



LAND USE APPLICATION

PROJECT NAME: 200 Wolfensberger Road

PROPERTY ADDRESS / GENERAL LOCATION: 200 Wolfensberger Road, Castle Rock, CO

LEGAL DESCRIPTION: HH Subdivision - Second Amendment

PROJECT DESCRIPTION: Conversion of the existing Quality Inn Hotel (200 Wolfensberger Road) too IDD housing, market rate housing, and IDD office.

STATE PARCEL NO. 2505-023-12-013

PLEASE CHECK APPLICATION TYPE:

- | | | |
|---|--|--|
| ☐ 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 pp
Acreage 1.36 Acres
Current Use IDD Office and Multifamily Residential Units
Pre-Application Meeting Date and Staff Member Name (if known)
BrieAnna Grandy
Proposed Zoning _____

Proposed No. of Lots 1
Proposed No. of Dwelling Units or Buildings (if Commercial)
12 IDD Apartments, max 12 market rate apartments
Proposed Building Sq.Ft. 31,414 SF
Additional Info. _____

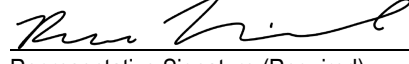
PROPERTY OWNER INFORMATION:

Name Matt Call
Company DCP Ward LLC
Address 524 S Teion St
Colorado Springs, CO 80903
Phone 303.956.5781
Email Matt.Call@dormiecapital.com


Matt Call (Aug 12, 2025 15:01:06 MDT)
Property Owner Signature (Required) Aug 12, 2025
Date

REPRESENTATIVE INFORMATION:

Name Ross Friend
Company Matrix Design Group
Address 2435 Research Pkwy, Suite 300
Colorado Springs, CO 80920
Phone 719-575-0100
Email ross_friend@matrixdesigngroup.com


07/21/2025
Representative Signature (Required) Date

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

Name _____
Company _____
Email _____

Name _____
Company _____
Email _____

1-CD25-XXXX Land Use Application_FOR SIGNATURE

Final Audit Report

2025-08-12

Created:	2025-08-12
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-  Document created by Calvin Andrews (calvin.andrews@navpointre.com)
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