

DATE	DESCRIPTION
03/31/25	PLANNING SUBMITTAL

RENDERINGS
 PROJECT TEAM
 VICINITY MAP
 PROJECT SUMMARY TABLE
 SHEET INDEX
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A Remodel for 1306 Lincoln Avenue

Steamboat Springs, Colorado

Minor Modification for A TR IN W2SW4 & SPRINGS ADD. SEC 8-6-84

also known as
1309 LINCOLN AVENUE

PROJECT TEAM

Applicant:
Ski Town Commercial
P.O. Box 772207
Steamboat Springs, CO 80477
970.871.0002
Email: jonwsanders@skitowncommercial.com
Contact: Jon Sanders

Architect:
Steamboat Architectural Associates
P.O. Box 772910
Steamboat Springs, CO 80477
970.879.0819
Email: wjr@steamboatarchitectural.com
Contact: Bill Rangitsch

Property Owner:
MTN STREIT SPRINGS III LLC
P.O. Box 772207
Steamboat Springs, CO 80477
Email: jonwsanders@skitowncommercial.com
Contact: Jon Sanders

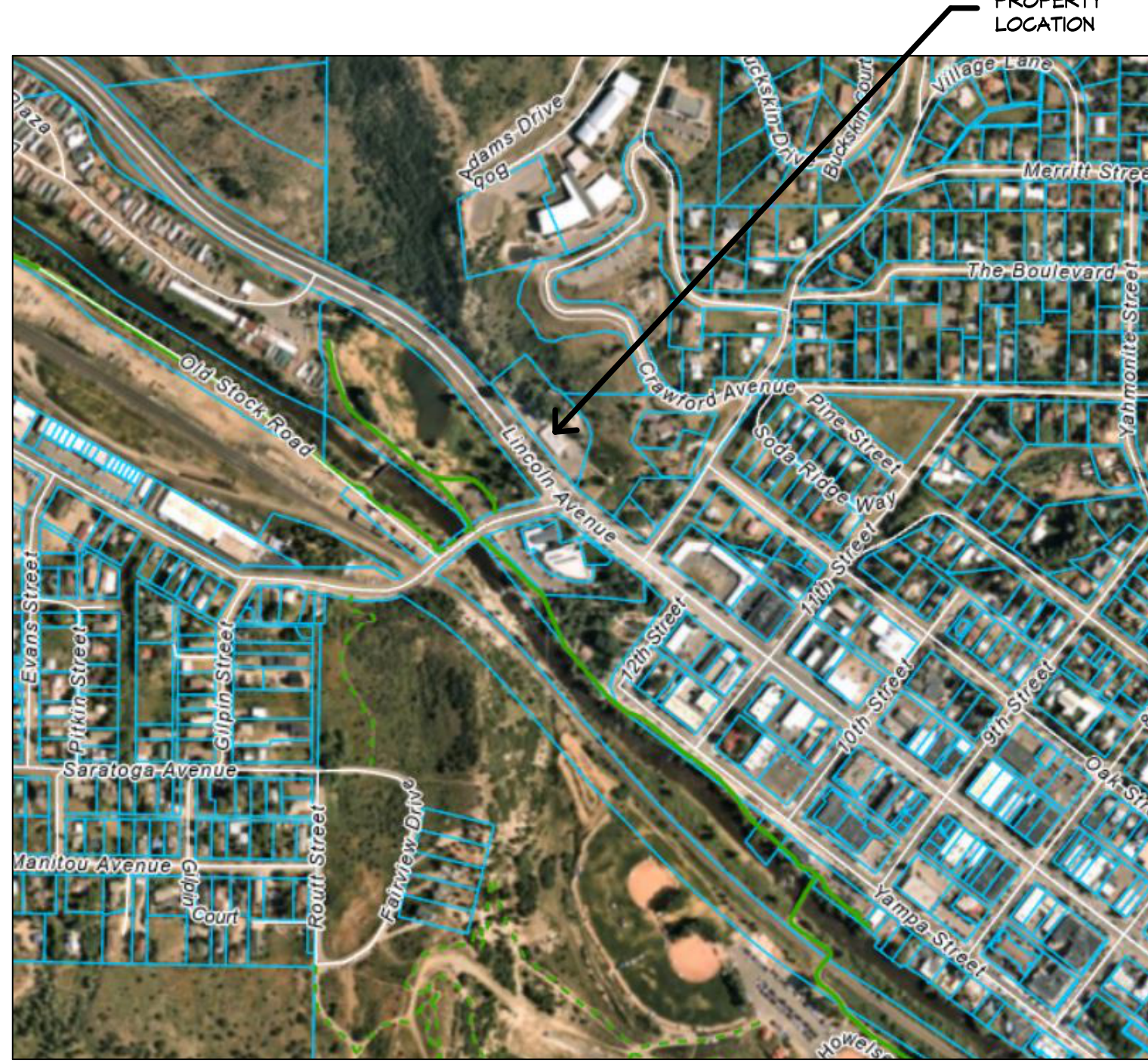
Civil Engineer:
D&D Surveying and Planning LLC
P.O. Box 770926
Steamboat Springs, CO 80477
970.879.2715
Email: tomk@ddsurveying.com
Contact: Tom Kelly



