



November 19, 2025

Walter Magill
1769 BROME DRIVE
STEAMBOAT SPRINGS, CO 80487

RE: Decision Notification for Development Plan to The Vantage at Village Drive (PL20250210)

Walter Magill,

On November 18, 2025, the City Council Approved application number PL20250210. The approval is subject to the following conditions:

1. The following items are considered critical improvements and must be constructed and approved or accepted prior to issuance of a Certificate of Occupancy/Completion or approval of a Condo/Townhome Final Plat, whichever occurs first:
 - Water and Sewer infrastructure
 - Access drive, driveway, and parking areas
 - Drainage improvements
 - Permanent storm water quality treatment facilities
 - Sidewalk improvements
 - Snowmelt system
2. Prior to Certificate of Occupancy/Completion, an Ownership and Maintenance Agreement for the Permanent Stormwater Quality Treatment Facility shall be recorded.
3. Record Drawings/CAD Files shall be submitted prior to Permanent Stormwater Quality Treatment Facility Inspection
4. Civil construction plans prepared/signed/sealed by a licensed Colorado Professional Engineer are required to be submitted to the RCRBD with a Building Permit/ Grading Permit application for review and approval prior to the start of any construction.
5. The project is approved with a snowmelt system and no designated areas for snow storage or plan for snow hauling. The snowmelt system shall be kept in operating condition in perpetuity. Any circumstance on the property other than a snowmelt system serving the entire development will require development plan approval.
6. Prior to issuance of a CO, a revocable license/permit shall be issued for all privately maintained encroachments into the public right-of-way or public easement: Landscaping, landscaping improvements, stairs, private walkways. If a permit is on file, it shall be updated with changes reflected in these plans.

This application was processed in accordance with the applicable provisions of Article 7 of the Community Development Code. For questions or concerns you may contact me at (970) 871-8280 or tstauffer@steamboatsprings.net.

Sincerely,

Toby Stauffer, AICP
Senior Planner