

MOAB AREA

real estate

MAGAZINE

FREE!
Volume 2, Issue 9

OCTOBER/NOVEMBER 2018



Where the world comes to play

At Sand Flats Recreation Area, a unique management plan oversees some of the most popular biking and four-wheeling terrain on Earth

PLUS:

Biz profile: Eco Logic's "high-performance" homes
Moab's humane society: making a difference

Calendar of events
Directory of local info

INSIDE: The most complete local real estate listings



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Moab, beautiful Moab, the small town we have chosen to call home...

STUNNING VIEWS BEHIND THE ROCKS



360 DEGREE VIEWS

This exquisitely detailed 3 bed, 2 bath, 2,792 sf home is perfectly designed to celebrate high desert beauty and awe-inspiring views. Natural materials are featured throughout the home. Fabulous floorplan, with private Master wing. Extraordinary outdoor living spaces, cliff-side pergola/studio/teahouse, two car garage, gorgeous setting on 21.5 acres with gated access.

- Featured in "Strawbale Homes"
- 21.5 Acres, Gated Access
- Offered at \$1,275,000 #1377302



LUXURIOUS LIVING, EVERYDAY COMFORT

LUXURY IN THE RED ROCKS

This exceptional 5 bed, 4.5 bath, 3,018 sf luxury home is perfectly situated on a beautiful lot in Moab's White Horse Subdivision. The home is flooded with natural light, and features a chic yet welcoming aesthetic, and quality fixtures and finishes throughout. Magnificent Great Room, gracious floorplan, main bedroom suite in private wing features dual-sided gas fireplace.

- 5 Bedrooms, 4.5 Baths
- .66 Acres abuts Red Rocks
- Offered at \$1,085,000 #1520726



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DOWNTOWN NIGHTLY RENTAL COMPLEX



CREEKSIDE AT MOAB

One of a kind vacation rental complex in the walking district! This private oasis sits on a .69 acre creek-side parcel with C-3 zoning. Four rental units, each with lovely outdoor space. Strong bookings, excellent reviews, great CAP rate, potential for expansion. Turn-key, well-maintained, tastefully furnished and finished, truly a phenomenal opportunity in Moab's dynamic nightly lodging market!

- Four Nightly Rental Units
- Amazing Downtown Location
- Offered at \$1,700,000 #1511526

WEST CENTER

Fantastic opportunity for boutique lodging, multi-family housing, retail, office, or vacation rental development in the downtown core! This lush, beautifully treed parcel is zoned Moab City C-2, which allows for an array of commercial and residential uses including lodging, dining, retail, apartment complexes, and more. 4 bed, 3 bath 1,818 sf home can be short/long term rental. One of a kind in the downtown core!



- Downtown Walking District
- 1.23 Acres, Moab City C-2 Zoned
- Offered at \$1,100,000 #1518237

A PERFECT CANVAS FOR YOUR VISION



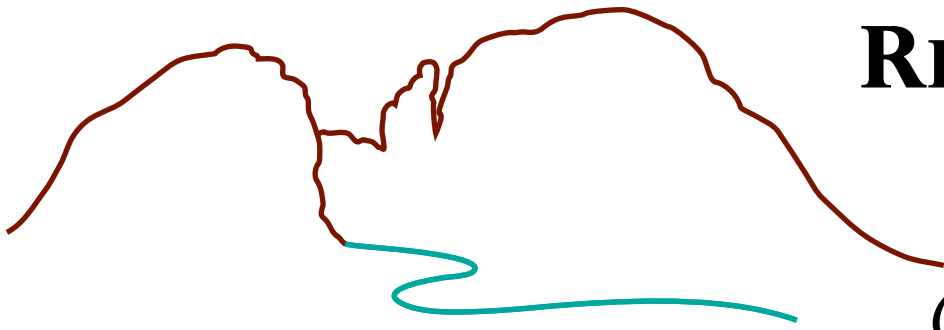
Moab, a thriving destination, an exciting home for your business...



MOAB'S FUTURE In-town, 40 site mobile home park! Multi-family R-4 zoning in the downtown core makes this 2.95 acre parcel a perfect site for apartments or other density housing. The trailer park consists of 40 sites with 37 rentals, including 26 rental trailers included in the sale. All municipal services are in place, creating an ideal site to hold as an investment and an incredible opportunity to develop in the future! **\$1,999,000 #1540211**



HIGHWAY ACRE Excellent high visibility location in town, perfect for an array of uses and fabulous development potential! Two abutting lots, for 1.02 acres zoned Highway Commercial, with gorgeous mountain and red rock views and utilities in place. Fabulous 1,827 sf commercial structure with restroom, office, and overhead doors, well suited to an array of uses. Flexible zoning allows for multi-family, commercial, lodging, vacation rentals, dining, and more! **\$1,500,000 #1519745**



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GREEN LIVING, UNCOMPROMISING ELEGANCE



ECOLOGICAL SANCTUARY

Harmonious balance of green living and extraordinary design in an amazing creek-side setting. This soothing retreat is perfectly situated between desert and mountains, on 9.01 acres in gorgeous Pack Creek. The welcoming home features elegant craftsmanship, natural materials, and artisanal detail throughout. Stunning sunroom with 75' indoor lap pool. 2 car garage.

- 2 Bed, 2 Bath, 3,372 SF
- Grid-Tied Solar System
- Offered at \$846,000 #1325867

STUNNING LOCATION

An extraordinary Flat Iron Mesa home, built for energy efficiency in harmony with the landscape. Thoughtfully designed, beautifully crafted living spaces that are intimate, yet luxurious & welcoming. Two Master Suites, sunroom, indoor lap pool. Dual artists's studio. Over-sized 2 car garage. Lovely outdoor living areas, stunning views, and amazing red rock hoodoos!



- 3 bed, 3.5 Bath, 3,282 SF
- Gorgeous 13.07 Acres
- Offered at \$795,000 #1463584

CRAFTED IN HARMONY WITH THE LANDSCAPE



SIMPLY STUNNING HIGH DESERT HOME



PERFECTION IS IN THE DETAILS

This gorgeous property is tucked into a glorious landscape, with endless recreation just moments away. Impeccable quality and perfect detail are the hallmarks of this beautiful home. Beyond this is a feeling of welcome, a sense of place, and a sensibility toward easy living that elevates it into something truly special. Master Suite with fireplace, huge patio, outdoor shower, full gym.

- 2 Bed, 2 Bath, 1,872 SF
- 2.63 Acres; 3 Car Garage
- Offered at \$747,000 #1553945

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SOUTHWEST SOLITUDE An astounding, 210.9 acre private retreat just south of Church Rock, near Indian Creek climbing, tucked into an extraordinary valley with viewscapes that rival those found in our National Parks! This lovingly crafted, energy efficient, 1 bed, 2 bath, 1,736 sf off-grid cabin features an elegant style and finish. **\$595,000 #1527998**



PICTURE PERFECT This elegant 4 bed, 3 bath, 2,230 sf home offers a quiet valley setting with breathtaking views. Gracious and welcoming throughout, with formal living and dining rooms, dual-sided gas fireplace, bonus family room, superb dine-in kitchen with patio access. Phenomenally landscaped .50 acre, attached 2 car garage. **\$539,000 #1533668**



CASTLE VALLEY PERFECTION This absolutely beautiful 3 bed, 3 bath, 2,500 sf home was thoughtfully constructed for efficiency, durability, and a gorgeous natural aesthetic. Hand-crafted detail and elegant quality throughout; the spaces are simply stunning! Superb upper level suite with private deck. Stellar views on 6.58 acres. **\$539,000 #1536566**



RARE DESERT OASIS This lovely property is a haven in the desert! The classic 2 story, 5 bed, 3 bath, 3,047 sf home offers an excellent floorplan and living space that is both comfortable and dramatic. Beds & baths on both levels, formal living room, huge family room with wood stove. Lush, 1.23 acre parcel, double carport with shop, root cellar. **\$495,000 #1475356**

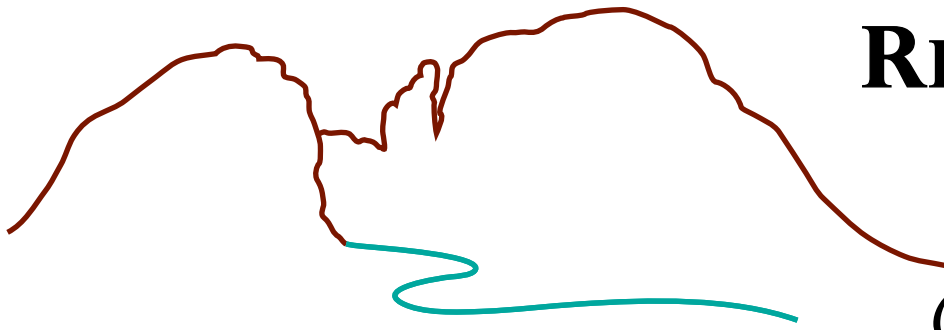
Moab, where views inspire...



