



November 12, 2021

Steamboat Architectural Associates
345 Lincoln Ave
Steamboat Springs, CO 80487

RE: Decision Notification for Preliminary Plat to 1805 Walton Creek Rd 936273003 (PP-21-01)

Dear Steamboat Architectural Associates,
On November 11, 2021, the Planning Commission Approved w/Conditions application number PP-21-01.

The approval is subject to the following conditions:

- The sidewalk along Walton Creek Road shall be constructed and approved or an Improvements Agreement recorded prior to recording the Final Plat.
- Show relocated utility lines and revised easement for existing /relocated utility lines on final plat.
- The existing snow/utility easement shall be vacated and replaced with the ROW easement dedication, update language and plans prior to final plat approval.

This decision is effective upon expiration of ten days after the date of the Planning Commission resolution approving the application. Please be advised that this decision could be subject to appeal per Section 729 or Call Up per Section 702, as applicable. See applicable application type in Article 7 for Term and Effect of Approval.

If you have any questions or concerns, please do not hesitate to contact me at (970) 871-8280 or via email at tstauffer@steamboatsprings.net.

Sincerely,

A handwritten signature in blue ink, appearing to read "Toby Stauffer".

Toby Stauffer, AICP
Senior Planner