



LAND USE APPLICATION

PROJECT NAME: Findlay Toyota

PROPERTY ADDRESS / GENERAL LOCATION: At the end of Timber Mill Parkway

LEGAL DESCRIPTION: At the end of Timber Mill Parkway

PROJECT DESCRIPTION: Lot 1 and Tract B of the Meadows 19, Lot 1, Filing 1, as recorded at reception no. 2023006012 of the records of Douglas County., Colorado.

STATE PARCEL NO. 235127231001

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 CTY
Acreage 26.624
Current Use Vacant Land
Pre-Application Meeting Date and Staff Member Name (if known)
March 18th, Darci Hartman, BrieAnna Simon
Proposed Zoning Same

Proposed No. of Lots 4
Proposed No. of Dwelling Units or Buildings (if Commercial)
2
Proposed Building Sq.Ft. 94,325 Sales & Service
5,170 Car Wash/Detail
Additional Info. _____

PROPERTY OWNER INFORMATION:

Name Tyler Corder
Company Findlay Family Properties Limited Partnersh
Address 310 N. Givson Road
Henderson, NV
Phone (702) 558-8822
Email tdorder@findlayauto.com

Tyler Corder Digitally signed by Tyler Corder
Date: 2025.07.20 10:30:59 -07'00' 7/20/25
Property Owner Signature (Required) Date

REPRESENTATIVE INFORMATION:

Name Brent Tally
Company TallyCM
Address 8715 E. Via De Commercio
Scottsdale, AZ 85258
Phone _____
Email btally@tallycm.com

Brent Tally 7/20/25
Representative Signature (Required) Date

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

Name Troy W Denning P.E.
Company Action Civil Engineering
Email tdenning@actioncivileng.com

Name John Mahoney
Company John Mahoney Architect
Email john@mahoneyarch.com