JUST BELOW PIPE DREAM Easy-living 3 bed, 2 bath, 1,451 sf home with a wonderful setting on the West side of town, just across from the Pipe Dream trail for wonderful daily outings! Open floorplan, bonus den, updated bath in main suite. Fenced back yard with deck & patio, .17 ac, 2 car garage. **\$357,000 #1539586**



HISTORIC MOAB Absolutely charming 1906 home with a fabulous location in the heart of downtown! This 4 bed, 2 bath, 2,741 sf home features an enclosed front porch and Victorian-era accents. What fun you will have making the details of this home shine! Sweet .15 acre parcel two blocks off Main. **\$325,000 #1498416**



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BEAUTIFULLY UPDATED VACATION HOME Lovely 3 bed, 2.5 bath, 1,608 sf turn-key vacation townhome! Beautifully updated with new flooring, fresh paint, refinished kitchen, and more. Elegantly furnished with beautiful decor throughout. Private, fenced yard with covered patio, 2 car garage, .11 acre; community pool & RV parking. \$445,000 #1545661



FRESH START Excellent upgrades include Saltillo tile and laminate flooring, and a hip, fresh facelift in the kitchen, in addition to the beautifully landscaped .19 ac yard, take this sweet 3 bed, 2 bath, 1,423 sf home far beyond "starter." Huge patio, 2 car garage, RV parking. \$330,000 #1556321



PARK GEM This sweet 3 bed, 2 bath, 1,806 sf home enjoys a fabulous downtown location near Swanny City Park. Beautifully updated with a fresh facelift including heat/cool, roof, windows, flooring, upgraded plumbing & electrical. Great floorplan! Charming fenced yard, .19 acre. \$325,000 #1544665



MAKE IT YOURS! Charming 3 bed, 2 bath, 1,547 sf home with a stellar location near Swanny City Park! Open, bright living spaces with excellent flow. Updated kitchen, wood stove in family room, fireplace in formal living room. Relax on the covered patio and enjoy the .29 acre yard! **\$320,000 #1549024**



SIMPLE COUNTRY LIVING Lovely 5 acre Castle Valley property with a great agricultural feel, w/ deeded irrigation rights and an excellent well! The 5 bed, 2 bath, 2,340 sf home is bright and open and features numerous built-ins. Amazing views surround you; plenty of space for gardens, animals! **\$295,000 #1492668**



PRIVACY & VIEWS! 2 bed, 2 bath, 1,767 sf off-grid home in a peaceful setting with stunning views on 68.35 private acres NE of Monticello. Solar electric, propane cooking/hot water, wood stove, cistern, well, septic. Cell/Internet service; keep in touch while you get away from it all! **\$278,000 #1386941**



TURN-KEY RENTAL HOME Delightfully updated 3 bed, 2 bath, 1,488 sf home on a quiet side street close to town. Gorgeous new kitchen & baths, open floorplan, nice Master Suite. Plenty of trailer parking and room to grow on .43 acre. Furnished, turn-key, ready to enjoy or rent! **\$275,000 #1555088**



PERFECT EMPLOYEE HOUSING OPPORTUNITY! Spacious 5 bed, 2 bath, 2,160 sf home with huge detached garage with shop and storage. Relax under the shady, mature trees in the large backyard and enjoy the Moab Rim views. Plenty of parking, .34 acre close to town. **\$249,900 #1537251**

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UNIQUE RETREAT "Not so big" house in gorgeous Pack Creek. This 2 bed, 1.5 bath, 1,687 sf home offers a serene setting and a comfortable feel and flexible living space. Fabulous views from the deck! Workshop, storage shed on 1 acre, surrounded by 23+ acres open space. **\$349,000 #1436947**



OFF GRID ESCAPE Spacious 3 bed, 2 bath, 3,496 sf log cabin in a remote yet accessible setting, 45 minutes from downtown Monticello. Year-round access, phenomenal wildlife viewing on 80 acres! Open floorplan, upper level suite with balcony. Solar, wind, propane. Huge basement, finish to suit! **\$290,000 #1547874**



RARE ESTATE SITE Beautiful 24.51 acre property set above town with sweeping views across the valley. Only a few minutes to the center of Moab but you will feel a world away from it all! Magnificent home site with no restrictive covenants; power, gas, sewer in street. **\$490,000 #1537406**



RECREATIONAL PARADISE Beauty, privacy, a stunning mountain setting, year-round access. Welcome to Wray Mesa, just past Old La Sal near the Colorado border. Acreage parcels from 2.59 to 38+ acres, power & water stubbed to most lots. A dream retreat! **Priced From \$57,000**

All Great Adventures Have a Base Camp



Photo by Perpetual Images

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Create your Moab dream...



GORGEOUS VISTAS! This lovely 2.5 acre parcel is an easy drive from downtown Moab in Kayenta Heights. You will love the amazing views that surround you. Utilities nearby, including municipal sewer. Well with deeded water rights. Rare offering in this beautiful subdivision! **\$265,000 #1555004**



CANYONLANDS ESTATE Gorgeous 2.31 acre corner lot with amazing views, just ten minutes to town! **\$210,000 #1548738**



SECLUDED BEAUTY Bring your horses and build your dream home on this excellent 2.39 acre lot! **\$222,777 #1302613**



BEAUTIFUL BUILDING LOT Lovely valley setting, half acre with excellent views, community open space. **\$125,000 #1494382**



MOUNTAIN VALLEY LIVING Prime La Sal lot, 3.98 acres. Bring your horses and build your dream retreat! **\$36,000 #1488679**



HIGH DESERT Stunning 15.88 acre parcel in Flat Iron Mesa. Amazing mountain and red rock views! **\$159,000 #1524056**



MOUNTAIN VIEWS Beautiful 9.5 acre lot in Deer Haven Park, Old La Sal. Adjoining 10 acres also for sale! **\$115,000 #1524230**



LA SAL PEAKS Incredible views from this 10 acre lot in Old La Sal! Power, telephone, water available. **\$127,500 #1524238**



RARE DOUBLE-SIZED LOT Spacious 2.61 acre double lot, water and power, perc tests done. **\$95,000 #1316168**



STELLAR SETTING Ten minutes to town, perfect views! This 3.88 acre parcel features potential for subdivision. **\$299,000 #1541071**



CASTLE VALLEY CLASSIC Iconic views in all directions from this 4.62 acre corner lot w/ well on the valley floor! **\$117,000 #1520632**



ABSOLUTELY STUNNING 3.66 gorgeous acres perched above the valley. Abutting parcel also for sale! **\$250,000 #1346908**



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



WOODLANDS ACREAGE Fabulous offering of 79.82 beautiful acres of accessible mountain property! Just past Old La Sal, incredible potential! Power, wells with deeded water rights in place. Amazing site for private retreat, glamour camping, cowboy camp, and more! **\$678,000 #1525950**

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A LANDSCAPE THAT INSPIRES



YOUR MILLCREEK CANYON 115.39 acres of beautiful land... An absolutely surreal place, your own private canyon, tucked into a landscape that will both inspire your reverence, and invite you to explore its beauty... creekside spaces, red rock walls dotted with petroglyphs framing the canyon floor, & sweeping up onto the flat, eastern mesa. What an extraordinary site for a one-of-a-kind retreat!

- Just Past Ken's Lake
- Offered at \$2,800,000 #1434478



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SAND FLATS WHERE THE WORLD COMES TO PLAY



Local tour guide Dan Mick navigates a narrow passage through the sandstone slickrock of the Hell's Revenge trail.

