

## Toby Stauffer

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**From:** Joan Esterson [REDACTED]  
**Sent:** Monday, April 4, 2022 5:55 PM  
**To:** Toby Stauffer  
**Cc:** Joan Esterson  
**Subject:** Steamboat Springs City meeting about 1805 Walton Creek Rd/2955 Village Dr.

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Attention: Toby Stauffer

Dear Toby - thank you for meeting with us last summer to discuss and understand the serious challenges confronting us, if residences are built behind us.

We live at 1917 Walton Creek Rd. in the Pine Ridge Townhomes and would strongly prefer that the lot behind be only zoned commercial:

1. The way the developer designed the townhomes to be residential would cause excessive late night noise to all of our bedrooms that face that lot, when tenants would be coming home late or partying at their residence, hence not allowing us to go to bed at a timely hour.
2. We are also concerned that the homes might become air bnbs.
3. Some suggestions for commercial use could be a nail or hair salon, a liquor store, or restaurant.

Thank you and please let me know the results of the upcoming meeting. My contact information is [REDACTED]

Sincerely,

Joan Esterson