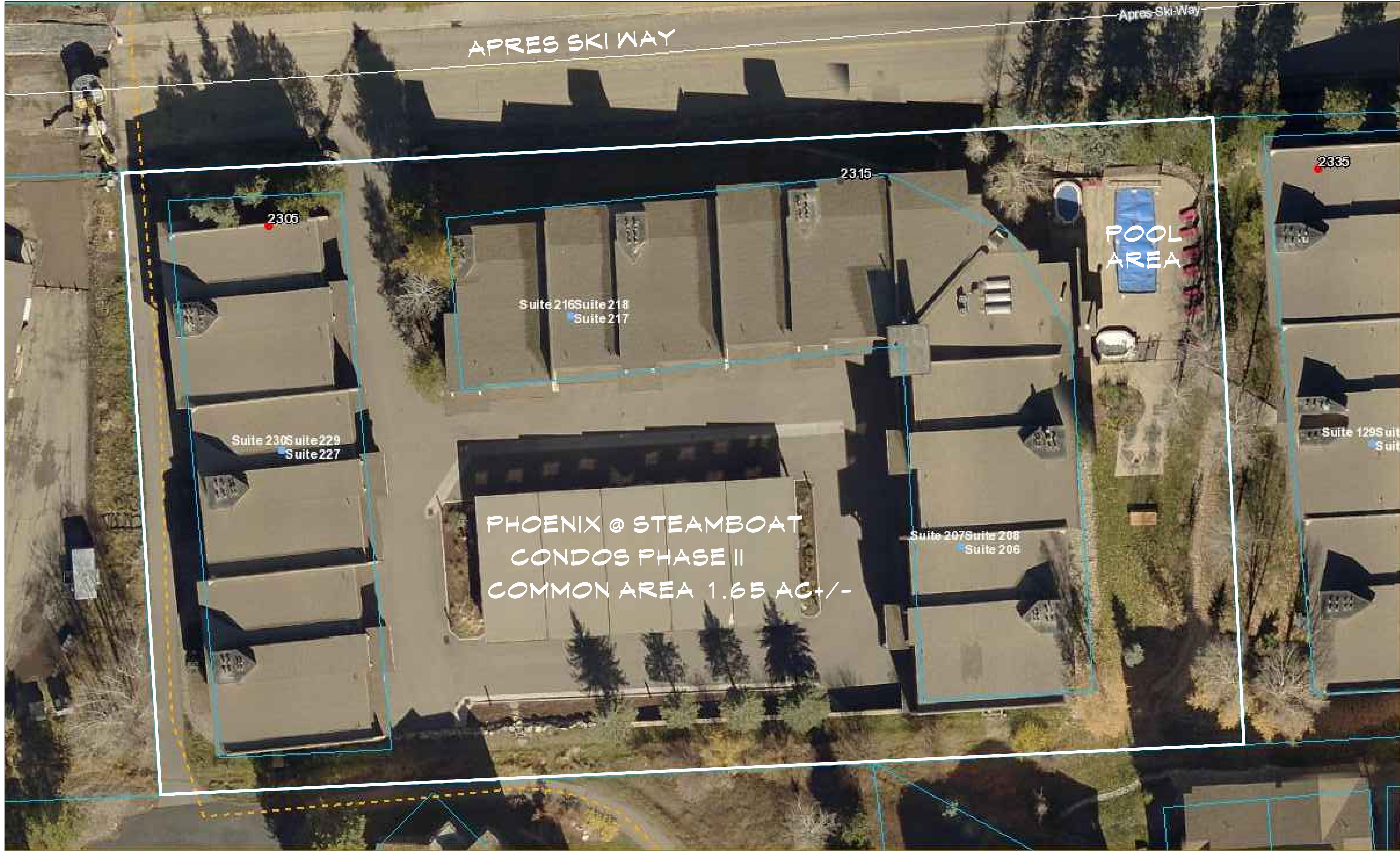
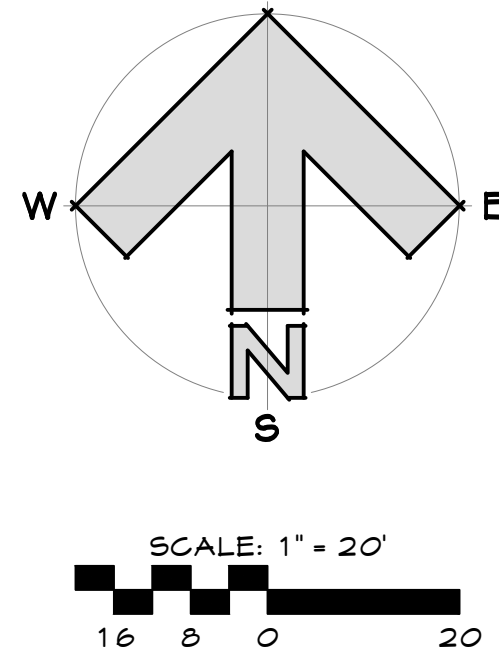


