

Permits and Processes necessary to camp on private property

Permits and processes for each type of camping are identified within, however, please contact the planning department directly to ensure that your request is appropriate for your zoning district, and for specifics related to your request. At minimum, all types of camping as described above will need to comply with Section 10 – Development Standards, of the Clear Creek County Zoning Regulations. The Colorado Department of Public Health and Environment also has standards for campgrounds and recreation areas that you should be aware of.



Camping on Private Land in Un-Incorporated Clear Creek County



Clear Creek County is a wonderful place to camp! There are lots of developed campgrounds, and undeveloped areas on United States Forest Service land to camp. Plus there is limited camping allowed on county open space property. Camping is also allowed on private property depending on the duration of your camping, and the zoning district of the property that you wish to camp. The information provided in this brochure is provided to help you understand the different types of camping, and what permits and approvals are required to camp on private land within un-incorporated Clear Creek County.

Resources:

[Clear Creek County Zoning Regulations](#)

Applicable sections:

Section 5 – Commercial Districts

Section 8 – Recreational Vehicle/Commercial Camping Park District

Section 10- Development Standards

Section 12- Special Use Permits

Section 20 – Development Review

Clear Creek County website link:

<http://www.co.clear-creek.co.us/>

[Department of Public Health and Environment Standards and Regulations for Campgrounds and Recreation Areas:](#)

Website link:

<http://www.colorado.gov/cs/Satellite/CDPHEMain/CBON/1251583470000>

Please contact the Clear Creek Planning Department directly with any questions regarding the information within

Clear Creek County Planning Department, 1111 Rose Street, PO BOX 2000 Georgetown, CO 80444

Phone: 303-679-2430





Private Camping

Non-commercial tent and/or *RV camping allowing the owner or guests to camp up to 2 consecutive weeks per year on their property, and up to 1 month per year with a Temporary Camping Permit.



Event Camping

Commercial camping taking place for a short period of time (usually over an extended weekend). Large land areas are delineated acting as one campsite with temporary amenities, water, and sanitation facilities. These types of requests require a Temporary Special Use Permit. However, if the property is

zoned C-OR or C-TR, only an Administrative Development Review may be required.



Seasonal Employee Campgrounds

These campgrounds are generally tied to rafting or other outdoor recreational land uses for the business owners' employees, and for a duration to cover the rafting/recreation season in Clear Creek County (generally from May – August), however no longer than 6 months. If the property for which these uses are occurring is zoned C-OR or C-TR, the applicant must go through an Administrative Development Review (ADR) process to ensure conformance to the Clear Creek County Development Standards. If the subject property is not zoned C-OR or C-TR, then the applicant must obtain a Special Use Permit for this request.



Permanent Campgrounds

Campground areas that are developed with permanent facilities and amenities in mind

utilizing the land area in a permanent setting. Depending on the development proposed, the property will either need to be zoned to C-OR, C-TR, or RVP (if the development contains 10 or more RV sites). Additionally, review of this type of development can either take place administratively through an ADR or through a full development review (if thresholds are triggered). A Recreational Vehicle Park Development Plan may also be required if the property is zoned RVP

**RV camping is restricted to 9 or less units unless the property is zoned RVP.*