



LAND USE APPLICATION

PROJECT NAME: 200 Wolfensberger Road

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

LEGAL DESCRIPTION: A REPLAT OF LOT 1, HH SUBDIVISION-FIRST AMENDMENT

PROJECT DESCRIPTION: Conversion of the existing Quality Inn Hotel (200 Wolfensberger Road) to 120 housing, market rate using, and including a provided office.

STATE PARCEL NO. 250502312013

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 B
 Acreage 1.36 AC
 Current Use Hotel
 Pre-Application Meeting Date and Staff Member Name (if known)
BrieAnna Simon
 Proposed Zoning PD

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

PROPERTY OWNER INFORMATION:

Name Matt Call
 Company DGP Ward LLC
 Address 524 S Tejon St
Colorado Springs, CO 80903
 Phone 303-966-5781
 Email Matt.Call@bormiceapital.com

[Signature] 01/09/2025
 Property Owner Signature (Required) Date

REPRESENTATIVE INFORMATION:

Name Jason Alwine
 Company Matrix Design Group
 Address 2455 Research Pkwy, Suite 300
Colorado Springs, CO 80920
 Phone 719-576-0100
 Email jason.alwine@matrixdesigngroup.com

[Signature] 01/07/2025
 Representative Signature (Required) Date

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

Name Ross Friend
 Company Matrix Design Group
 Email ross.friend@matrixdesigngroup.com

Name _____
 Company _____
 Email _____