

			Abbreviations			
Avg – average Min – minimum Res – residential ft – feet CSCs – Central Sewer Collection System that includes secondary treatment and disinfection facilities as approved by the Colorado Department of Public Health and Environment and the local health authority. SFR – Single Family Residence						
Standards	AC - Agriculture Conservation	AF - Agriculture and Forestry	MRE - Mountain Residential Estates	MHR - Mobile Home Residential	GR - General Residential	LDR - Low Density Residential
Residential Lot Area - Min	160 acres	35 acres except for lots created through the LPS or MDSE process.	Without CSCS Five (5) acres With CSCS one (1) acre	5,000 sf per mobile home or SFR; requires CSCS	One-half (.5) acre/ Dwelling Unit; requires CSCS or Qualifying Sealed Vault System	10,000 sf/Dwelling Unit; requires CSCS or Qualifying Sealed Vault System
Lot Frontage – Min**	No min.	200 ft, must include 200 ft of frontage except for lots created through the LPS or MDSE process.	100 ft	50 ft	100 ft	75 ft
Structure Height	40 ft	40 ft	40 ft	25ft	40 ft	40 ft
Structure Setbacks***						
Front - Min	50 ft from property line	50 ft or 80ft from the centerline of a public road whichever is more restrictive	50 ft from property line	15 feet from edge of right of way****	15 ft from property line	15 ft from property line
Side – Min	50 ft from property line	50 ft from property line	50 ft from property line	20 feet between mobile homes or SFR****	15 ft from property line	10 ft from property line
Rear - Min	50 ft from property line	50 ft from property line	50 ft from property line	20 feet between mobile homes or SFR****	15 ft from property line	15 ft from property line
Other	Secondary Dwelling Units allowed per Section 5.3	Secondary Dwelling Units allowed per Section 5.3	Secondary Dwelling Units allowed per Section 5.3	The addition of new SFR, mobile homes or mobile home spaces is subject to the requirements in Appendix A of these Regulations	For Duplexes: Building setbacks do not apply to common walls CSCS required Central water system required	For Duplexes: Building setbacks do not apply to common walls CSCS required Central water system required

NOTICE: ACCORDING TO COLORADO LAW YOU MUST COMMENCE ANY LEGAL ACTION BASED UPON ANY DEFECT IN THIS SURVEY WITHIN THREE YEARS AFTER YOU FIRST DISCOVER SUCH DEFECT. IN NO EVENT, MAY ANY ACTION BASED UPON ANY DEFECT IN THIS SURVEY BE COMMENCED MORE THAN 10 YEARS FROM THE DATE OF CERTIFICATION SHOWN HEREON.

440 S. Lincoln Ave, Suite 4A P.O. Box 775966 Steamboat Springs, CO 80487 (970)-871-6772 www.fourpointsse.com

LOT 9, SUBDIVISION ALPINE ACRE

Horizontal Scale

Contour Interval = 2 ft DATE: 6-23-2021 JOB #: 2009-001

DRAWN BY: CFB **DESIGN BY: REVIEW BY:**

IF THIS DRAWING IS PRESENTED IN A FORMAT OTHER THAN 24" X 36", THE GRAPHIC SCALE SHOULD BE UTILIZED.

SHEET#