain views! Open, bright & move-in ready with private Master Suite. Gorgeous vistas from the porch & covered deck! Perfect rental investment! **\$219,000 #1405941**



BROWN'S HOLE CABIN

Carefully crafted off-grid cabin, south of Moab. Escape to this 1 bed, 1 bath 1,080 sf get-away, a perfect summer weekend retreat. Enjoy the solitude and beauty of nature on the 3.5 acre parcel. Beautiful setting at the foothills of the La Sals. **\$135,000 #1327933**



PRIVATE RETREAT

Great 2 bed, 2 bath, 1,767 sf home off-grid home in a peaceful setting w/ stunning views on 80 private acres NE of Monticello. Artistic detail and an open feel throughout. Solar electric, propane cooking/ hot water, wood stove, cistern, well & septic in place. **\$289,000 #1386941**

This information is deemed reliable, but is not guaranteed by this office. Buyer is obligated to verify all information during the Due Diligence process. Source of square footage: County Records, Appraiser, Owner, Building Plans.

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BEAUTIFUL VIEWS .91 acre parcel in Buena Vista Estates. Creek-side, mature trees, just stunning! **\$129,000 #1421378**



TWO UNIQUE PARCELS Side by side, just above downtown Moab. 6.27 acres, **\$99,000 #1417853** | 6.41 acres, **\$149,000 #1417865**



GOLF COURSE BUILDING LOT Excellent .5 acre parcel, just minutes from the first tee! **\$119,000 #1415505**



SPECTACULAR SETTING! Navajo Ridge Lot 2B, 2.93 acres, breathtaking red rock and mountain views! **\$225,000 #1342867**



BROWN'S HOLE Remote yet accessible acreage! Two adjoining parcels, 9.96 acres each: **\$59,000 #1299333** | **\$45,000 #1299328**



SPANISH VALLEY ACRE Beautiful building lot in a great setting! Flat, easy to build, water/sewer impact fees paid! **\$119,000 #1362246**



RARE PACK CREEK PARCEL Beautiful 4.05 acre building lot in lovely Pack Creek. Stunning setting! **\$250,000 #1328749**



SECLUDED BEAUTY 2.39 acre building lot in a lovely location. Utilities in street, includes 3 Acre Feet Irrigation! **\$240,000 #1302613**



RED ROCKS ON THE RIDGE Navajo Ridge Lot 6B, 2.3 acres with stunning Millcreek views! **\$225,000 #1342619**



BUILD AT BLU VISTA Flat, ready to build half acre lot. Utilities stubbed, water/sewer impact fees paid! **\$89,000 #1376351**



FOUR CORNERS DESTINATION Beautiful parcel in a gorgeous setting! 1.32 ac, power, water, phone/DSL. **\$50,000 #1367900**



YOUR ISLAND IN THE SKY Kayenta Heights view lot, dramatic landscape. 3.23 acres, Seller Financing! **\$189,900 #1260380**



SANDSTONE MAJESTY Beautiful high desert surroundings; 12.99 ac Flat Iron Mesa lot, peaceful, quiet setting. **\$110,000 #1323606**



BEAUTIFUL DOUBLE LOT Spacious 2.61 acre double lot. Gorgeous site surrounded by recreation! **\$125,000 #1316168**



ABSOLUTELY STUNNING 3.66 gorgeous acres perched above the valley. Seller Financing Offered! **\$250,000 #1346908**



EXTREME VIEWS Stunning views and terrian atop Kayenta Heights! Perch your dream home on this 2.60 ac lot! **\$200,000 #1399391**



VIEWS OF NATURE Gorgeous 106.4 acre site just over 7 miles from the center of Monticello. Breathtaking! **\$199,600 #1291016**



SLICKROCK VIEWS Excellent 2.5 acre parcel, breathtaking red rock & mountain views. No CCRS or HOA! Reduced! **\$189,000 #1412772**



READY TO BUILD Gorgeous half acre lot in Buena Vista Subdivision, perfect location for your dream home. **\$98,000 #1362218**



THROUGH THE BACK OF THE ARCH "Back of the Arch Cottages" lot at Wilson Arch; a perfect get-away! **\$35,000 #1282521**

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MILLCREEK RETREAT A beautiful canyon setting in a gorgeous redrock landscape! Just over 58 acres, tucked into a canyon with creek-side spaces, red rock walls framing the canyon floor, & sweeping up onto the flat, eastern mesa. What a wonderful site for a one-of-a-kind private retreat! **\$1,450,000 #1365142**