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ZONED: RR-1 (RESORT RESIDENTIAL-ONE)

SETBACKS: 20' FRONTAGE, 15' SIDES & REAR

PARCEL ID #: 146077002

STREET ADDRESS: 2315 APRES SKI WAY

LEGAL DESCRIPTION: PHOENIX @ STEAMBOAT CONDOS PHASE II COMMON AREA
STEAMBOAT SPRINGS, ROUTT COUNTY, COLORADO

SITE PLAN

1"= 20'

NOTE:

NO WATER BODIES, RIVERS, STREAMS, LAKES, RESERVOIRS, OR PONDS
ARE LOCATED WITHIN 50' OF THE PROPOSED STRUCTURE OR DRIVEWAY.

ALL DISTURBED AREAS TO BE REVEGETATED

CSMP STANDARD NOTES :

1. THIS PLAN SHALL BE KEPT ON SITE AT ALL TIMES AND UPDATED TO REFLECT ANY CHANGES.
2. SITE HAS CENTERLINE STAKING IN PLACE. E&F ASSOCIATES TO SLOPE STAKE LOT FOR CUT AND FILLS..
3. CONTRACTOR IS RESPONSIBLE FOR INSTALLING AND MAINTAINING TEMPORARY EROSION AND SEDIMENT CONTROL DURING CONSTRUCTION & ESTABLISHING ANY REQUIRED PERMANENT BEST MANAGEMENT PRACTICES (BMPs).
4. CONTRACTOR IS RESPONSIBLE FOR COMPLYING WITH ALL LOCAL, STATE, AND FEDERAL LAWS & OBTAINING ALL REQUIRED PERMITS.
5. CLEARING OR GRADING SHALL NOT BEGIN UNTIL ALL SEDIMENT CONTROL DEVICES HAVE BEEN INSTALLED.
6. THE CONTRACTOR SHALL PROMPTLY REMOVE ALL SEDIMENT, MUD & CONSTRUCTION DEBRIS THAT MAY ACCUMULATE IN THE RIGHT OF WAY, PRIVATE PROPERTY, OR WATER WAYS AS A RESULT OF THE CONSTRUCTION ACTIVITIES.

7. ALL INGRESS, EGRESS POINTS AND VEHICLE ACCESS POINTS ONTO DISTURBED SITE MUST BE STABILIZED WITH A VEHICLE TRACKING CONTROL PAD.
8. SOIL STABILIZATION MEASURES SHALL BE IN PLACE AND AREAS ARE TO BE REVEGETATED:
 - (1) FOR STOCKPILES, IF INACTIVE FOR MORE THAN 30 DAYS
 - (2) FOR AREAS OF LAND DISTURBANCE WITHIN ONE GROWING SEASON.
9. INLET PROTECTION SHALL BE INSTALLED IN CONJUNCTION WITH STORM DRAIN INLETS WHERE DRAINAGE AREA IS NOT VEGETATED.
10. BMPs SHALL BE USED, MODIFIED & MAINTAINED WHENEVER NECESSARY TO REFLECT CURRENT CONDITIONS. BMPs SHALL BE INSPECTED WEEKLY & AFTER EVERY PRECIPITATION EVENT. ACCUMULATED SEDIMENT SHALL BE REMOVED FROM BMPs WHEN THE SEDIMENT LEVEL REACHES ½ THE HEIGHT OF THE BMP.
11. EMERGENCY ACCESS MUST BE KEPT OBSTACLE FREE & PASSABLE AT ALL TIMES.

SITE PLAN FOR

the PHOENIX @ STEAMBOAT
2315 APRES SKI WAY
STEAMBOAT SPRINGS, COLORADO
MOUNTAIN POOLS & SPAS (970) 846-4886

Job # 23000
File 23000C10
Date 12APR23
Drawn SKI
Checked KPO
Re'd
Rev'd

Sheet Number

C1

SHEET _ OF _

AMPLIFY
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