LAND USE & SITE DEVELOPMENT PROJECT SUMMARY TABLE

PROJECT SUMMARY TABLE			
GROSS FLOOR AREA	4,300 SF		
NET FLOOR AREA	4,143 SF		
ZONING (EXISTING AND PROPOSED)	CO		
FRONTAGE			
USE BREAKDOWN	DESCRIPTION	SQUARE FOOTAGE	# OF UNITS
PRINCIPAL USE	RETAIL/ BUSINESS/ MERCANTILE		N/A
ACCESSORY USES	N/A		
STANDARDS	ZONE DISTRICT REQMTS	PROPOSED	VARIANCE?
LOT WIDTH	25' MIN, 150' MAX	NO CHANGE/ EXISTING	NO
LOT DEPTH	NO MIN	NO CHANGE/ EXISTING	NO
LOT AREA	3000 MIN, 22,000 MAX	NO CHANGE/ EXISTING	NO
LOT COVERAGE	NO MAX	NO CHANGE/ EXISTING	NO
FLOOR AREA RATIO	200% MAX	NO CHANGE/ EXISTING	NO
OVERALL BUILDING HEIGHT	28' MAX	15'-6"	NO
FRONT SETBACK	0' MIN, 0' MAX	NO CHANGE/ EXISTING	NO
SIDE SETBACK	0' MAX	NO CHANGE/ EXISTING	NO
REAR SETBACK	10' MIN	NO CHANGE/ EXISTING	NO
PARKING	1 PER 900 SF (RETAIL/ SERVICE)	NO CHANGE/ EXISTING	NO
SNOW STORAGE	1 SF PER 2 SF OF PAVED AREA	NO CHANGE/ EXISTING	NO