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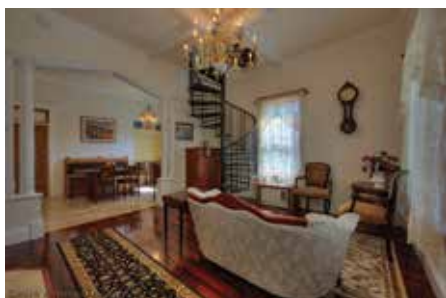
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land! Build out the property to suit - additional rental units, office space, living quarters, more. Truly special vacation lodging investment and development opportunity in the heart of Moab's downtown walking district! **\$1,095,000 #1389541**



BRIGHT FUTURE! Fully platted & engineered 149 acre residential development, surrounded by two golf courses, two National Parks, mountain ranges & recreation! 72 acreage lots, each selected and sited for exceptional views, mature vegetation, and quality building sites. Water rights & septic

approvals in place; power and telephone/DSL utilities are available. Perfect mid-point between Moab and Monticello. CC&Rs in place to help craft a stunning Southwest subdivision; ready for the developer with a vision for the future! **\$1,700,000 #1286466**

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CONDO CRUNCH

Demand for Moab condos and townhomes is strong,
but available units are scarce

Written by Sam McLaughlin

Anyone selling a townhome or condominium in Moab currently will find no shortage of buyers: properties in attached and multi-unit complexes are a hot commodity. That's largely because the rental potential created by Moab's tourism economy makes these units attractive investment homes for buyers who aren't interested in living here year-round. It's a promising trend for developers, but some are wondering how that profitability can be balanced with community as Moab's popularity grows.



Construction workers frame a townhome in December at the Rim Village Vistas development a few miles south of Moab. [Photo by Rudy Herndon]



Dave Bierschied has been a realtor in Moab since the 1990s. Since 2007, he's been the broker for Rim Village Vistas, a townhome development south of town on Spanish Valley Drive.

When the first units were sold in Rim Village, Bierschied says, there was a roughly three-way split in how the properties were used.

"In the beginning you were looking at about 30 percent long term rentals, 30 percent owner occupied, and 30 percent nightly rentals," he says.

The nationwide recession that hit in 2008 changed that equation.

"Nothing was selling," Bierschied says — but owners were still making money from short-term or nightly rentals.

The interest in townhomes as rental properties outlasted the recession, helped along by the rise of websites like Airbnb and VRBO that broadened the consumer base for nightly rentals and made connecting with possible renters simpler.

"Nightly rentals make a ton of money relative to the investment," Bierschied says. In the past, buyers might have sought a vacation home in Moab, but townhomes now appear more attractive to many. Given Moab's popularity as a tourist destination — "the adventure capital of the world," as Bierschied puts it — renters to use that otherwise-vacant home aren't hard to find.

Daniel Bertoch, who lives in Moab and manages local operations for vacation-rental management company Vacasa, says more buyers are now going into a home purchase planning to use that home as a rental.

"We're seeing a spike in homeowners purchasing vacation homes with the intent to rent them when they are not personally using it," Bertoch says. "This demand has been steadily growing for that last several years, resulting in increased property values and a healthier real estate market."

Not all properties in Moab, however, are properly zoned for use as overnight rentals. For developments located in the correct zones — like Entrada at Moab, a luxury townhome project located a few blocks west of downtown Moab on 400 North — the opportunity for nightly renting is a major selling point.

"Since '07 there hasn't been much built," Ben Cahoon, the developer of Entrada, says. "Our claim to fame is we're in the overnight rental district, two-car garages, parking, four-bedroom units, and they're big, and nice."

"Moab's hot, right?" Cahoon says. "It's a world-wide destination." That means a steady stream of visitors each summer — many of whom, he thinks, prefer staying in townhomes to other accommodations.

"It's way cheaper than a hotel if you've got a lot of people going," Cahoon says. "It's more spacious than a hotel; you can cook your own meals, do your own laundry; you've got space for your bike."

"It's more economical and nicer to go to a townhome than any other option."

There's some data to back up that perception: Bertoch pointed out that the percentage of travelers who pick rentals quadrupled in just five years, according to a study by market researchers Phocuswright.



