

May 25, 2023

Dear Property Owner,

Please take notice that an application for a Conditional Use Permit - General has been received by the Routt County Planning Department. As your property is adjacent to the land subject to the application, we are notifying you in the event that you may wish to provide comments.

There is a map of the project location on the back of this notice. The following information is provided regarding this application:

Project Name:	Hunting Camp - One80 Outfitters and Wolf Mountain Ranch
Project Number:	PL20230043
Parcel Number:	931071002
Proposal:	Hunting Camp: One80 Outdoors, INC (dba: One80 Outfitters) big game hunting in NW Colorado. Colorado Outfitter #: 0003199. Co-Applicant and property owner Wolf Mountain Ranch (WMR).
Applicant(s):	One80 Outdoors, Inc
Owner(s):	PIRTLAW PARTNERS, LTD.
Legal:	LAND IN 7-86: PT OF TRS 58, 59 & 61 SECS 4 & 5; LOT 8, PT OF LOTS 5-7 SEC 5; PT OF TRS 62-65 SEC 5; ALL OF SECS 6-8; LOTS 1-4 SEC 16; ALL OF SECS 17&18; PT OF TRS 98 & 99, LOTS 5-7, 13&14, SE4SW4 SEC 19; PT OF TR 98, E2 SEC 20; ALL OF SEC 21; LOTS 1-6, S2
Address:	45370 COUNTY ROAD 52, ROUTT, CO 80487
Location:	Approximately 7.9 miles NE of the intersection of CR-52 and US-HWY 40; 6.7 miles NW of the town of Milner

This application has not yet been scheduled for a decision or hearing. Once review of the application has been completed and decision or hearing date(s) scheduled, you will receive a notification of those dates. A link to the application materials is on the 'Pending Applications' section of the Routt County Planning Department website.

Should you have any questions regarding this application, please contact Blake Kelly at (970) 879-2704 or bkelly@co.routt.co.us.

MAP:

