Adragna
architecture + development

Project Narrative

April 24, 2023

Development Services Department
100 N. Wilcox Street, Castle Rock CO 80104

RE: Castle Rock Ford Service Addition
1404 S Wilcox St, Castle Rock, CO 80104

Compliance:
The proposed Ford Service Addition is located at 1404 S Wilcox St and is at the southern end of Castle Rock and is a part of an overall car dealership complex, therefore it will fit in seamlessly with the surrounding context. The addition on this site will comply with the current Castle Rock design standards both for an aesthetic and architectural. The 2030 Master Plan identifies this area and commercial mixed use, with that this new service addition will serve as complimentary use to the existing Castle Rock Autoplex.

Impacts:
Being that the proposed site and surrounding context is already developed as a car dealership and service center the service addition will primarily enhance the surrounding properties and will increase employment in that area.

Infrastructure:
As a part of an existing overall autoplex facility this area is currently served by sufficient supplies of utilities such as water, gas and sanitary sewer. There is an existing storm water management facility which serves as detention and water quality for this facility. Through Wilcox St. this property has a direct transportation connection to downtown Castle Rock.

Sincerely,

Casey Adragna
Principal Architect
Adragna Architecture + Development