Top photos: The exterior and interior of a Rim Village Vistas townhome. [Courtesy images]

Middle photo: Moab City Planner Jeff Reinhart. [File photo]

Bottom photo: In 2016, Moab City Wastewater Treatment Plant Lead Operator Greg Fosse points to a biological trickling filter that uses bacteria to treat sewage. Until the city can increase treatment capacity, restrictions are in place on new commercial sewer connections. [Photo by Rudy Herndon]



"Nationally, 32 percent of travelers stayed in vacation rentals in 2015 — up from eight percent in 2010," Bertoch says.

Whether for the rental possibilities or simply for access to Moab, there's been no shortage of buyers for Entrada's townhomes.

"There's seven phases in total — 45 units," Cahoon says. "Twenty are built and turned over to the owners." Of the 25 units remaining, 18 are already reserved, he added.

But the project has hit a snag. In November 2016, the city of Moab declared a moratorium on new sewer connections for commercial construction, to protect the city's aging sewage treatment plant. Though already-permitted projects were exempted from the moratorium, Entrada wasn't among them, meaning the remaining units can't be built right now.

"A little frustrating? It's a lot frustrating," Cahoon says. "We're on hold until we work that out with the city... The project is sitting there ready to go."

He's hopeful that work on the development will resume soon, although he isn't sure quite when that might be.

"Our attorney is hopeful, and it seems like the city is willing to try to work something out," he says. "Our complaint against the city is not asking for damages — all we want to do is start."

And he's confident that the project will ultimately be a success.

"If we're allowed to move forward and I can write contracts, we will sell out in months," Cahoon says.

Jeff Reinhart, Moab City Planner, has been with the city since 2007 — around the time that nightly rentals began to boom. Though he sees benefits to the city from townhome rentals, he's concerned by the spread of nightly renting.

One of the most significant benefits is city tax revenue: Owners who don't reside in their townhome properties must pay more in property taxes.

"Because they are actually paying a higher property tax, it does help our schools," Reinhart says. "The problem comes in where, if they were in zones that were illegal for nightly rentals but they're using them that way, we have to step in and enforce it."

Reinhart believes that expanding nightly rental zoning would be "very destructive to the neighborhoods," because of the constant turnover, the increased traffic, and the potential need for increased policing. And if townhomes weren't used as nightly rentals, he thinks they could help with Moab's housing stock shortage.

"If we could get more units on the ground, there's a good chance we'll see more reasonable rents," he says.

He emphasizes the need for both low-cost affordable housing and "the missing middle" — housing for teachers, police officers, or nurses, who might be ready for something more than an apartment, but not yet prepared to buy a house. Townhomes or similar developments might help to fill that gap.

Grand County Community Development Director Zacharia Levine makes a similar point.

"Multi-family attached housing" — like townhome complexes, or condominiums — "represents the largest share of the future of housing development," Levine says.

And though overnight rentals are tantalizingly profitable, he believes developers are broadening their thinking.

"I think the developers locally are also starting to think more and more not just about condo developments but all kinds of multifamily developments," Levine says.

Bryon Walston, owner of Moab Premier Properties, is the broker for the planned Sage Creek development south of town, a high-end condominium community promising nightly rentals. The project has received preliminary plat approval, and Walston hopes that initial work will begin soon. He, too, is thinking about what the future of housing in and around Moab might be.

"We have a lack of inventory in the area right now, I think, both on the overnight rentals side and the housing side," Walston says.

Townhomes or condos are "the hot market right now," he says, but "the big issue in my mind is we need some midrange housing, mid-priced housing."

Walston thinks the solution might be a cooperative agreement between Grand County, the City of Moab, and local real estate developers — a three-way compromise to encourage new projects and ensure that not all of those projects become rentals.

"It's gonna take the city or the county giving, maybe, a reduced rate on sewer hook-ups or something for the affordable housing component," he speculates, "and the developers are maybe going to have to de-restrict or lower the price on some of this housing."

He admits it's a complex challenge. Figuring out how to balance rental properties with primary residences will take community involvement and participation.