VICINITY MAP

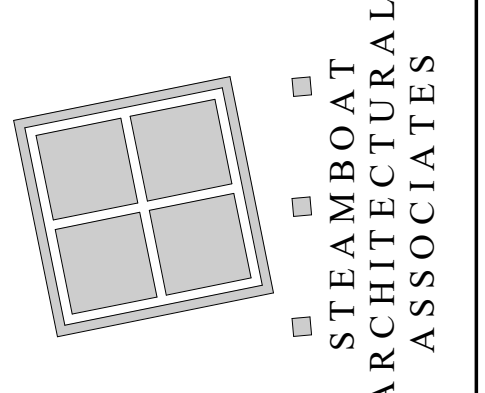


SHEET INDEX

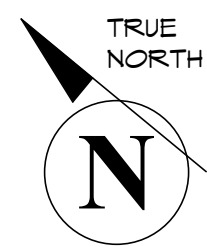
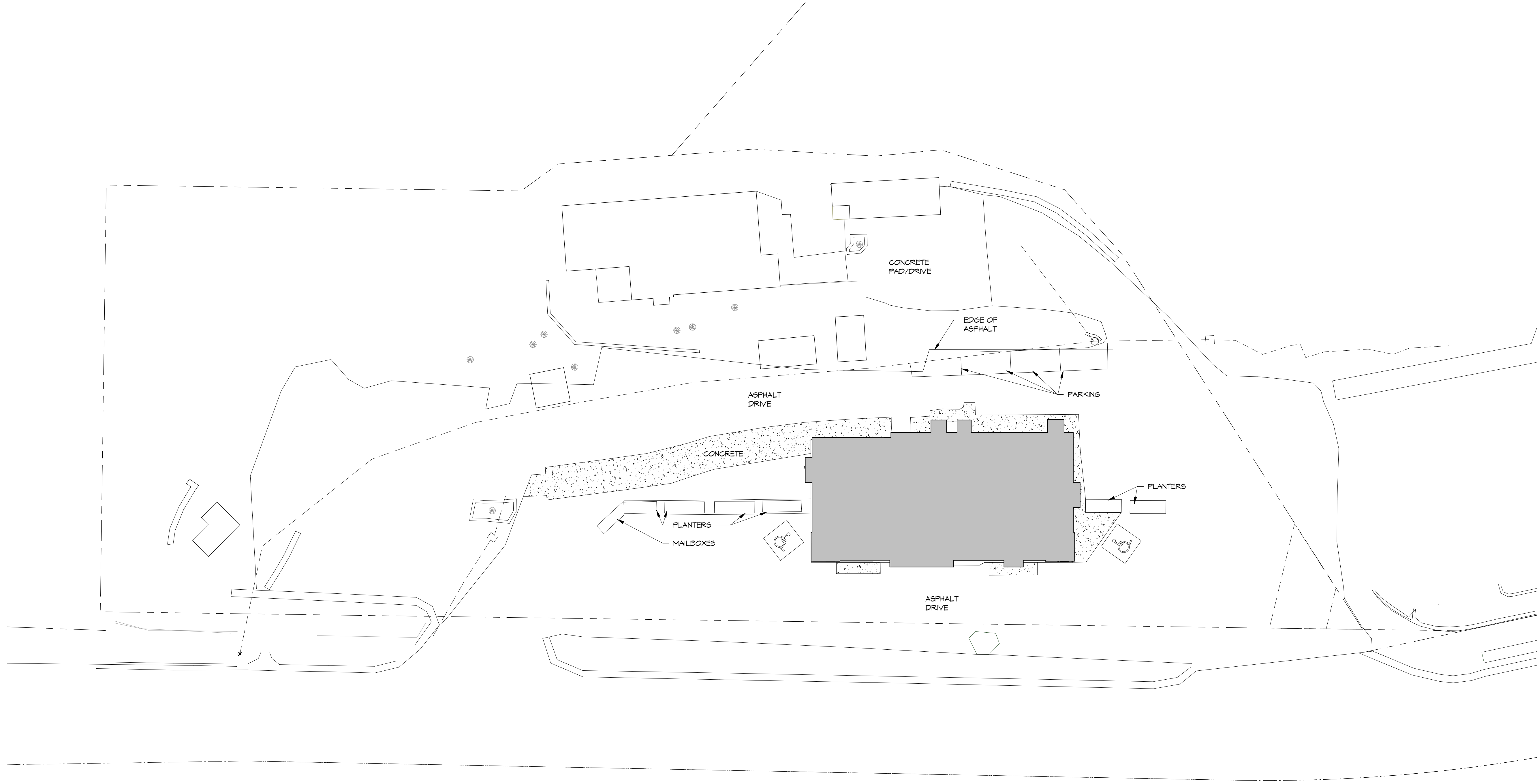
SHEET #	DESCRIPTION
DP.00	COVER SHEET
ALTA	EXISTING CONDITIONS PLAN
DP.10	ARCHITECTURAL SITE PLAN
DP.20	EXISTING AND PROPOSED FLOOR PLANS
DP.30	EXISTING EXTERIOR ELEVATIONS
DP.31	PROPOSED EXTERIOR ELEVATIONS
DP.32	EXISTING PHOTOS & EXTERIOR RENDERINGS

City of Steamboat Springs
 Planning Department
 Approved Plan Set
 10/06/2025 jbrown

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 970.879.0819
 p.o. box 772910 345 lincoln ave ste. 200
 steamboat springs, co. 80477



An Exterior Facade Remodel for
1306 Lincoln Avenue
 1306 Lincoln Avenue
 Steamboat Springs, CO 80487

