



LAND USE APPLICATION

PROJECT NAME: Castle Rock Collective

PROPERTY ADDRESS / GENERAL LOCATION: Southwest of the intersection of Future Street and Meadows Boulevard

LEGAL DESCRIPTION: Meadows Filing F20, Lot 2A-3A, Block 3

PROJECT DESCRIPTION: The proposed concept on this vacant lot is a two-story restaurant with a bar. The restaurant is located to maximize activation to the trail at the east side of the site allowing convenient service to patrons walking or biking.

STATE PARCEL NO. 2351-331-35-003

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 Meadows Fourth Admendent

Acreage 1.62 acres

Current Use _____

Pre-Application Meeting Date and Staff Member Name (if known) _____

Proposed Zoning _____

Proposed No. of Lots 1

Proposed No. of Dwelling Units or Buildings (if Commercial)
1 Building (commercial)

Proposed Building Sq.Ft. 13,716 square-feet

Additional Info. _____

PROPERTY OWNER INFORMATION:

Name Laura Rickhoff

Company Castle Rock Development Co.

Address 3033 E. 1st Ave., Suite 305

Denver, CO 80206

Phone 303.394.5510

Email lrickhoff@aldercos.com

Laura E. Rickhoff

Digitally signed by Laura E. Rickhoff
DN: c=US, e=lrickhoff@aldercos.com, o=Castle Rock
Development Company, cn=Laura E. Rickhoff
Date: 2025.07.10 13:14:09-0600

Property Owner Signature (Required)

Date

REPRESENTATIVE INFORMATION:

Name Anne Davis

Company The Mulhern Group

Address 1400 Glenarm Pl. Suite 300

Denver, CO 80202

Phone 303-297-3334

Email adavis@themulherngroup.com

Anne Davis

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Group, cn=Anne Davis
Date: 2025.07.10 12:28:45-0600

Representative Signature (Required)

Date

7/14/2025

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

Name Kurt Lane (Engineer)

Company Roth Lang Engineering Group, LLC

Email klang@rothlang.com

Name Stacey Weeks

Company Norris Design

Email sweeks@norris-design.com