

December 01, 2022

SOUTHSHORE PLOW SERVICE LLC D/B/A SNOW COUNTRY NUR  
PO BOX 881927  
STEAMBOAT SPRINGS, CO 80488

BACK ATCHA LLC  
PO BOX 881927  
STEAMBOAT SPRINGS, CO 80488

RE: Final Decision Notification for Planned Unit Development to Snow Country Landscaping,  
(PL20220029)

Dear Applicant,

- The Applicant shall obtain a Floodplain Development Permit.
- Please note, any buildings that will be deconstructed, moved to a new location, or any proposed change of occupancy use to employee live work units, or new construction of employee live work units, a building permit application must be submitted for review and processing. Planner to set appropriate condition of approval for the Building Department.
- The Zone Change Resolution shall be recorded concurrently with the Final PUD Plan and Final Plat if applicable.
- Permittee shall provide evidence of liability insurance in compliance with the County's Insurance and Surety Requirements policy then in effect. The certificate of insurance shall include all permit numbers associated with the activity and Routt County shall be named as an additional insured. Permittee shall notify the Routt County Planning Department of any claims made against the policy.
- Prior to recording the Final PUD Plan, evidence of approval of Out of District sewer service by Steamboat Springs City Council and Mt. Werner Water and Sanitation District shall be submitted.
- Prior to recording the Final PUD Plan, an issued Watershed Protection Permit from the City shall be submitted.
- A 20' trail easement along the eastern bank of the Yampa River dedicated to the City of Steamboat Springs shall be shown on the Final Plat and Final PUD. The easement document shall be recorded prior to, or concurrently with, the Final Plat and Final PUD.
- All property taxes must be paid prior to the recording of the Final PUD or Final Plat.

If you have any questions or concerns regarding fulfillment of the conditions, please do not hesitate to contact me at (970) 879-2704 or via email at [agoldich@co.routt.co.us](mailto:agoldich@co.routt.co.us).



136 6<sup>th</sup> St., Suite 200  
Steamboat Springs, CO 80487  
970-879-2704

[www.co.routt.co.us/Planning](http://www.co.routt.co.us/Planning)

Sincerely,

A handwritten signature in black ink that reads 'Alan Goldich'. The signature is written in a cursive, flowing style.

Alan Goldich, Senior Planner  
Routt County Planning Department