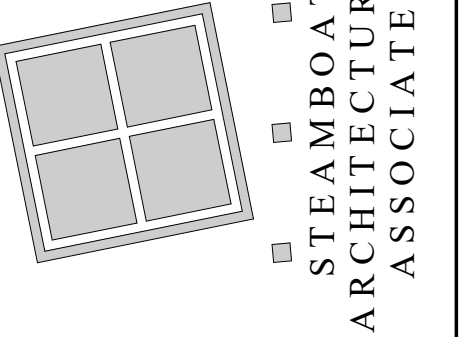


1 EXISTING SITE PLAN
1" = 20'-0"

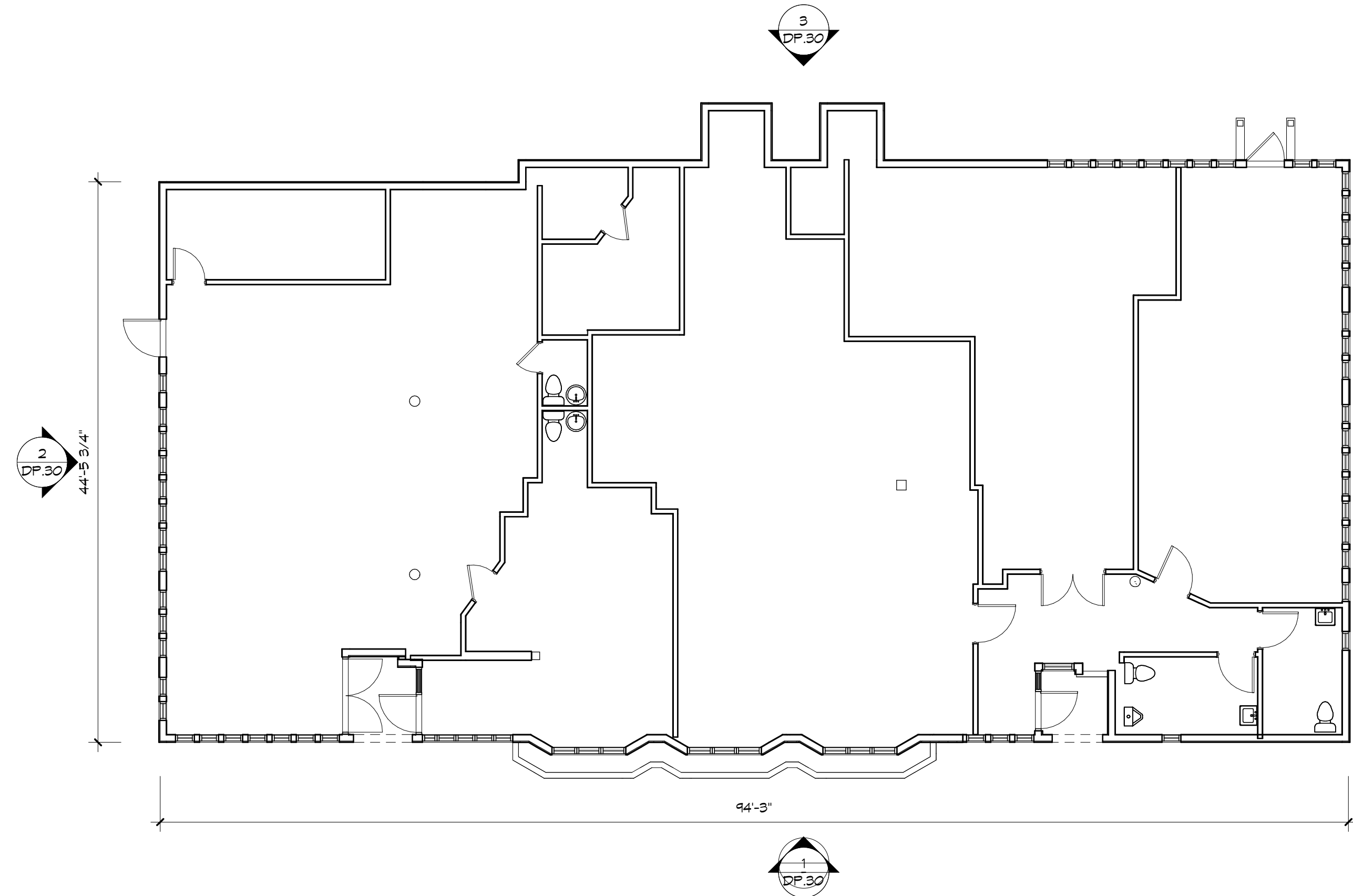
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ARCHITECTURAL SITE PLAN

