

**STATE OF COLORADO )**  
**)ss.**  
**COUNTY OF ROUTT )**

**RESOLUTION #2022-P-**

**MINOR AMENDED PLANNED UNIT DEVELOPMENT (PUD) PLAN  
SKY VALLEY PUD LOT 4  
PLANNING ACTIVITY NO. PL20210025**

**Recitals**

- A. David and Erica Fisher (“Petitioners”) are the owners of Lot 4, Sky Valley Subdivision (the “Land”).
- B. The Land is subject to the Sky Valley PUD, a Planned Unit Development Plan recorded in the official records of the Routt County Clerk and Recorder at Reception No. 539586 (the “Sky Valley PUD Plan”); and the Final Development Plat recorded in the official records of the Routt County Clerk and Recorder at Reception No. 546138.
- C. The Routt County Planning Director (the “Planning Director”) has duly received a petition from the Petitioner for an amendment to the PUD Plan (the “Amended PUD”) requesting the building envelope depicted on Lot 4 be removed and for an amendment to the Building Parameters Chart for the maximum area of Lot 4 to read 12,000 square feet.
- D. All necessary data has been submitted and all required fees have been paid by the petitioner.
- E. Notice of said petition has been advertised in the Steamboat Pilot, a local newspaper of general circulation.
- F. This resolution is recorded in lieu of a revised Final PUD Plan.
- G. The plat depicting the approved building envelope is recorded in the official records of the Routt County Clerk and Recorder at Reception No. \_\_\_\_\_
- H. The Planning Director approved the petition on December 21, 2021, with the findings of fact:
  - 1. The proposal with the following conditions meets the applicable guidelines of the Routt County Master Plan and is in compliance with Sections 5, 6 and 7 of the Routt County Zoning Regulations.
  - 2. The proposed amendment affects one lot within the PUD.
  - 3. The proposed amendment does not require or involve modification of existing public utilities or streets within or adjacent to the PUD.
  - 4. The proposed amendment does not create additional lots or interests in the land.

**General Conditions:**

- 1. All exterior lighting shall be downward cast and opaquely shielded.
- 2. The approval shall not be issued until all fees have been paid in full.
- 3. This Minor Amendment is specific to the site plan presented in the application. All other conditions of the Sky Valley PUD Plan continue to apply.
- 4. The Minor Amendment will be completed with the recording of a resolution accompanied by an exhibit depicting the approved site plan. The amended PUD shall not indicate the

location of the new building envelope. The resolution shall refer back to the amended plat that depicts the location of the amended building envelope.

- 5. The amended maximum area allowable on Lot 4 is 12,000 square feet.

**NOW, THEREFORE, BE IT RESOLVED** by the Board of County Commissioners of Routt County, Colorado, that:

The Amended PUD is hereby approved as depicted in Exhibit A, attached, The PUD Plan is amended to remove the building envelope on Lot 4 and amend the maximum area allowable on Lot 4 to 12,000 square feet.

- 1. All exterior lighting shall be downward cast and opaquely shielded.
- 2. The approval shall not be issued until all fees have been paid in full.
- 3. This Minor Amendment is specific to the site plan presented in the application. All other conditions of the Sky Valley Final PUD Plan continue to apply.
- 4. The Minor Amendment will be completed with the recording of a resolution accompanied by an exhibit depicting the approved site plan. The amended PUD shall not indicate the location of the new building envelope. The resolution shall refer back to the amended plat that depicts the location of the amended building envelope.

This approval is based upon the findings made by the Routt County Planning Director that the conditions set forth in the Routt County Master Plan and the Routt County Zoning Regulations for approval have been shown to conclusively exist.

**ADOPTED AND EFFECTIVE THIS \_\_\_\_ DAY OF \_\_\_\_\_, 2022, BY THE BOARD OF COUNTY COMMISSIONERS OF ROUTT COUNTY, STATE OF COLORADO.**

ATTEST:

BY THE BOARD OF COUNTY COMMISSIONERS

\_\_\_\_\_  
Jenny L. Thomas, County Clerk

\_\_\_\_\_  
M. Elizabeth Melton, Chair

RESOLUTION VOTE:

Timothy V. Corrigan:	Yes	No	Abstain	Absent
Tim Redmond:	Yes	No	Abstain	Absent
M. Elizabeth Melton:	Yes	No	Abstain	Absent