



LAND USE APPLICATION

PROJECT NAME: LITTLE SCHOOL ON PERRY ST

PROPERTY ADDRESS / GENERAL LOCATION: 203 PERRY ST. CASTLE ROCK, CO 80104

LEGAL DESCRIPTION: LOT 6 & S 1/2 OF LOT 5, BLOCK 22, TOWN OF CASTLE ROCK, COUNTY OF DOUGLAS, STATE OF CO

PROJECT DESCRIPTION: PROPOSED ±1,314 SF ONE-STORY EXPANSION WHICH WILL CONNECT TWO EXISTING BUILDINGS TO BE USED AS A DAYCARE. ADDITIONAL IMPROVEMENTS INCLUDE AN UPDATED PARKING LOT AND TWO PLAYGROUNDS FOR DIFFERENT AGE GROUPS.

STATE PARCEL NO. R0081120

PLEASE CHECK APPLICATION TYPE:

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|---|--|--|
| ☐ AGREEMENT | ☐ PLAT | ☐ WIRELESS COMMUNICATION FACILITIES |
| ☐ ANNEXATION | ☐ PLAT CORRECTION | ☐ OTHER: _____ |
| ☒ CONSTRUCTION DOCUMENTS | ☐ SITE DEVELOPMENT PLAN | _____ |
| ☐ DOWNTOWN FAÇADE/VARIANCE | ☐ SITE DEVELOPMENT PLAN AMENDMENT | _____ |
| ☐ TESC (EROSION CONTROL) | ☐ SKETCH PLAN | _____ |
| ☐ LOT LINE ADJUSTMENT/VACATION | ☐ STRAIGHT ZONING | _____ |
| ☐ PLANNED DEVELOPMENT PLAN | ☐ TEMPORARY USE PERMIT | _____ |
| ☐ PLANNED DEVELOPMENT PLAN AMENDMENT | ☐ USE BY SPECIAL REVIEW | _____ |

SUMMARY DATA:

Current Zoning B
Acreage 0.245
Current Use VACANT (PRIOR DOG FOOD COMPANY)
Pre-Application Meeting Date and Staff Member Name (if known) _____
Proposed Zoning B

Proposed No. of Lots 1
Proposed No. of Dwelling Units or Buildings (if Commercial) 1
Proposed Building Sq.Ft. ±1,314
Additional Info. _____

PROPERTY OWNER INFORMATION:

Name MARC LEWISON
Company MISSION CAPITAL PROPERTIES BAYSIDE
Address 16 SUN GLOW LN
LAS VEGAS, NV 89135
Phone 619-818-8106
Email MLewison@MLmustang.com

[Signature] 6/23/24
Property Owner Signature (Required) Date

REPRESENTATIVE INFORMATION:

Name MICHAEL BEACH
Company RIDGETOP ENGINEERING & SURVEYING
Address 541 E GARDEN DRIVE, UNIT N
WINDSOR, CO 80550
Phone 970-663-4552
Email mbeach@ridgetopeng.com

[Signature] 8-23-2024
Representative Signature (Required) Date

Additional names and contact information to send project comments to (e.g., engineer, architect):

Name Taylor Lewison
Company The Little School on Perry St
Email Taylor.Lewison@gmail.com

Name Mike Beach
Company Ridgetop Engineering
Email mbeach@ridgetopeng.com