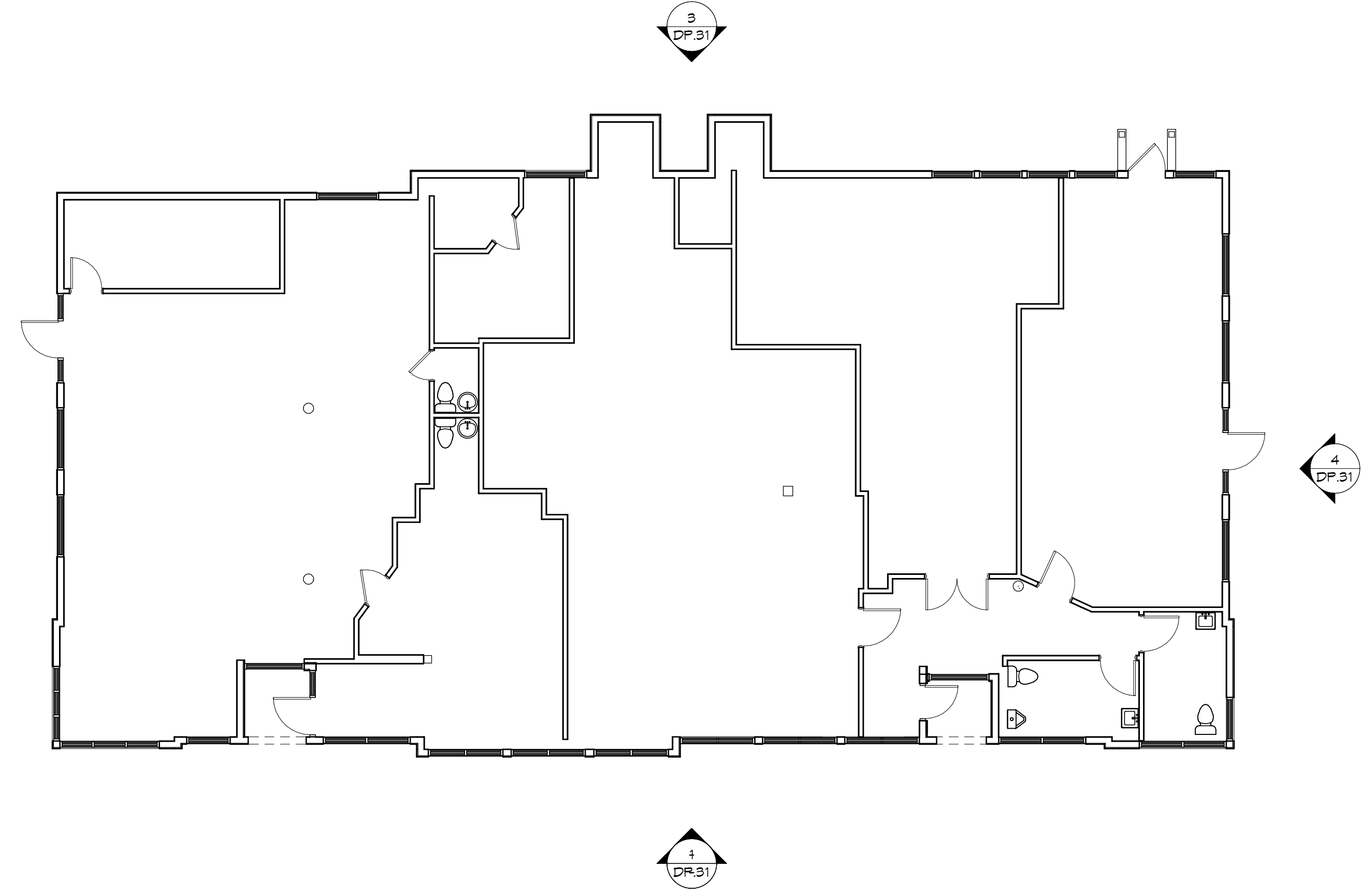
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TRUE NORTH
1 EXISTING FLOOR PLAN
 1/8" = 1'-0"



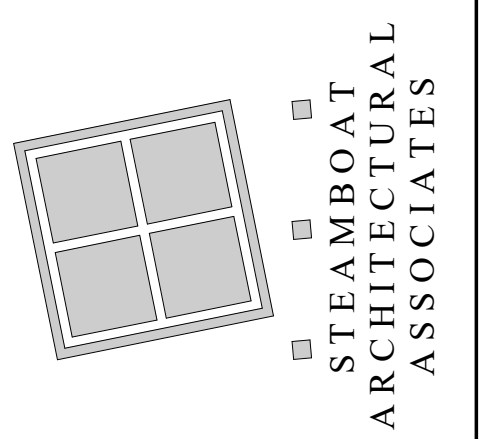
TRUE NORTH
2 NEW FLOOR PLAN
 1/8" = 1'-0"

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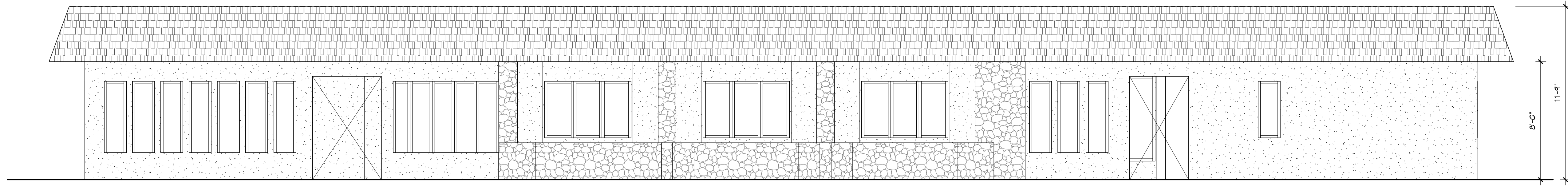
EXISTING FLOOR PLAN
 NEW FLOOR PLAN

