

NOTICE OF PUBLIC HEARING

February 10, 2023

RE: Sunn Ranch Yurt; Planning Project # PL20220094

Dear Property Owner:

Dudley Shane Sunn has filed an application with the Routt County Planning Department for a Conditional Use Permit – Recreation. Sunn Ranch, LLC is seeking a conditional use permit in order to conduct a small hunting outfitter business from a yurt constructed on their property, specifically related to property located at 12300 COUNTY ROAD 56, ROUTT, CO 81639, and more generally on both sides of County Road 56, equidistant between County Roads 74 and 80. A map, showing the location of the property, has been attached to this notice.

You are receiving this notice because our records indicate that you own property adjacent to the subject property. If you have any comments or suggestions, please submit them to Michael Fitz. Please be advised that any response to this letter will become a matter of public record and may be forwarded to the applicant for their consideration. Your response is considered your consent to the distribution of your response.

The following are the relevant dates and times for this application. Hearings will take place in the Historic Courthouse in the Board of County Commissioners' Hearing Room at 522 Lincoln Ave., Steamboat Springs, CO or remotely.

Scheduled Review:
Planning Commission

Date:
March 02, 2023

Please refer to the agenda published the week before the hearing for the order items will be heard and location of the hearing. A link to the application materials is on the 'Pending Applications' section of the Routt County Planning Department website. Should you desire further information, please contact Michael Fitz at (970) 870-5326 or mfitz@co.routt.co.us.

Sincerely,



Michael Fitz, Planner I
Routt County Planning Department

Map of Subject Property