The uniquely managed recreation area is home to some of the greatest mountain biking and 4-wheeling on the planet

Written by Heila Ershadi | Photos by Murice D. Miller

Visitors to the Sand Flats Recreation Area may be struck by the fact that the name doesn't do justice to the terrain. Sand Flats is not flat at all, and the 8,842-acre recreation area is generously dotted with pinyon pine, and juniper trees, contains undulating Navajo sandstone reminiscent of an ocean, and rock formations that rise into domes and fins, dip down into bowls, and sometimes end in a sudden precipice.

The area is accessed by Sand Flats Road, which begins on the eastern side of Moab city limits and gains elevation quickly. Travelers soon find themselves high above the roofs and tree-tops, gray ribbons of road, and the irrigated greens and desert browns of the valley floor.

The road winds past Moab's animal shelter, the recycling center, and the turn-off to what was once designated as "America's Most Scenic Dump." There is an undeveloped stretch of land along Sand Flats Road set to be the future home of Lionsback Resort, named after a nearby rock formation, which is expected to feature high-end

luxury accommodations for sale and rent on the doorstep of this adventure playground.

Sand Flats has over 120 campsites in nine campgrounds, and a newer campground called Juniper, which are available only on a first-come, first-serve basis.

The visitors' guide, available at the entrance booth, notes that the often intense heat means that most of the animals that live here are small and typically active at twilight, such as desert cottontail rabbits, chipmunks, and ground squirrels, though coyotes and sometimes mule deer are there, too. Shallow "potholes" in the sand-

stone are dormant in the hot, dry times, but when the spring rains come they can burst with tiny life, including crustaceans, tadpoles, worms, and insects.

Biological soil crust, a living layer of cyanobacteria, algae, lichen, mosses, and fungi, covers much of the land that is not bare rock, reducing water erosion and retaining precious moisture. It takes more than one hundred years to develop fully, yet can be crushed in an instant by feet and tires — one reason that staying on trails and in developed campgrounds is so important in the desert.

Slickrock owes its start to motorcyclists

Just around the corner from the entrance fee booth is the famed Slickrock Trail, which topped Outside Magazine's 2017 list of "Forty Most Iconic Places on the Planet."

"If Moab, Utah, is mountain biking's mecca, then Slickrock is the sport's holiest altar," it said.

Looking north from the Slickrock trail, the view extends into Arches National Park and beyond to the escarpment of the Book Cliffs mountain range. In the south and east, the La Sal Mountains dominate the horizon. Sand Flats Road terminates at the La Sal Mountain Loop Road.

Several informational kiosks at the Slickrock trailhead share the history of the fabled trail. The original white paint markings designating Slickrock Bike Trail were laid down by the Bureau of Land Management (BLM) in 1969 along a route created and proposed by Moab local Dick Wilson and some of his friends — not for mountain bikes, which didn't yet exist, but for motorcycles.

In the early 1980s, as Moab was in dire economic straights due to the loss of uranium industry jobs, Moab locals, and brothers, Bill and Robin Groff purchased a Stumpjumper, one of the first bikes made specifically for off-road trail riding. Riding the Slickrock Trail, Robin realized they had something special, and by 1984 the brothers were running a successful business renting mountain bikes to tourists from their new shop, Rim Cyclery. This led to exposure in the press and skyrocketing visitation numbers — up to 92,000 rides per year by 1993 — that helped reshape Moab's economy into a tourist destination.

Today, Sand Flats has other popular trails, including Porcupine Rim mountain biking trail, and the 4x4 trails, Hell's Revenge and Fins and Things. In all, there are about forty-five miles of marked trails.

A unique partnership

Russ von Koch was the BLM's Moab District Outdoor Recreation Planner when visitation to Sand Flats was soaring in the 1990s. He says Sand Flats was suffering from high visitation without the infrastructure to accommodate so many people. Vegetation was being trampled, vandalism was frequent, and human waste and trash were accumulating around the campsites.

"I heard about a program between the Forest Service and Salt Lake Parks in Millcreek canyon," says von Koch. "They had a similar problem with high visitation, and the Forest Service didn't have enough resources. So, they made an agreement with Salt Lake County that they could charge a fee for management of the area. Everybody agreed it was something that could be tried here in Moab."

Von Koch worked with other local officials to create the Sand Flats Cooperative Management Agreement, which specified the arrangement between the BLM and Grand County for man-



agement of Sand Flats. The county began collecting fees and managing the area in 1995.

The first manager was Craig Bigler, says von Koch. Bigler helped secure an AmeriCorps grant for three years which went toward salaries for the staff who collected the fees, and built the restrooms and other recreation facilities like fire rings and tables.

"The problems have decreased over the years, for sure," says Sand Flats Director Andrea Brand, who started as a seasonal worker in 1998 and has been in her current position since 2004. (The manager position was retitled to "Director" a few years ago.)

Brand describes the cooperation between the BLM and Grand County as constant. "I'm working with them every week on different things," she says, noting that the BLM administers the commercial recreation and special event permits for Sand Flats, and that the BLM and Grand County both provide law enforcement.

"The Sheriff's office is more focused on facilities damage, while BLM is more focused on resource damage," Brand explains. "But we're their eyes and ears up here. We let the BLM know if there are problems."

The interagency work has garnered accolades, including recognition in 2006 by the Ex-

ecutive Office of the President Council on Environmental Quality as "the premier example of cooperative conservation in America," according to Brand.

Brand gives credit to her predecessor, Michael Smith, for his formative role at Sand Flats, including helping it become economically self-sufficient. Brand says that Sand Flats has been fully funding itself since 1998.

Sand Flats Recreation Area

Day Use Fees are \$5 a day or \$10 a week per vehicle; \$2 a day or \$5 a week per person by shuttle, bicycle, or motorcycle; \$5 a day per vehicle trailer; or \$25 for an annual pass.

Camping fees are \$15 per vehicle up to 5 people, plus \$2 each additional person, and \$5 per vehicle trailer.

There are also two group campsites, able to accommodate up to 16 people, that can be reserved on recreation.gov.



Top: Sand Flats Seasonal Ranger Sonja Nicolaisen applies a fresh coat of paint to the trail markers on the Slickrock Trail. **Middle:** A Jeep on the Hell's Revenge Trail. **Bottom:** A side-by-side offroad vehicle gets dirty on the Hell's Revenge Trail. **Opposite page:** Kent Green with Moab Cowboy Off-Road Adventures leads a UTV trip on the Hell's Revenge trail. [Courtesy photo]

Skyrocketing visitation

Still, Brand says, it wasn't until visitor numbers ballooned over the last five years that Sand Flats "has had a good fund balance, so we can make even more improvements."

Visitation hovered around 93,000 per year from 2008 until 2011, when it suddenly jumped to more than 100,000. But the real increase has come over the last five years, with visitation numbers (based on user fees collected) going from 104,568 in 2013 to 146,697 in 2017. Brand says that this number does not include visitation under the BLM's special recreation permits and events; the total for 2017 is really more like 175,000.

"In the last five years, Sand Flats has had a 40% increase in visitation," Brand notes. \$613,643 in recreation fees were collected that year, along with \$8,500 in grant money, according to Brand. Though greatly increased, the visitation has continued to follow similar trends; Sand Flats is busiest in April and May, and quieter in December and January.

She also notices that the mix of recreation has shifted. Brand says it used to be mainly mountain biking, with some motorized use during the spring Jeep Safari event.

"But now we have motorized use all the time," she says. "It just took off."

In addition to Brand, there is Assistant Director and Facilities Coordinator Joe Engelbrech, who supervises maintenance, and Jason Turner, the Operations Coordinator and Assistant Director; he supervises booth operations, and coordinates the spring season apprentice program, in which two high-schoolers are hired for a 200-hour term, working after school and on weekends. Sand Flats also employs between four and six seasonal workers.

Brand says with pride that one of her team, seasonal employee Sonja Nicolaisen, wrote the book "Flower Guide to the High Desert," now for sale at Back of Beyond Books, Moab Made, and at Dead Horse Point State Park.

Brand adds that the BLM usually gets the federal Youth Initiative Grant, which pays about half the cost to employ someone 18-26 years of age.

"It is so important to get youth started, in high school and right out of college," Brand says. "It's a great opportunity because they're a general park ranger — you don't have those in a lot of your national parks now. They get to do a little bit of everything."

