

# ZONING MAP AMENDMENT

## OF A PART OF LOT 1, WEST ACRES RANCH SUBDIVISION EXEMPTION PLAT LOCATED IN THE N $\frac{1}{2}$ SECTION 1, TOWNSHIP 6 NORTH AND S $\frac{1}{2}$ SECTION 36, TOWNSHIP 7 NORTH, RANGE 85 WEST OF THE 6TH P.M., STEAMBOAT SPRINGS, ROUTT COUNTY, COLORADO

PROJECT OWNER:

KNOW ALL MEN BY THESE PRESENTS: THAT STEAMBOAT SPRINGS AIRPARK LLC., BEING THE OWNER OF THE LAND DESCRIBED AS FOLLOWS: LOT 1, WEST ACRES RANCH SUBDIVISION ACCORDING THE FINAL PLAT AS RECORDED BY FINAL PLAT NO. 13835 AT RECEPTION NO. 671836 ON MARCH 21, 2008 LOCATED IN THE NORTH 1/2 OF SECTION 1, TOWNSHIP 6 NORTH AND SOUTH 1/2 OF SECTION 36, TOWNSHIP 7 NORTH, RANGE 85 WEST OF THE 6TH P.M., STEAMBOAT SPRINGS, ROUTT COUNTY, COLORADO

IN WITNESS WHEREOF, THE SAID STEAMBOAT SPRINGS AIRPARK, LLC., HAS CAUSED ITS NAME TO BE HEREUNTO SUBSCRIBED THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022

BY \_\_\_\_\_  
BOB ZIBELL

STATE OF COLORADO}  
COUNTY OF ROUTT}

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, 2022, BY BOB ZIBELL AS MANAGER OF STEAMBOAT SPRINGS AIRPARK, LLC.

MY COMMISSION EXPIRES: \_\_\_\_\_

WITNESS MY HAND AND OFFICIAL SEAL.

\_\_\_\_\_  
SIGNATURE  
(SEAL)

DEPARTMENT OF PLANNING AND COMMUNITY DEVELOPMENT APPROVAL

THE DIRECTOR OF PLANNING SERVICES OF THE CITY OF STEAMBOAT SPRINGS, COLORADO, DOES HEREBY AUTHORIZE AND APPROVE THIS ZONING AMENDMENT OF THE ABOVE SUBDIVISION THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A.D. 2022.

\_\_\_\_\_  
REBECCA BESSEY, AICP, DIRECTOR OF PLANNING AND COMMUNITY DEVELOPMENT

CITY OF STEAMBOAT SPRINGS CONDITIONS OF APPROVAL

THE FOLLOWING CONDITIONS OF APPROVAL ARE REQUIRED BY THE \_\_\_\_\_ FOR ZONING AMENDMENT OF WEST ACRES RANCH SUBDIVISION EXEMPTION

- 1.
- 2.



VICINITY MAP



SHEET INDEX

- CIVIL
- C1 COVER PAGE
  - C2 EXISTING CONDITIONS PLAN
  - C3 PROPERTY MAP
  - C4 SITE PLAN

UTILITY CONTACT LIST

WATER AND SANITARY SEWER

CITY OF STEAMBOAT SPRINGS UTILITY DEPARTMENT  
10TH STREET  
STEAMBOAT SPRINGS  
CONTACT: AMBER GREGORY 970-879-2060

ELECTRICAL

YAMPA VALLEY ELECTRIC COMPANY  
2211 ELK RIVER ROAD  
STEAMBOAT SPRINGS, CO  
CONTACT: SCOTT FLOWERS 970-871-2282

GAS

ATMOS ENERGY  
30405 DOWNHILL DRIVE  
STEAMBOAT SPRINGS, CO  
CONTACT: DON CRANE 970-879-3223

TELEPHONE

CENTURY LINK  
138 7TH STREET  
STEAMBOAT SPRINGS, CO  
CONTACT: KELLY MCCLERNON 970-328-8288

CABLE TELEVISION

COMCAST  
625 SOUTH LINCOLN, SUITE #205  
STEAMBOAT SPRINGS, CO 80487  
CONTACT: TONY HILDRETH 970-870-2683

UTILITY NOTIFICATION CENTER OF COLORADO

CALL TWO BUSINESS DAYS BEFORE YOU DIG, GRADE OR EXCAVATE FOR THE MARKING OF UNDERGROUND UTILITIES  
1-800-922-1987

PROJECT CONTACT LIST

PROJECT OWNER

STEAMBOAT SPRINGS AIRPARK, LLC (785) 845-3709  
ATTN: BOB ZIBELL  
27582 Silver Spur St  
Steamboat Springs, CO 80487


CIVIL ENGINEER AND SURVEYOR

FOUR POINTS SURVEYING AND ENGINEERING  
440 S. Lincoln Ave, Suite 4B  
P.O. Box 775966,  
Steamboat Springs, CO 80477

ATTN: WALTER MAGILL (970) 871-6772  
MATTHEW MCLEOD (248) 444-3268

UTILITY NOTIFICATION CENTER OF COLORADO

CALL 2 BUSINESS DAYS BEFORE YOU DIG, GRADE OR EXCAVATE FOR THE MARKING OF UNDERGROUND MEMBER UTILITIES (800) 922-1987  
ATTN: N/A

ZONING AMENDMENT PREPARED FOR THE CITY OF STEAMBOAT SPRINGS BY FOUR POINTS SURVEYING & ENGINEERING	No.	DATE	REVISIONS	INT
DATE: 3-20-2023				
JOB #: 1992-001				
DRAWN BY: WNM				
DESIGN BY: WNM				
REVIEW BY: MDM				
				
<b>Four Points Surveying &amp; Engineering</b> 440 S. Lincoln Ave, Suite 4B P.O. Box 775966 Steamboat Springs, CO 80487 (970)-871-6772 matthew@fourpointss.com				
IF THIS DRAWING IS PRESENTED IN A FORMAT OTHER THAN 24"X36", THE GRAPHIC SCALE SHOULD BE UTILIZED.				<b>SHEET #</b>  <b>C1</b>