"It's not an easy fix," he says. "We've got to balance it somehow." ■

Top left and right photos: The newly built Entrada at Moab townhomes. [Courtesy photo]

Bottom photo: Grand County Community Development Director Zacharia Levine. [Courtesy photo]



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4 Bed / 3 Bath / 4000 sq.ft. / 251.08 acres / Hanksville
MLS#1304914 / \$527,500
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3 Bed / 3 Bath / 4836 sq.ft. / Bluff
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MAR. 4-6
Moab International Film Festival
Star Hall
moabfilmfestival.org
801-309-6887

MAR. 10-12
Poison Spider Bicycles Spring Thaw
moabthaw.com

MAR. 11-14
Moab Skinny Tire Festival
Various trail locations
moabhalfmarathon.com
435-259-9501

MAR. 13-14
**Canyonlands Half Marathon
& 5 Mile Run**
Colorado River Road
moabhalfmarathon.com
435-259-4525

MAR. 25
Behind the Rocks Ultra
Behind the Rocks Wilderness Area
madmooseevents.com
719-373-3376

MAR. 25-27
Moab Rocks Mountain Bike Stage Race
transrockies.com/moab-rocks
877-373-3376

MAR. 31 - APRIL 2
Spring Outerbike
Outerbike expo site
outerbike.com
800-845-2453 or
435-259-8732

APR. 8
Art Walk
Galleries throughout town
moabartwalk.com
435-259-6272

APR. 8-16
Easter Jeep Safari
Various Trail Locations
RR6W.com
435-259-ROCK

APR. 19
**50th Anniversary
Jeepster Commando**
Old Spanish Trail Arena
jeepster50.com
209-274-2312

APR. 22
**Adventure Xstream Moab
Adventure Race**
axsracing.com/moab
970-403-5320

APR. 28-30
**Moab April Action
Car Show**
Swanny Park
moabaprilaction.org
435-260-1948

APR. 29
Amasa Run
grassrootsevents.net/amasa-run

MAY 5
Bronco Safari Show & Shine
old Spanish Trail Arena pavilion
BroncoSafari.com
801-999-8088

MAY 5-6
Gran Fondo Moab
La Sal Loop Road
granfondomoab.com
435-259-6294

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Gran Fondo Moab
La Sal Loop Road
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435-259-6294

MAY 6
**SCOTT Enduro Cup
presented by Vittoria**
endurocupmtb.com
801-349-4616

MAY 13
Art Walk
Venues throughout town
moabartwalk.com
435-259-6272

MAY 13
Back of Beyond Paddle Race
Colorado River
backofbeyondsup.com
435-210-4665

MAY 13
**Desert RATS Classic -100K & 50K
MTB Race**
geminiadventures.com
303-249-1112

MAY 16-20
**Discount Tire Rally
on the Rocks - SxS/UTV**
rallyontherocks.com
801-589-0523

MAY 19-21
Annual Willys Overland Rally
willysrally.com
call 702-622-5688

MAY 21-26
goneMoab 2017 - Nissan Off-rovers
Gonemoab.com
call 303-918-5569

MAY 27-28
**Moab Arts Festival - 25th Annual
Moab Arts Festival**
Swanny City Park
moabartsfestival.org,
info@moabartsfestival.org
435-259-2742

MAY 29
Memorial Day

*All listing subject to change.
Moab Area Real Estate Magazine does
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To submit your event to future calendars
call 435-259-6261*

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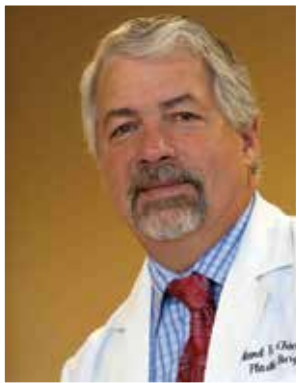
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Karen Griffin, Realtor
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Lou Rogers, Realtor
435 459-2587
rogerslou@hotmail.com

Robert Hatch, Assoc. Broker
435 459-9087
roberthatch@frontiernet.net

Jeff Nielson, Realtor
435 459-2160
nielson11@frontiernet.net

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435 459-2500
ryenielson@frontiernet.net



HORSEHEAD GRILL RESTAURANT
Prime location on south Main in Monticello
\$360,000 | #1424715 | Monticello



GREAT FAMILY RESTAURANT!!
Wagon Wheel Pizza owner operated for 32 years.
\$325,000 | #1425531 | Monticello



BEAUTIFUL AND IMMACULATE
4 bed, 2 bath, 2,526 sq.ft., .20 ac.
\$189,000 | #1413982 | Monticello



PERFECT LITTLE GET-AWAY
2/864 sq.ft. cabins, 12.49 ac.
\$198,500 | #1401181 | Monticello



PRICE REDUCED! LOTS OF POTENTIAL!!
Great income property
\$103,000 | #1414799 | Monticello



BEAUTIFUL MOUNTAIN VIEWS!!