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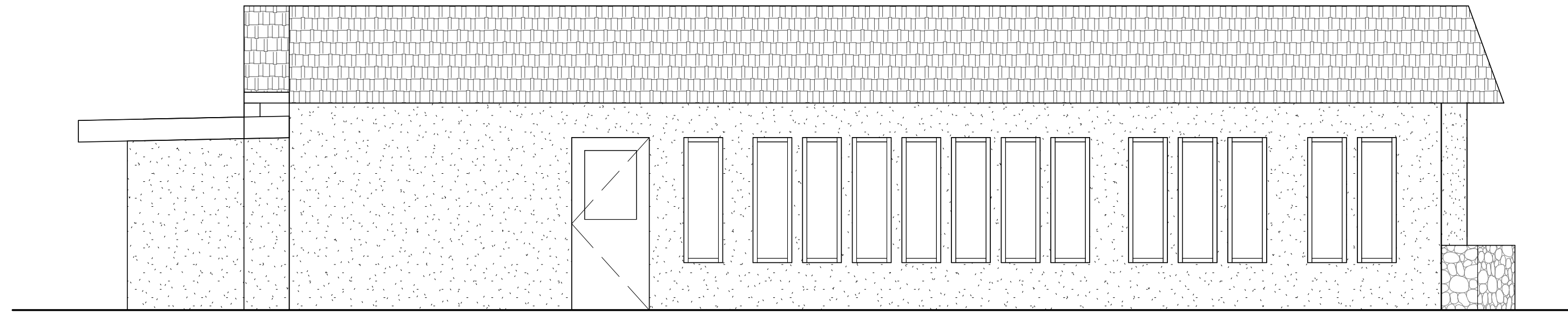
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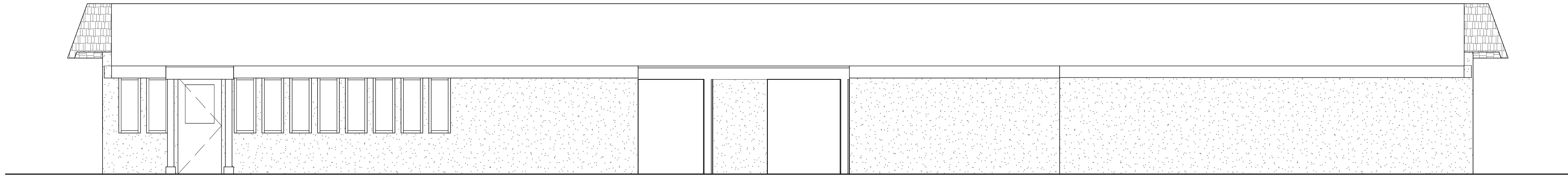
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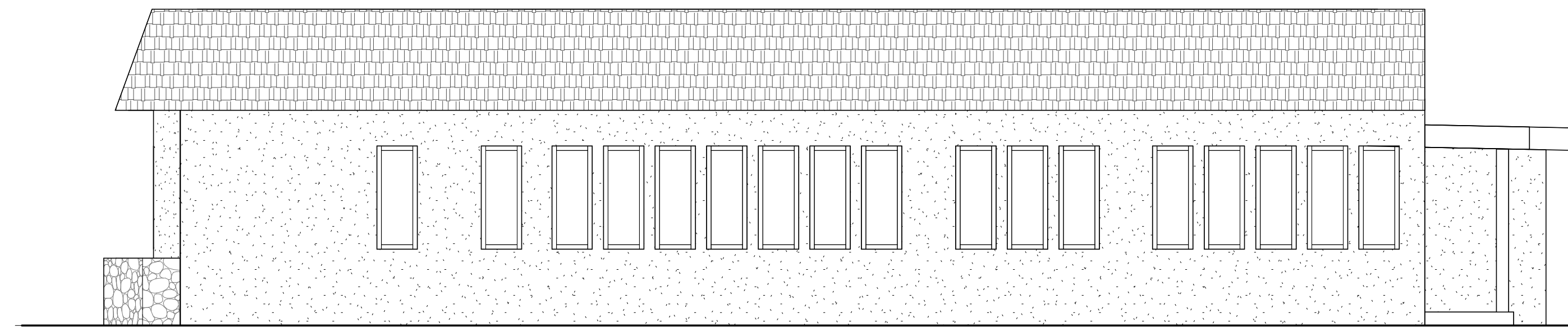
1 EXISTING WEST ELEVATION
1/4" = 1'-0"



2 EXISTING NORTH ELEVATION
1/4" = 1'-0"



3 EXISTING EAST ELEVATION
1/4" = 1'-0"



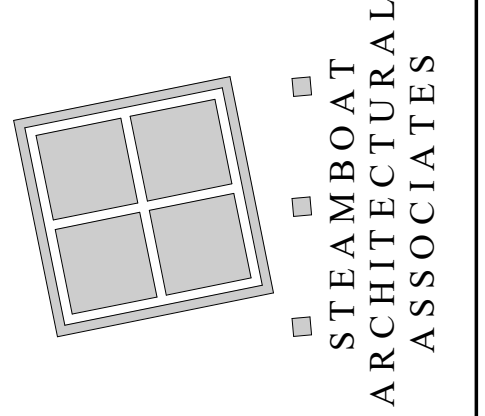
4 EXISTING SOUTH ELEVATION
1/4" = 1'-0"