Members from both motorized and non-motorized user groups sit on the Sand Flats stewardship committee, including a liaison from the County Council, plus a non-voting representative from the BLM.

"We let them know everything that's going on," Brand says, adding that she takes their recommendations to the County Council.

Evan Clapper is a County Council member on the stewardship committee. He used to be a canyoneering guide in Sand Flats. Clapper praises the Sand Flats staff. "They're movers and shakers, they do a great job ensuring that visitors have a great experience up there."



A mainstay for local tour companies

Brand notes that quite a few local companies take visitors up to Sand Flats, including Cliffs and Canyons, Rim Tours, Moab Adventure Center, Dan Mick's Guided Jeep Tours, Moab Tour Company, Moab Tourism Center, and High Point Hummers.

Local entrepreneurs and married couple Kent and Cricket Green run Moab Cowboy Off-Road Adventures, guiding UTV tours, mostly of Sand Flats.

"It's just me and my wife, once in a while my son, my nephew and his wife, and my daughter," says Kent. "My wife's family is seven generations in Moab. People like to know the history of Moab, and when they get someone's who is local, they just love that."

Kent says they tell people on their tours about the geology and dinosaur tracks, as well as the history of Moab and Sand Flats. And, he says, it's an experience many wouldn't have without a guide.

"I've had people tell me if they had been in a rental, they would not have attempted it," Kent says.

Kent remembers a time when "you could be out in the area and never see anybody for five days."

In the past few years, Kent has been involved with the Throttle Down in Town campaign in Moab, an educational effort for motorists aimed at curbing noise and other disturbances to Moab's residents.

On a recent Friday in late September, three friends were riding the Slickrock Trail. One was Pat Duran, from Minturn, Colorado, who also has a home in Moab. He was with his friends, Keely Kelleher and Will Borg, from Jackson, Wyoming.

They've all been here before, which according to data the Sand Flats crew has compiled, is not unusual; a survey they administered in 2017 showed that 72% percent of visitors were repeat, perhaps related to the fact that customer service was rated as "excellent" and the facilities and trails were rated as "good to excellent."

That same September day, Assistant Director Jason Turner was manning the fee booth, greeting visitors, handing out visitor guides—including one for kids that he designed. Turner says he loves his job.

When asked if he has a favorite spot in Sand Flats, Turner half-smiles and replies, "I do, but I'm not going to tell you where it is."

He adds, "There are still a lot of places, even though we get so many visitors, where you could find your favorite place and be pretty much alone." ■

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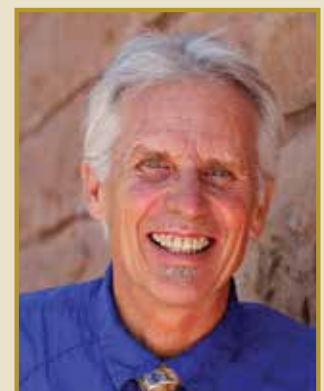


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BRUMLEY RIDGE LOTS, LA SAL MOUNTAINS OVER MOAB WITH POWER AND WATER INCLUDED. At an elevation of 7500 ft, 3 lots ranging from 3.5 to 6.2 acres in the La Sal Mountains above the city of Moab, offering sweeping views of mountain ranges, red rock, lush valleys, and canyons-including Canyonlands National Park. Directly accessible from La Sal Mtn Loop Rd, site is bordered by undeveloped BLM land and includes access to over 50 acres held in common with other property owners. Beautiful and Build Ready. MLS#1484802, 1519453, 1520062 \$225,000 each | **Rick 260-2599**



DON'T MISS OUT ON THIS AMAZING INVESTMENT OPPORTUNITY! Townhome is fully furnished and has never been in the rental pool. Corner unit close to the pool and tennis courts. Unit has a spacious garage for all your toys and spectacular views of the red rocks and La Sal mountains. MLS#1548210 | \$430,000 | **Dave 435-260-1968**



GREAT INVESTMENT PROPERTY! Corner unit and one of the few units in Rim Vistas with a garage. Amazing views all through out the home and from both outside patios. Townhome is fully furnished and has three bedrooms, two full bathrooms and one-half bathroom. Amenities include; tennis/basketball court, hot tub, pool, pavilion, and playground. MLS#1553537 \$430,000 | **Dave 435-260-1968**



GREAT INVESTMENT PROPERTY WITH AMAZING VIEWS! Townhome is a corner unit and has three bedrooms, loft, two full bathrooms and one-half bathroom along with a spacious garage for all your toys! Breathtaking views all throughout the home and outside patios. Guests can enjoy the cozy fireplace while relaxing in this beautiful townhome after a long day of activities. On-Site amenities include: tennis/basketball court, hot tub, pool, pavilion, and playground. MLS#1558215 \$430,000 | **Dave 435-260-1968**



LIVE YOUR DREAM IN MOAB WITH THIS INCOME PRODUCING PROPERTY. Home is a duplex with additional studio apartment. The 2-bedroom rents for \$1550/month, the one-bedroom rents for \$1100.00/month and the studio rents for \$700.00/month. Rents include utilities. Each unit has separate entrance and patio/yard space. Property also features a two-car garage and upgraded appliances and finishes throughout. MLS#1553451 Priced to sell at \$779,000 | **Danette 435-260-0130**



GREAT IN TOWN LOCATION, close to schools, park, city recreation center, hiking, biking, and jeep trails. Fresh paint inside and out, updated and move in ready. 3BR/2BA. MLS# 1507324 | \$263,500 | Owner/Agent | **Becky 435-260-2401**



UNIQUE PROPERTY ON 5.85 ACRES Flat and great water, this is a fantastic opportunity to own this remarkable Castle Valley property. MLS#1529932 \$675,000 | **Becky 435-260-2401**



NIGHTLY RENTAL INVESTMENT OPPORTUNITY! – Don't miss this fully furnished nightly rental with 2018 rents already in place. MLS#1498151 | \$415,000 | **Stephanie 260-8023**



TO BE BUILT TOWNHOMES AT RIM VISTA – New design with patios in front and back, 2 Master Bedrooms with en suite bathrooms upstairs and a ½ bath on main level, 1274 sq. ft. Amenities include Pool, Hot Tub, Playground and Pavilion. Zoned for overnight rentals. MLS#1516797, 1516786, 1516782, 1493322 | \$299,900 | **Dave 260-1968**



CUTE 2-BEDROOM, 2 BATH HOME located close to schools, parks and stores is a hidden treasure for sure. The updated kitchen is beautiful and functional for anyone. The home features central air, formal dining room, separate tiled mud/laundry room. The home sits on a beautiful landscaped lot that is fenced for privacy. Don't miss out on the beautiful view of the red rocks from you covered porch. Don't miss a chance to call this place home. MLS#1540037 | \$165,000 | **Stephanie 435-260-8023**



NEAR KEN'S LAKE, JUST OFF THE LA SAL MOUNTAIN LOOP ROAD. 2052 sq. ft, 4-bedroom, 2.5 Bath on 1.1 acres. 360-degree views of the Red Rock and La Sal Mountains. There is a large shop that will meet any mechanics needs or is a great place to store you toys. \$319,000. Call for more information. MLS#1530636 | \$319,000 | **Stephanie 435-260-8023**



CASTLE VALLEY LOG CABIN ORIGINAL 50 sq ft. 2bdrm 1 bath. Located in the lower end CV with 2 shares of surface irrigation water and orchard. Property features a large secluded meadow area, dotted with large cottonwoods just above Castle Creek. Behind the house are detached garage, storage sheds, plus 380 sq ft. fully insulated studio/shop space. MLS#1556080 | \$439,000 | **Rick 435-260-2599**



RESIDENTIAL LAND LISTINGS

SPECTACULAR VIEWS FROM THIS DEVELOPED LOT IN DEER HAVEN. 4.10-acre lot in Old La Sal. Power and water to Lot with shared well. Located at the base of the La Sals this property has an abundance of wildlife. MLS#1532759 | \$59,000 | **DAVE 435-260-1968**

BEAUTIFUL OFF GRID LIVING 16.49 acre lot in Old La Sal. This semi-remote lot at the end of a gravel road will make someone a great off-grid cabin site. Near HWY 46 but far enough away to give you a quite secluded hide-away with spectacular views. **UNDER CONTRACT – ACCEPTING BACK UPS** MLS#1512628 | \$70,000 **DAVE 435-260-1968**