49.4 acres
\$45,00 | #1392452 | Monticello



ON THE UTAH/COLORADO BORDER!

59.92 acres
\$75,000 | #1423692 | Monticello



LARGE LOT IN EASTLAND

3.5 ac.
\$45,000 | #1427518 | Monticello



MUST SEE TO APPRECIATE!!

4 bed, 1 3/4 bath, 1,743 sq.ft.,
\$155,000 | #1427844 | Monticello



COUNTRY LIVING

3bed, 2 bath, 1,848sq.ft.,30 ac.
\$250,000 | #1428234 | Monticello



SURROUNDED W/FANTASTIC VIEWS!

2-homes on 9.48 acres
\$82,300 | #1423929 | Monticello



NEAR 'HIDEOUT' GOLF COURSE!!

2 bed, 1 bath, 1,008 sq. ft., .25 ac.
\$74,900 | #1333251 | Monticello



GREAT RENTAL OPPORTUNITY!!

Kitchen upstairs and down
\$153,000 | #1412447 | Blanding



CHARM INSIDE AND OUT!!

4 bed, 3 bath 3,111 sq.ft., .50ac
\$150,000 | #1430086 | Blanding



GREAT HOME ON FLOUR MILL RD.

6 bed, 3 bath 2,418 sq.ft, 1 ac.
\$180,000 | #1355505 | Blanding



PRICE REDUCED! HOME SWEET HOME

5 bed, 3 bath, 3,609 sq.ft., .55ac.
\$234,000 | #1431749 | Blanding



ONE FOR THE FAMILY TO ENJOY!!

4 bed, 2 bath, 1,888sq.ft. .20 ac
\$153,500 | #1412539 | Blanding



EXCELLENT INCOME PROPERTY !!

Near the USU Campus!
\$99,000 | #1319890 | Blanding



PERFECT CORNER LOT

.34 ac.
\$25,000 | #1379021 | Blanding



4.16 ACRES ON RESERVOIR RD.

Breathtaking views!
\$35,000 | #1321490 | Blanding



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Welcome to Moab!

DIRECTORY OF OFTEN REQUESTED INFORMATION

Area code 435 unless noted otherwise

MOAB

County: Grand
Zip Code: 84532
Elevation: 4,025 feet
Year-round population: 5,000
Sales Tax: 7.85%

MOAB CITY NUMBERS

All Emergencies: 9-1-1
Police: 259-8938
Fire Dept.: 259-5557
City Hall: 259-5121
Post Office: 259-7427
Library: 259-1111
Chamber of Commerce: 259-7814
City Planning Dept.: 259-5129
City Recreation Dept: 259-2255

GRAND COUNTY NUMBERS

Sheriff: 259-8115
Grand County School District: 259-5317
County Clerk (Voter Reg.): 259-1321
County Assessor: 259-1327
County Administrator's Office: 259-1346
County Recorder: 259-1332
County Treasurer: 259-1338
Building/Development Permits: 259-1343
Building Inspector: 259-1344
Economic Development: 259-1248
Travel Council: 259-1370
Recycling Center: 259-8640

UTILITY CONTACTS

City of Moab: 259-5121
Questar (gas): 259-7137
Rocky Mtn. Power: 888-221-7070
Grand Water & Sewer: 259-8121
Moab City Public Works: 259-7485
Monument Waste Services: 259-6314 / 7585
Frontier (Phone): 800-921-8101
Emery Telcom: 259-8521
Green Solutions: 259-1088
Amerigas Propane: 259-6756

MEDICAL AND DENTAL CONTACTS

Moab Regional Hospital: 719-3500
Moab Dental Health Center: 259-5378
Merrill Hugentobler, DDS: 259-7418
Arches Dental: 259-4333
Red Rock Dental: 259-4059
Moab Family Medicine: 259-7121

TRANSPORTATION

Canyonlands Field Airport: 259-4849
Boutique Air: 855-268-8478
Amtrak (Green River): 800-872-7245
Greyhound Bus (Green River): 800-872-7245
Luxury Coach: 940-4297
Moab Taxi: 210-4297
Enterprise Rent-a-Car: 259-8505
Arches Car Rental: 259-4959