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EXISTING EXTERIOR ELEVATIONS

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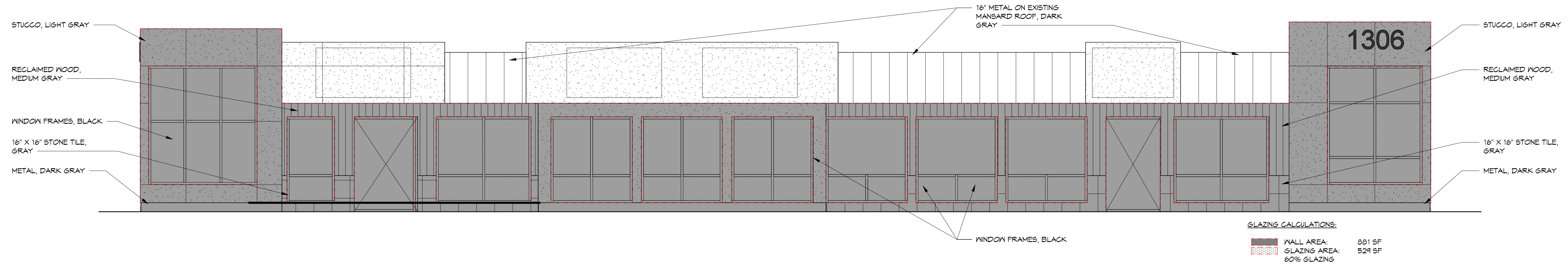
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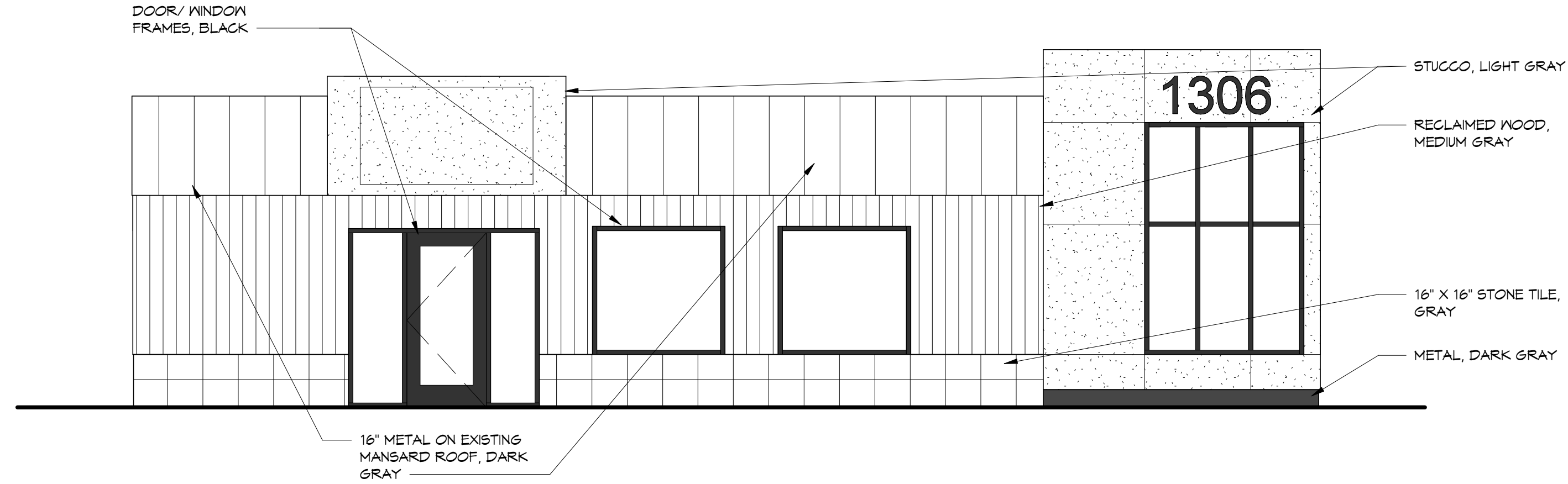
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PROPOSED EXTERIOR ELEVATIONS