ENJOY THE SPECTACULAR VIEWS of The La Sal Mountains from this 6.48-acre lot in Old La Sal. Access is by an improved gravel road. A large storage shed and power at lot line are also included. Oak brush and sage brush vegetate this very buildable lot. MLS#1477628 | \$65,000 | **Dave 435-260-1968**

AN INCREDIBLY SPECIAL PROPERTY with endless possibilities. Off grid-farming, raising animals, solitude, hunting, hiking, abundant wildlife, privacy, retreat, most anything you can imagine. Plenty of water (springs & wells) for gardens and irrigation. Swimming pond for fun and memories. Mature fruit trees. Over 25 acres (10 usable acres) at the base of the La Sal Mountains. Culinary water, septic system, propane, solar system, generator, on demand water heater, workshop, green house, chicken coop and yurt in place on property. MLS#1458893 | \$250,000 **UNDER CONTRACT – ACCEPTING BACK UPS** Danette 260-0130

.56-ACRE LOT IN LA SAL – Power at lot and phone nearby. Can be purchased with deed restricted pond parcel. MLS#1215877 | \$38,400 Owner/Agent | **Dave 260-1968**

COMMERCIAL LISTINGS

2.40 ACRE HWY COMMERCIAL PROPERTY with combined retail and warehouse space of 14,456 sq. ft. There is an additional 3,255 sq. ft of covered outdoor storage. Located on Hwy 191, directly across the proposed USU campus, this property has great visibility with ample customer parking. Owners are selling property and buildings only. MLS#1486734 | \$2,500,000 **UNDER CONTRACT – ACCEPTING BACK UPS** Dave 435-260-1968

ACROSS FROM DINOSAUR PARK. On Hwy 313 & 191, 9.57 acres in the special resort district zone. One of the last unused available private parcels in this area. MLS#1277149 | \$467,500 | **Rick 260-2599**

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DON'T MISS OUT – Nightly Rental or your own vacation home! Fully furnished townhome in Rim Vistas. Amenities include tennis/basketball court, pool, hot tub, pavilion, and playground. MLS#1518678 | \$425,000 | **Danette 435-260-0130**



AMAZING BUILD READY LOT IN TOWN – One of the few lots in the Moab Valley that allows you to see all the way from the Arches National Park to the North to the La Sal Mountains to the Southeast. Build ready lot. Amazing 360 views. Walking distance to downtown, but tucked away from the hustle and bustle of Main Street. MLS#1551362 \$159,900 | **Dave 260-1968**



CASTLE CREEK RUNS THROUGH THIS PRIVATE AND SECLUDED PROPERTY. 3 bed/2 bath with lots of living area and an incredible wrap around deck to relax, enjoy and soak in the unparalleled views. More than ample storage for all your toys and equipment. MLS#1537105 | \$549,000 | **Danette 435-260-0130**



RIM VISTA TOWNHOME – This 3BR/2.5BA townhome is being sold as a turnkey rental. Owner has taken great pride in this property. Recently touched up all paint, including repainting garage. This unit faces the La Sal Mountain and has easy access to the pool and tennis/basketball court. MLS#1504918 \$425,000 | **Dave 260-1968**

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BUSINESS PROFILE

“HIGH-PERFORMANCE” HOUSES

Local couple find their niche building
super-efficient homes





Large photo: Passive solar is a requirement in all Eco Logic projects. The sun shining into the home in the winter months not only brightens the winter days, but also provides free heat. [Photo by Murice D. Miller] **Above:** Eco Logic co-owners Kara Stoner and Eric Plourde [Photo by Murice D. Miller]



Written by Molly Marcello

Kara Stoner and Eric Plourde don't build ordinary houses. Their company, Eco Logic, builds the most efficient homes possible, ones that will ultimately require much less energy – and create less of an environmental impact – decades into the future.

"It's like, once we take all of this energy to put this package together, I want this package to use little to no energy," Plourde says.

Eco Logic is a design/build company based in Moab focused on "high-performance" homes. This phrase has become somewhat of a movement nationwide, falling in place near other buzz-worthy concepts like green and net zero building. All aim to use resources wisely throughout the construction process while working toward efficient energy use.

Net zero takes these ideas a step further by maintaining that buildings should create an equal or greater amount of energy than they actually use. While net zero may be beyond reach in Moab — Stoner notes it's impossible to achieve without bigger state incentives for solar — Eco Logic aims to get as close to this standard as they can.

"We try to produce homes that are durable and require as little energy inputs as possible while having a comfortable feel and a good overall clean environment inside," Stoner says. "I think for many people that is sustainable."

There are quite a few environmentally conscious Moabites who want greater efficiencies when it comes to building, and Eco Logic thrives in this local market. Stoner and Plourde founded the company in 2012, and since then have built dozens of projects including outbuildings, commercial structures, and residential homes.

Both licensed contractors, the couple wanted to promote better building methods than what they each observed in conventional construction.

"We wanted sustainable, non-toxic interiors, highly insulated, using local materials if possible. And the construction that I was doing at first didn't involve much of that at all," Plourde says. "Being an environmentalist, green building was an interest of mine."



RIVER RUNNERS TURNED BUILDERS

Stoner describes their first construction jobs “pounding nails and grunting,” initially just a means to keep them afloat through the winter when they weren’t running rivers. Although she enjoyed working outside, Stoner eventually left the conventional construction world. She says the use of toxic, non-sustainably sourced materials and a dominating “boy’s club” atmosphere led her to seek other work.

“As an environmentalist and a feminist, I said, ‘I can’t be here,’” Stoner recalls. “So I did landscaping for a long time, which is similar work — it’s dealing with clients, it’s being outside. Eric and I independently started building businesses that were very similar.”

As Stoner created a landscaping business, Plourde continued in construction. He eventually left the conventional building realm too, becoming a natural builder working with straw and mud for local nonprofit Community Rebuilds.

In short, the couple was busy. They barely saw each other. At one point, they contemplated moving to California, where Stoner had gone to cooking school. She recalls telling Plourde, “Everyone is way into high-performance building and healthy food in California — the sky’s the limit.”

But Plourde’s foray into local natural building was going well — he was picking up other jobs, and there were always more on the horizon. As a means to make her consider staying in Moab, Plourde drew on her fitness interests — “You know, there’s going to be a CrossFit here.”



“I was like ‘OK, let’s do this,’” Stoner laughs. “Let’s give it five years.”

Stoner then threw her energies into Eco Logic with Plourde, building a company that matched their personal ethos to home construction. They wanted to know where their raw materials came from. They wanted to have little impact onsite, recycling materials like wood and metal. And, most importantly, they wanted their homes to function as sustainably as possible decades into the future.

“We’re good at the high-performance thing,” Plourde says. “It’s giving a space for people to be that’s nice and cozy and warm — and safe and non-toxic.”

In addition to high performance, Eco Logic often incorporates elements of natural building into their projects — think straw bale walls, reclaimed wood, and interior mud plaster. In 2014, the company built the first commercial straw bale building in the state by combining natural building and high-performance techniques.

“We do a lot of natural building, but it’s not always right for every client. We try to bridge the gap and get people as crunchy as they can be,” Stoner says. “It’s challenging, but we enjoy being in the middle and taking the best of both. Concrete is really bad for the environment, but it’s really durable. So putting it in the right place makes sense, using it willy-nilly doesn’t.”

As the demand for natural and high-performance building grew in Moab, Eco Logic took on more clients. At their largest, Eco Logic employed 11 people working on four simultaneous projects.

Now, it’s a different story — Stoner, Plourde, and just one other employee handle the onsite building. This has allowed the couple to be more “hands on” with their company and less worried with overall employee management. Stoner now spends a third of her time onsite, and Plourde a third of his time in the office.

“While being in the elements and doing hard labor is difficult on your body, I think we both really like that,” Stoner says. “We like doing research, problem solving, implementing, and then seeing it come to fruition — that really appeals to us.”

Top: Durable, low-maintenance exterior finishes, like cement board siding and Trespa panels, are well-suited to Moab’s harsh desert environment. [Photo by Emily Klarer]
Middle: Eric Plourde works out a measurement for the outdoor concrete pathway of a new home in October 2018. [Photo by Murice D. Miller]



ATTENTION TO DETAIL

Stoner points out that both she and Plourde are Libras — possessed by a need to keep things in balance. Their celestial leanings push them toward meticulous research and careful implementation, boding well for clients, Stoner says.