UTAH STATE NUMBERS

Motor Vehicle Div: 259-3743
Drivers License Div: 259-3743
Hwy Patrol: 259-5441
Health Dept: 259-5602
Moab Employment Center: 719-2600
District Court: 259-1349

LOCAL SHUTTLES:

Coyote: 259-8656
Porcupine Shuttle: 260-0896

NAT'L & STATE PARKS & PUBLIC LANDS

Arches Nat'l Park: 719-2299
Canyonlands Nat'l Park: 719-2100
Dead Horse Point State Park: 259-2614
Bureau of Land Management: 259-2100
U.S Forest Service: 259-7155
To Report a Wildfire: 259-1850
Poaching Hotline: 800-662-3337

CITY INFO:

Moab City: 259-5121
www.moabcity.org
Monticello: 587-2271
www.monticelloutah.org
Blanding: 678-2791
www.blandingutah.org

GRAND COUNTY

Building Inspector: 259-1344
Economic Development: 259-1248
Water and Sewer: 259-8121
Sanitarian: 259-5602
Assessor: 259-1327
www.grandcountyutah.net

SAN JUAN COUNTY

Building Inspector: 587-3225
Economic Development: 587-3235 x5006
Water and Sewer: 587-3221
Sanitarian: 587-2021
Assessor: 587-3221

PEST INSPECTORS

Spanish Valley Pest Control 259-8255
Orkin Pest Control: 877-250-1652

INSURANCE COMPANIES

Insurance contacts
Farmers Insurance: 259-6192
Central Utah Insurance: 259-5981
Markle Insurance: 259-5241
State Farm Insurance: 259-5161

LENDERS

Fidelity Mortgage: 719-4100
www.fidelitymortgage.com
Primary Residential Mortgage: 259-0259
www.primaryresidentialmortgage.com
Eastern Utah Comm. Credit Union: 259-8200
www.euccu.com
Mountain America Credit Union: 259-1500
www.macu.com
Zion's Bank: 259-5961
www.zionsbank.com
Wells Fargo Bank: 435-2708
www.wellsfargo.com

PROPERTY MANAGEMENT COMPANIES

Moab Property Management: 259-5955
www.moabutahlodging.com
Premier Properties Management 355-0269
www.premierlodgings.com

CONTRACTORS

Ben Byrd 259-0224
Chuck Garlett: 259-5014
Henderson Builders: 259-4111
Craig Haren: 259-1537
Jared Ehlers: 259-9499
Jim Keogh: 260-8127
Joe Sorensen: 260-5948
Triple J: 259-9988
Moab Construction: 259-8529
Lawson: 259-4079
Eco Logic: 259-6264

WELL DRILLING:

Balsley: 259-4289
Beeman: 259-7281
Shumway: 259-8180

SURVEYORS

Keogh Rosenberg Land Surveying: 259-8171
Red Desert: 260-0104

*Moab Area Real Estate Magazine does not guarantee the accuracy of information presented above.
To have information updated, removed or added, call 435 259 6261.*

CORRECTION: The Man of Many Hats profile of Joe Kingsley in the January/February 2017 issue of the Moab Area Real Estate Magazine incorrectly credited Kingsley with the rebuilding of Poplar Place, following a fire that gutted the building in the late 1980s. While Kingsley was involved in some peripheral aspects of the salvaging of the property, the painstaking restoration of the building was actually performed over two years by its then new owners, Castle Valley residents, Sheron and Craig Tuttle, with help from business partners Elliot Lips and Hazel Coffman and others. The Tuttles sold their restaurant business in 1995, but remain the dedicated landlords of the property.

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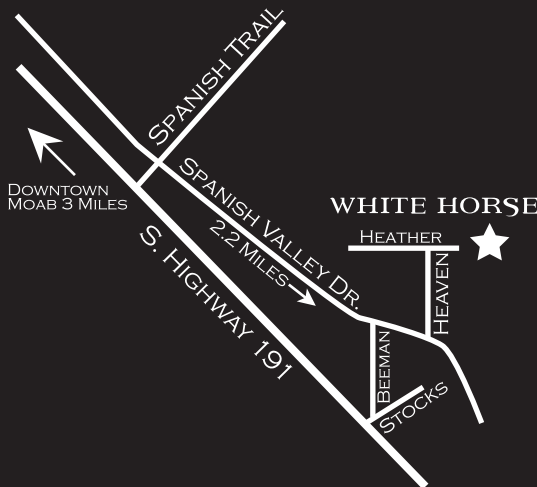
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