

April 13, 2023

Zach Schaffner
136 6th Street Suite 103
Steamboat Springs, CO 80487

Re: Oak Creek shop lot consolidation at 24500 COUNTY ROAD 27, ROUTT, CO 80467

Dear Applicant,

Following are the comments regarding the Routt County's plan review for the above referenced project. We have noted several concerns and/or issues regarding the application. These items must be addressed through revised drawings and/or addendum in order for us to complete the project review for the above referenced project.

Planning Review (Reviewed By: Alan Goldich)

1. Please provide a slope analysis of the site with three categories: >30%, 29%-15%, 14%-0.
2. What will the final slope on the cut above the proposed storage area be?
3. The existing slopes where the proposed development is proposed appears to be greater than 30%. Have any geo-tech studies been done on the hillside to ensure slope stability can be achieved?
4. What measures are taken onsite to prevent dust from impacting air quality?
5. All of the shed examples submitted are white. Is there a way to get a color other than white to help the shed blend in with the landscape?

Once you have uploaded answers to these questions in portal, please let me know that you have done so. If I can provide any further information to you, please feel free to contact me at (970) 879-2704 or by email at agoldich@co.routt.co.us.

Sincerely,



Alan Goldich, Senior Planner
Routt County Planning Department