“Everything is attention to detail. It’s using spray foam, silicone, taping interiors of walls. It’s all kinds of boring,” Plourde jokes, “but in the end it increases comfort and reduces the inputs like electricity and natural gas.”

These detail-oriented construction methods mean Eco Logic clients not only eventually reap financial savings when it comes to energy costs, Plourde says, but they will reduce their home’s future impact on the environment, as well.

“Not all of our clients come to us saying they want a high-performance home, but it doesn’t take much for us to explain what we do and why we do it for them to say ‘Well, that’s what I want,’” Plourde says.

As he walks the exterior of an Eco Logic home currently under construction in Moab’s Mulberry Grove neighborhood, Plourde points out the structural insulated panels or “SIP panels.” They have nearly six inches of foam insulation sandwiched between layers of plywood. Not only do SIP panels help with controlling air flow into and out of the home, Plourde says, they do wonders with outside noise too.

“There’s five and a half inches of solid foam with air space in between,” Plourde notes. “You don’t hear Moab on a high-traffic fall day like you do in an old home.”

Although their company has built many high-performance homes, Stoner and Plourde currently live in a 40-year-old, conventionally built house. In this way, Plourde says they personally see the benefit to high-performance. Their 1,100-square-foot house requires the same size furnace as one

of their latest projects, a 2,300-square-foot home.

“It’s almost twice the size with the same size furnace,” Plourde said. “Most of that is because of higher insulation values.”

Eco Logic is currently building a home for Stoner’s parents. It’s a two-story feat of high performance, designed and built by the couple. Stoner, walking through the space, points out the natural light spilling into the basement, the sustainably sourced materials, the efficient ventilation, and hallways big enough for a walker or wheelchair. Although her parents are currently healthy 60-somethings, Stoner wanted to make sure the home would be efficient for them decades into the future, just like the home’s relationship to the environment.

“My parents’ house will be a safe, healthy, bright place for them for the next 30 years or more,” Stoner says. “That’s sustainability to me.” ■



Top: Sloped ceilings and low U-Factor glazing facing south allow the sun’s light and warmth to fill the space, reducing the heating load and providing well-lit winter spaces. [Photo by Emily Klarer] **Bottom left:** Plourde says that active ventilation is a must along with operable windows in providing fresh air. Well-sealed houses should contain an Energy Recovery Ventilator (ERV) to ensure a constant exchange of fresh air. It is an element of all Eco Logic’s high-performance houses. [Photo by Emily Klarer] **Middle:** Straw bale insulation, seen here in the ACT Campground in Moab, has a very low embodied energy and is an integral part of many natural building projects. **Right:** Natural and durable materials help create low-maintenance and attractive spaces. [Photo by Emily Klarer]



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MLS#1556357 | 📞 100,000



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1.50 Acres | Power Available | Pack Creek
MLS#1550468 | 260,000



TURN KEY RIM VILLAGE VISTAS UNIT

3 | 3 | 1,478
MLS#1554693 | 449,000



SPACIOUS IN TOWN TWIN HOME

4 | 3 | 1,688
MLS#1545693 | 335,000



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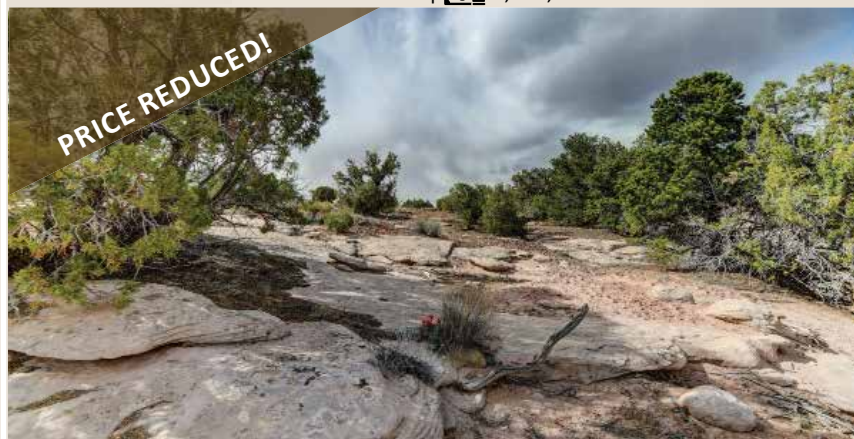
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4 | 2 | 1,820 |
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2.6 Acres | Sub-divideable | La Sal Mountain Views
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SPANISH VALLEY BUILDING LOT

1 Acre | Spanish Valley | San Juan County
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3 🛏 | 2 🚗 | 2,193 🏠
MLS#1559347 | 📞 479,000



ACERAGE IN OLD LASAL, 360 DEGREE VIEWS

10.20 Acres | Power Available
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2 🏠 | 1 🚗 | 1,497 📏 | 1.18 Acres
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a PARTNERSHIP FOR PETS

The Humane Society of Moab Valley is
an outpost of compassion for dogs and cats in need

Written By Rachel Fixsen | Photos by Murice D. Miller



Behind the reception desk at the Moab Animal Shelter, through a white door on the left, is the Cattery. It looks like any office break room might, with dull-colored linoleum tiles and a small kitchen — except there are cats everywhere. Felines lounge in cat condos, window hammocks, or on the couch. One is napping in a cat bed on top of the fridge. Open windows allow the cats to go outside at will, to enjoy fresh air and sunshine in a small enclosed area abutting the building.

CATS AVAILABLE FOR ADOPTION



POOH



SNOW AND LACE



TOBY



CISCO



BUB



JINX



"This room is nice because people can come in and sit down and get to know the cats," said Leigh Ryan, executive director of the Humane Society of Moab Valley. "They'll climb up on your lap like that," — an orange, stripey kitten was making itself comfortable in my lap as I sat on the couch — "and the cats are so socialized because they do interact with one another. They're not in the kennels all the time."

The shelter was built in 2006 and opened in 2007 with fundraising help from the Humane Society of Moab Valley (HSMV). In exchange for their contributions, the HSMV is provided office space in the Moab Animal Shelter building, which is owned and operated by the City of

Moab. Sharing the space has allowed Moab Animal Control and the HSMV to cooperate, though they are separate entities with separate budgets.

The Humane Society is funded through donations and grants. They do not have their own housing facilities for orphaned or rescued animals — they rely on foster volunteers. The cats and dogs at the Animal Shelter are under the care of Moab City Animal Control. City ordinances mandate that the shelter will house an animal for seven days to allow time for an owner to come forward and claim their pet. If no one picks the animal up, it becomes the property of the City of Moab.

"[Then] we start working on whatever they need, and get them adopted," said Moab City An-

imal Shelter Manager Janette Woodruff. "We're a no-kill shelter, thanks to the cooperation with the Humane Society."

Moab has had "no-kill" status since 2004. According to the HSMV, before the nonprofit was formed and began fostering unclaimed animals, over 45% of dogs and 85% of cats were euthanized in Grand County each year.

"The only time I ever euthanize now is for severe injury or illness, or severe aggression in a dog," said Woodruff. "I don't euthanize cats because, thanks to the Humane Society, there's something else that can be done with them."

Usually, Woodruff explained, feral cats are trapped, neutered or spayed, and then returned to the neighborhood where they were found. "Once in while, you can't, for whatever reason," Woodruff said. "Sometimes it's just a real problem-child cat and it just needs to be moved somewhere else." In those cases, the cats are taken to an area near the Old Spanish Trail Arena. A cat is released in an enclosure that was built by the HSMV, where it acclimates for about two weeks. After that period, it can be let out and it will stay in the area. HSMV volunteers monitor and maintain the feral cat colony, and keep their feeders stocked.

HSMV also helps the Animal Shelter on Adoption Days, held the second and fourth Saturdays of each month at City Market. In good weather, an HSMV employee or board member and foster volunteers will bring the foster animals, as well as cats and dogs from the animal shelter available for adoption.

When I commented that the two organizations seemed to have a great partnership, Ryan and Woodruff, the Animal Shelter manager, answered together.

