



LAND USE APPLICATION

West side?

PROJECT NAME: Dawson Trails - Planning Area D Site Development Plan

PROPERTY ADDRESS / GENERAL LOCATION: Southwest of the future CVI - along the east side of future Dawson Trails Blvd.

LEGAL DESCRIPTION: Currently Unplatted - Future: Tracts Q & R, portion of Tract G, Dawson Trails Filing No. 2

PROJECT DESCRIPTION: A Site Development Plan within Dawson Trails, Planning Area D. This SDP includes 254 residential lots - 88 alley loaded lots and 166 front loaded lots. Also included are park areas in the southeastern portion of the SDP.

STATE PARCEL NO. _____

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 Dawson Trails PDP - Planning Area D

Acreage _____

Current Use Vacant/Undeveloped

Pre-Application Meeting Date and Staff Member Name (if known)
November 21, 2021 - Sandy Vossler

Proposed Zoning Dawson Trails PDP

Proposed No. of Lots 254

Proposed No. of Dwelling Units or Buildings (if Commercial) _____

Proposed Building Sq.Ft. _____

Additional Info. _____

PROPERTY OWNER INFORMATION:

Name Lawrence Jacobson

Company ACM Dawson Trails VIII JV LLC

Address 4100 E. Mississippi, Suite 500
Denver, CO 80246

Phone 303-984-9800

Email ljacobson@westsideinv.com

Property Owner Signature (Required) _____

Date 9/27/23

REPRESENTATIVE INFORMATION:

Name Mitch Black

Company Norris Design Inc

Address 1101 Bannock Street
Denver, CO 80204

Phone 303-892-1166

Email mblack@norris-design.com

Representative Signature (Required) _____

Date _____

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

Name Jake Schroeder

Company ACM Dawson Trails VIII JV LLC

Email jschroeder@westsideinv.com

Name Eric McDaniel

Company EMK Engineering

Email emcdaniel@emkc.com

Achieving the Community Vision through Excellence, Dedication and Service