



LAND USE APPLICATION

PROJECT NAME: Little Sunshine's Playhouse & Preschool

PROPERTY ADDRESS / GENERAL LOCATION: Prairie Hawk Dr and Limelight Ave. Castle Rock, Co 80109

LEGAL DESCRIPTION: Lot 6G-3A-3, the meadows filing no. 17, area no. 4, Amendment No. 17 recorder under reception no. 2023048782 in the official records of the Douglas County, Colorado Clerk and Recorder's Office.

PROJECT DESCRIPTION: The 11,299 SF Little Sunshine's Playhouse and Preschool is located at the northwest corner of Limelight Ave and Prairie Hawk Drive.

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 COI
Acreage 1.629
Current Use Vacant
Pre-Application Meeting Date and Staff Member Name (if known) _____
Proposed Zoning COI

Proposed No. of Lots 1
Proposed No. of Dwelling Units or Buildings (if Commercial) 1
Proposed Building Sq.Ft. 11,229
Additional Info. _____

PROPERTY OWNER INFORMATION:

Name LSP CASTLE ROCK DEVELOPMENT, LLC, A MISSOURI LIMITED LIABILITY COMPANY
Company LSP CASTLE ROCK DEVELOPMENT, LLC, A MISSOURI LIMITED LIABILITY COMPANY
Address 2144 E. Republic Road, Suite B201
Springfield, MO 65804
Phone 417-576-6620
Email brettr@littlesunshine.com

Brettr 10.23.2024
Property Owner Signature (Required) Date

REPRESENTATIVE INFORMATION:

Name Michael S. Goodhue
Company K2 Civil Consultants Inc.
Address 3801 E. Florida Ave., Suite 425
Denver, CO 80211
Phone 617-818-7119
Email mgoodhue@k2civilconsultants.com

Michael S. Goodhue 10/24/2024
Representative Signature (Required) Date

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

Name Jeff Kaiser
Company TR, i Architects
Email jeff.kaiser@triarchitects.com

Name _____
Company _____
Email _____