



October 20, 2021

Matthew McLeod
PO Box 775966
Steamboat Springs, CO 80477

**Re: Copper Ridge Business Park F4 L3 (1716 Copper Ridge Spur, 2660 Copper Ridge Cir)
236600003 at 236600003**

Dear Matthew McLeod,

This letter shall serve as the Development Review Team letter (DRT) for Submittal #3 of the above referenced project.

Your proposal has generated comments that need resolution prior to scheduling for hearing(s) or a decision being made.

Please address each comments and provide all requested items in one submittal to the Planning Department. Per CDC Section 702.I, you are required to provide a complete response that adequately addresses each comment or formally request an extension within 30 days of the date of this letter or the application may be withdrawn.

The resubmittal should include:

- The most recent revision date
- A response to each individual comment
- PDFs of all materials

Please submit materials digitally through the Portal on our website. Complete submittals shall be distributed within two business days of receipt.

Please feel free to contact me at (970) 871-8280 or by email at tstauffer@steamboatsprings.net with any questions or concerns.

Engineering Review (Reviewed By: Emrick Soltis, P.E.)

1. Added cut off swale is shown as discharging via point source. Historical flow patterns discharge the water via sheet flow. A level spreader or similar needs to be added.
2. Level spreader called out on plans will not adequately distribute the flow of water to allow a sheet flow condition onto adjacent lot.

Sincerely,



Toby Stauffer, AICP
Senior Planner