



Certificate of Temporary Occupancy

PERMIT NUMBER: B-21-745

BUILDING TYPE: Type IIB (Unprotected)

OCCUPANCY CLASS E - Educational
I-4 - Institutional, day care facilities

CERTIFICATE December 21, 2021
ISSUED:

EXPIRATION DATE: May 01, 2022

PROPERTY 2305 MT WERNER CIR;
ADDRESS:

LEGAL GONDOLA SQUARE CONDOS COMMON
DESCRIPTION: AREA

WORK WORK INCLUDES INTERIOR RENOVATION OF A PORTION OF THE FIRST FLOOR
DESCRIPTION: OF THE EXISTING
SHERATON HOTEL. WORK TO INCLUDE CONSTRUCTION OF NEW PARTITIONS,
CEILINGS,
CASEWORK, FINISHES, MECHANICAL, ELECTRICAL, PLUMBING & FIRE
PROTECTION AS INDICATED ON
DRAWINGS. KVC Kids vacation club

OWNER(S): **GONDOLA SQUARE CONDOS**
HOMEOWNERS ASSOC, steamboat springs, CO 80487

APPLICANT(S): Jon Gambrill

1225 17th Street #150, Denver, CO 80202

COMMENT(S): No additional comments.

This letter is to serve as a "Temporary Certificate of Occupancy" and has been issued in compliance with the adopted codes of the jurisdiction at the time of permit issuance. The expectation of the Routt County Regional Building Department is that the conditions currently unfinished shall be completed prior to the expiration date. The Routt County Regional Building Department reserves the right to revoke this Temporary Certificate of Occupancy at any time or choose not to extend it beyond the expiration date. The applicant is responsible for completing all conditions prior to the expiration date and is responsible to call for re-inspection of these items upon completion.

This certificate has been issued under the following conditions:

- *TCO approved without use of the commercial kitchen. Contractor to complete the below work prior to full CO Approval:*

1. B-21-745 complete all remaining work under this permit: Door hardware installed and working properly including ADA power openers, permanent room signage throughout, complete all kitchen work and final inspections with State and County Health

*2. Complete and pass final electrical, plumbing and mechanical inspections parented to this building permit. **Issued by:** Building Department*

- *The City of Steamboat Springs Finance department has approved a TEMPORARY CERTIFICATE on this project. A construction use tax reconciliation must be completed within 90 days to be compliant with the City of Steamboat Springs Municipal Code AND prior to signoff for the FINAL certificate of occupancy/completion with the Routt County Building Department. **Issued by:** Finance*

- *The Fire Dept. is ok with a TCO at KVC. The following 3 items must be accomplished prior to CO.*

1. New pull stations in KVC are currently sending alarm signal to panel and monitoring. New pull stations are not triggering notification devices in building and needs that fixed.

2. Add general alarm Horn/Strobe outside southwest entrance to KVC that now has remote annunciator.

3. Reprogram Horn/Strobe over Fire Dept. Connection at southwest corner of building to activate on fire sprinkler flow only.

Issued by: Fire Prevention