"It really is," agreed Ryan, at the same time that Woodruff said, "It works really well." She added, "Across the county you don't usually find animal control and humane societies who get along so well as we do."



a leader IN SOUTHEAST UTAH

The success of the HSMV and Moab Animal Control is in stark contrast to surrounding areas. San Juan County has no animal control department, and there are no vets in Monticello, Blanding or Bluff. Woodruff says she has received calls from Monticello and Blanding, asking if the Moab Animal Shelter can take a dog.

"It's our policy that we do not accept animals from outside of Grand County," explained Woodruff. "If I was open admission, I would be overrun so quickly that I would not be able to maintain a no-kill status."

"The way that we can help the Humane Society is, when funding is available, we run clinics down there. And last year we received a grant for \$33,000 from PetSmart charities, and we were able to spay and neuter the entire year for free," said Ryan.

A major program sponsored by the HSMV are the spay/neuter clinics it puts on four times a year in Grand County, once a year in San Juan County, and at least once a year in Green River. The Moab Veterinary Clinic and the Mill Creek Animal Hospital provide discounted services through the Humane Society. The Moab Veterinary Clinic also operates a mobile vet clinic, a trailer equipped to provide standard vet services. It's this trailer that

facilitates the San Juan County spay-neuter clinic.

In fact, the Moab Mobile Vet Clinic goes to Monticello every Tuesday.

"We do pretty much everything there," said Brenden Edwards, a vet tech at Moab Vet Clinic since April. "Mostly spays and neuters and vaccinations, general check-ups and stuff like that. For mostly dogs and cats, but sometimes horses and cows and livestock as well."

As the only service available in San Juan County, the mobile clinic stays busy. "It's extremely popular. We're booked through the end of this month already."

In June HSMV holds a fundraising event called the Dog Days of Summer. There's a barbecue, a silent auction, and live music, and the city Animal Shelter is represented. The shelter doesn't bring the adoptable animals because dogs aren't allowed in Moab City parks; however, for a couple of years an exception was made for a 170 lb. dog named Mack, who staffed a kissing booth at the Dog Days festival.

"It was a hoot — it was quite a hit," Woodruff recalled. "I think the first year we made something like sixty-seven dollars. Some people would just come by and stuff money in the jar."

"Mack enjoyed it — he was pretty sure the

entire human race was created simply to love on him."

Beyond the cat area, in the next room, large kennels can accommodate up to ten dogs. None of them is occupied as we walk by — all the dogs are playing outside. As we go through another door to the enclosed area behind the building, dogs of various colors and breeds leap with excitement and greet me with wagging tails, yips, and leaps. They wrestle with each other, chew on squeaky toys, and splash in the kiddie pool. Dogs and cats that are available for adoption are listed with photos and short descriptions on the Humane Society website.

Aside from the dog run, there is a shed that houses the pet food bank, another program run by the HSMV. Businesses and individuals can donate cat and dog food to the pantry, and volunteers measure out pre-portioned quantities so it can be tracked as it's given away to pet owners in need. The Moab Barkery donates to the pet food bank.

Woodruff says she's had people come from as far away as Fort Collins and St. George to adopt a pet from the Moab Animal Shelter. "Once there was a couple on their honeymoon, from Tennessee, and they adopted a dog while they were here," said Deb Klaes, the program assistant at the HSMV.



Top left: Deb Klaes, left, Leigh Ryan and Janette Woodruff in front of the HSMV van at the Moab City Animal Shelter. [Photo by Murice D. Miller] **Top right:** Deb Klaes, HSMV program assistant, shows off HSMV T-shirts. [Photo by Murice D. Miller] **Opposite page, bottom middle:** Adopted dog Lupine hanging out at the climbing crag. [Courtesy Zenaida Sengo]

DOGS available FOR ADOPTION



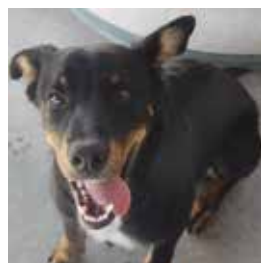
DAISY



DASH



JACK



JAKE



JASMINE



ZENA

animal LOVERS FROM Near and Far

Visitors to the shelter are not always looking to adopt a pet. Some volunteers come just to give attention to the animals. Tourists who miss their pets sometimes come in for a dose of furry affection. "We've had people come in and read — they'll just read and pet the cats," said Ryan. Woodruff said all this socialization is good for the animals, and makes them more adoptable.

Zenaida Sengo lives in Moab and adopted her dog, Lupine, from the animal shelter this summer. Sengo couldn't visit with the shelter dogs

because she works during the hours the shelter is open. But a co-worker of hers went to meet the dogs, and singled out a border collie-pit bull mix named Cassie as particularly sweet.

Sengo's neighbor is a friend of Woodruff's, and agreed to foster Cassie. If Sengo liked the dog, she would adopt her — otherwise, Sengo's neighbor was experienced in fostering animals and was willing to give Cassie a home until she was adopted by someone.

"Of course, she's like, perfect," Sengo said of the dog, whom she renamed Lupine, after the

wildflower. "The rest is history — I went into the shelter and filled out papers. It was really inexpensive."

In her previous home, Lupine was usually kept inside or kept chained up. Now she gets to explore the outdoors. Sengo spends a lot of time outside, often to go rock climbing, and she brings Lupine with her.

"She has a great life, as a climber dog," Sengo said. "She's a little shy, but she's very sweet. She's very good at rock scrambling. She can do 4th class for sure — low 5th class, probably." ■





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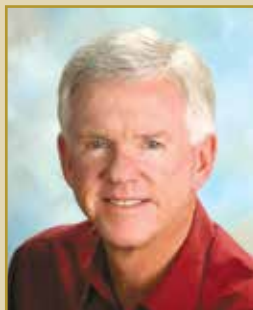
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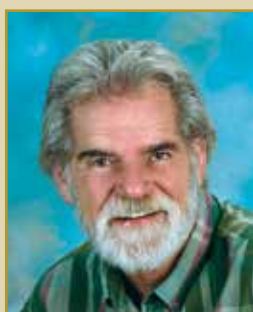
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Calendar of Events



October

- 18 Moab Information Center - Free Lecture: Mathew Wedel – Lost Worlds of the Jurassic: Dinosaurs & Plants in the Lower Morrison Formation of South-Central Utah**
cnha.org/news-blogs-and-lectures/cat/mic-lectures/post/wedel-2018
- 18-20 Jeep Jamboree** – jeejamboreeusa.com/trips/moab
- 18-21 Cedar Mesa & Comb Ridge Archaeology** – Canyonlands Field Institute
Cfmoab.org | email info@cfmoab.org | 435-259-7750
- 19 Moab Regional Hospital Fundraising Golf Tournament** – Moab Golf Club
facebook.com/events/2130818193873627
- 20 Castle Valley Gourd Festival** – Castle Valley – gourdfestival.blogspot.com
- 24-27 Moab Senior Games** – 435-260-0161 | moabseniorgames.com
- 25 Moab Information Center - Free Lecture:**
Janet Buckingham 2018 SE Utah Community Artist in the Park
cnha.org/news-blogs-and-lectures/cat/mic-lectures/post/caip-2018/
- 25-28 13th Annual Moab Ho Down** – Mountain Bike Festival | moabhodown.com
- 26-28 The Moab Craggin' Classic** – Climbing clinics & Adventure Film Fest
americanalpineclub.org/moab-craggin-classic

- 27 American Cancer Society's Taste of Moab**
Fundraiser for ACS - Various Restaurants in Moab
gala.acsevents.org/site/TR?fr_id=90553&pg=entry#.W6qDqRFRdmA
- 28 Día de los Muertos Festival - Day of the Dead**
Moab Valley Multicultural Center | 435-259-5444
- 28-11/2 Moab Folk Camp** – moabfolkcamp.com | 603-731-3240

November

- 2-4 Moab Folk Festival** – Moabfolkfestival.com | 435-259-3198
- 2-4 Moab Celtic Festival** – Old Spanish Trail Arena | scotsontherocksmoab.com
- 2-4 Moab Trail Marathon, 1/2 Marathon, 5k, Kids K**
Kane Creek Canyon | moabtrailmarathon.com
- 10 Moab ArtWalk** – moabartwalk.com | 435.259.6272
- 11 National Park Service Free Entrance Day**
nps.gov/planyourvisit/fee-free-parks.htm
- 12 Veterans Day Holiday**

All listings subject to change. Moab Area Real Estate Magazine does not guarantee these listings. To submit your event to future calendars call 435-259-6261.