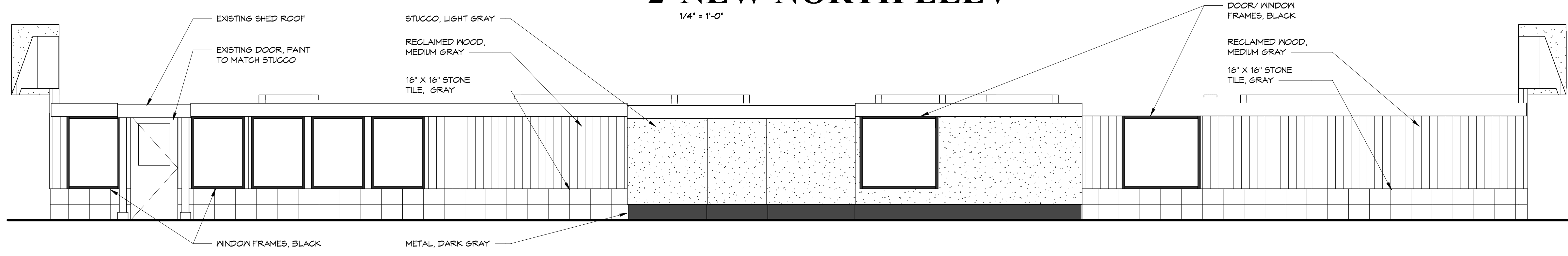
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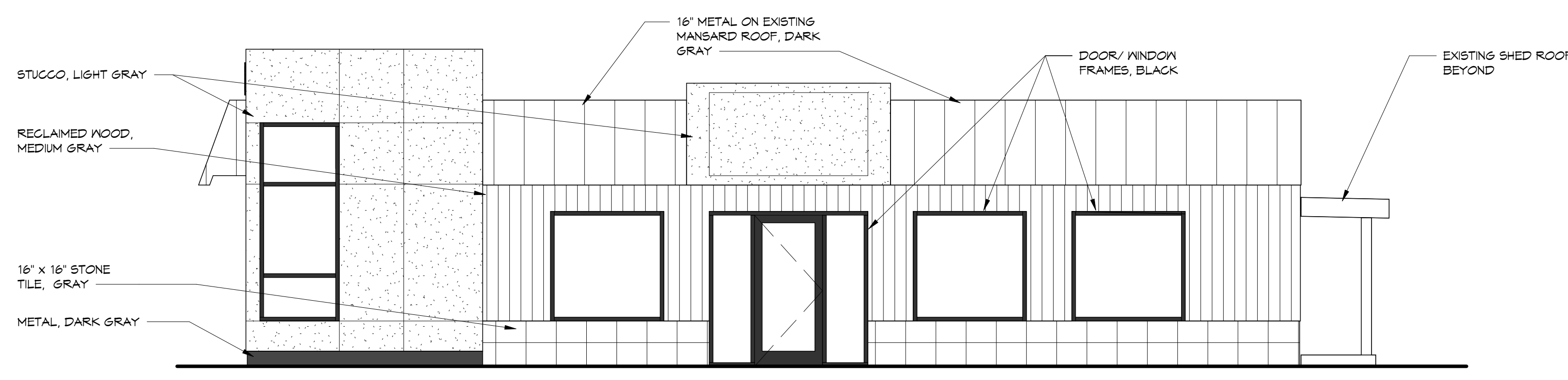
1 NEW WEST ELEV
 1/4" = 1'-0"



2 NEW NORTH ELEV
 1/4" = 1'-0"

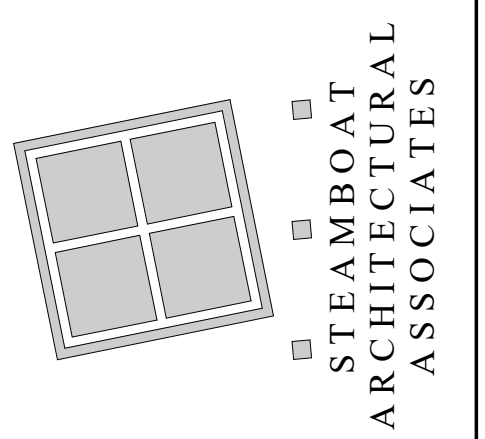


3 NEW EAST ELEV
 1/4" = 1'-0"



4 NEW SOUTH ELEV
 1/4" = 1'-0"

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EXISTING PHOTO



EXISTING PHOTO



PROPOSED RENDERING

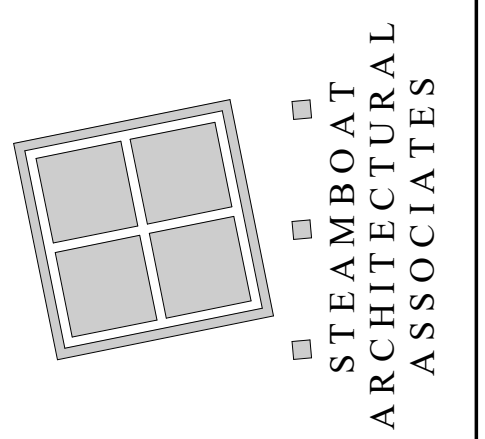


PROPOSED RENDERING

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EXISTING PHOTOS
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