Photos, left to right: Whit Richardson, Eventimages21@adobestock.com, James Matti@adobestock.com

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Search the MLS @ www.MoabRealEstate.com...

Moab, Castle Valley, La Sal, Monticello, Blanding, Bluff,
Thompson Springs, Green River & Ticaboo.



#1537084 / \$900,000

Highly Visible Hwy. Frontage on two streets. Bring your Thoughts & Dreams to this 0.97 Acre Hwy. Commercial Zoned Property. Vehicles are negotiable.



#1524679 / \$499,000

Historical 10-Room Hotel, 11-RV & 5-Tent Spaces on 10.99 acres plus 1,500 sqft Dance Hall/Bar/Café & Rock Shop. Lots of development potential. Located in Thompson Springs.



#1524620 / \$150,000

Once was a 10-bd room & manager apt. Motel. This 1926 Italian Brick building has 2-car garage, shed with basement, two 2,000 gal. septic tanks, propane heat, built needs TLC.



#1464139 / \$1,500,000

5.06 Acres for Developers. Fenced yard with lots of water, 2 water wells. Zoned RR! Equestrian Center is close by. Views of the La Sal Mts & Redrocks.



#1513269 / \$659,900

Own a piece of the rock or the whole darn thing! 160 acres, mostly flat & great for camping. Enjoy the desert silence & the starry skies at night.



#1557431 / \$637,700

Great Mtn. Property on South Mesa. Amazing views of the La Sals & Moab Valley. Undeveloped 136.80 acres. Year around access. Many great cabin sights.



#1397580 / \$250,000

5.10 Acres in Kayenta Heights. Native vegetation, outcropping rock sculpture throughout, multiple private areas to build. Beautiful views in every direction.



#1535107 / \$110,900

Beautiful Views from this Castle Valley lot, 4.62 acres. Flat & easy to build and in the "good water" area of the valley.



#1548859 / \$204,000

Views & Quiet Privacy. Look over the rim to Moab & Canyonlands. 2.32 acres, just minutes from Moab.



#1554303 / \$59,000

Over 4 Acres in LaSal with great views. Perfectly positioned for passive solar home. Power is on the NE corner of the lot, needs septic & well.



#1510547 / \$215,000

Pristine 5.22 Acres in Kayenta Heights with 360° views. Property has survey markers and street access. Seller has existing architectural house plans, included in sale.



#1505675 / \$82,000

Affordable 1.48 acres Thompson Springs land. Beautiful views in every direction. Water meter & power on the property, 3 miles from Thompson & Sego Canyon.



TICABOO LOTS. Just 12 miles from Bull Frog

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Build your dream vacation home. Lots 75 & 76, \$18,000 each lot. Lot 48 for \$16,900. Lot 45 for \$21,000.



Pacheco Meadows, Blanding

Building Lots for upscale rural living. Utilities, CCRs, and sweet water well in place. **From \$39,999 to \$55,720. 2.01 Acres to 2.80 Acres.**



#1544232 / \$20,000

1.5 Acres in LaSal with breathtaking views of the LaSals and the Blues. All flat usable land. Great soil for gardening, just till it and it will grow! Horses are allowed.



#1483912 / \$33,500

4.16 Acres in Blanding. Serene views from this beautiful parcel. See Bears Ears buttes from the top of the lot. Just a few blocks to the Third Reservoir for great fishing.



#1527057 / \$150,000

Enjoy stary nights & desert silence on this 13.84 AC property. Natural vegetation with beautiful view in every direction. Lot 34 Flat Iron Mesa.



#1551877 / \$36,000

Best Deal in Bluff! Vacant lot with electricity stubbed, Bluff Water Works, city water nearby. Buyer to install septic. No CCRs.



Avikan Hills Subd. From \$32,500-\$64,000

Enjoy Blanding's clean country air & wide open spaces. Spectacular views of Bears Ears, Sleeping Ute, Abajo mountains. Room for horses. From 3.20 AC to 6.28 AC.



#1422144 / \$22,000

Low Priced, vacant land east of Monticello. Hwy frontage near MM 1 on Hwy 491. Suitable for farming, grazing & county living.

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KELLY STELTER
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kelly@moabrealestate.com



MELODY ADAMS
Office Manager
info@moabrealestate.com



#1556734 / \$1,787,000
Arches Drive B&B is the perfect combination. A 5 bed 5 bath turn-key business attached to a 5 bed 5 bath home with some of the best views in town.



#1554911 / \$380,000
Priced to Sell! 3 bed 2 bath custom home, near Moab. One level living, vaulted ceilings. One acre with lots of extra parking. Shared well, water filtration system in place.



#1556420 / \$459,000
Pack Creek Meadow House—Charming nightly 2 bed 2 bath log home. Tastefully furnished, stunning mountain views, access to common areas, pool, sauna & spa.



#1558176 / \$348,900
Orchard Villa 3 bed 2 bath, 2-car garage, move in ready, newly remodeled, fresh paint, new carpet, granite counter tops, patios, fully landscaped, pool, free RV parking.



#1542088 / \$450,000
Seller Motivated! Spacious 3 bed 1½ bath on large lot. Close to school, aquatic center & park. One home owner, needs updating. Recently painted & new carpet in living room hallway & master bedroom.



#1538787 / \$475,000
This **Beautiful 3 Bed 2 Bath Home** is nestled in the trees on the edge of mountain meadow. 2.15 acres with stunning views of Canyonlands from this location in the LaSal mountains.



#1551102 / \$825,000
Rare Unique Property, 2+ acres near Pack Creek. Across from the Moab Golf Course. Dip in your pool & watch Mother Nature. Shade trees, outbuilding., double garage. Single level that leads out to patio & pool.



#1518553 / \$405,000
Great Location with poolside amenities & club house. Over night rentals ok. 3 beds 2 baths, concrete floors. Large open kitchen & living room. Separate laundry leading into 2-car garage. Front yard well maintained by HOA!



#1460358 / \$469,000
SPACIOUS 3 bed 2 bath, great room with kitchen to die for! Master bedroom with tile shower & jetted tub. One acre with views in every direction.



#1520485 / \$330,000
Picture Postcard Perfect Views from a huge, Trex wrap around deck! Deer fence & trees promote privacy on this 3.9 acre corner lot. 3 bed 2 bath manufactured home.



#1501315 / \$1,650,000
Excellent Development Opportunity! Two homes on 4.13 acres across the road from the Golf Course. 2 bed 2 bath home plus 520 sqft studio apartment.



#1501320 / \$682,000
Excellent Development Opportunity! Two homes on 1.45 acres across the road from the Golf Course. 2 bed 1 bath home + 2 car garage with a studio apartment.



#1553293 / \$149,500
Spacious Home in Blanding—4 bed 2 bath, master suite & bonus room. Carport, shed, covered patio with fire pit.



#1513258 / \$289,900
It's ready & it's gorgeous! New, 4 bed 3 bath home on 2.03 acre. Situated to take advantage of the fantastic mtn. views. New neighborhood. Near the Blanding City Limits.



#1548679 / \$269,000
3 bed 2 bath manufactured home on 0.23 AC, corner lot with views of the redrocks & close to town. Attached single carport.



#1545835 / \$250,000
Bring the family & pets to this 3 bed 2 bath manufactured home on 0.29 AC. Quiet neighborhood close to town & all services. Nice new fridge & new water heater. Motivated sellers.

Check out our Mobile Friendly Website to search all area listings @
www.MoabRealEstate.com.

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

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 Regional Health Center: 719-5500

TRANSPORTATION

Canyonlands Field Airport: 435-259-4849
United Airlines: www.united.com
Grand Junction Regional Airport:
www.gjairport.com
Amtrak/Green River: 800-872-7245
Greyhound Bus/Green River: 435-564-3421
Canyonlands Shuttle: 435-210-4757
Red Rock Express: 800-259-2869
Moab Taxi: 435-210-4297
Enterprise Car Rental: 435-259-8505
Arches Car Rental: 435-259-4959

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

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

LOCAL SHUTTLES

Coyote: 259-8656
Porcupine Shuttle: 260-0896

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

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
Vacasa: 866-937-6622

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

Souder, Miller & Associates: 243-6067
Red Desert: 260-0104

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