

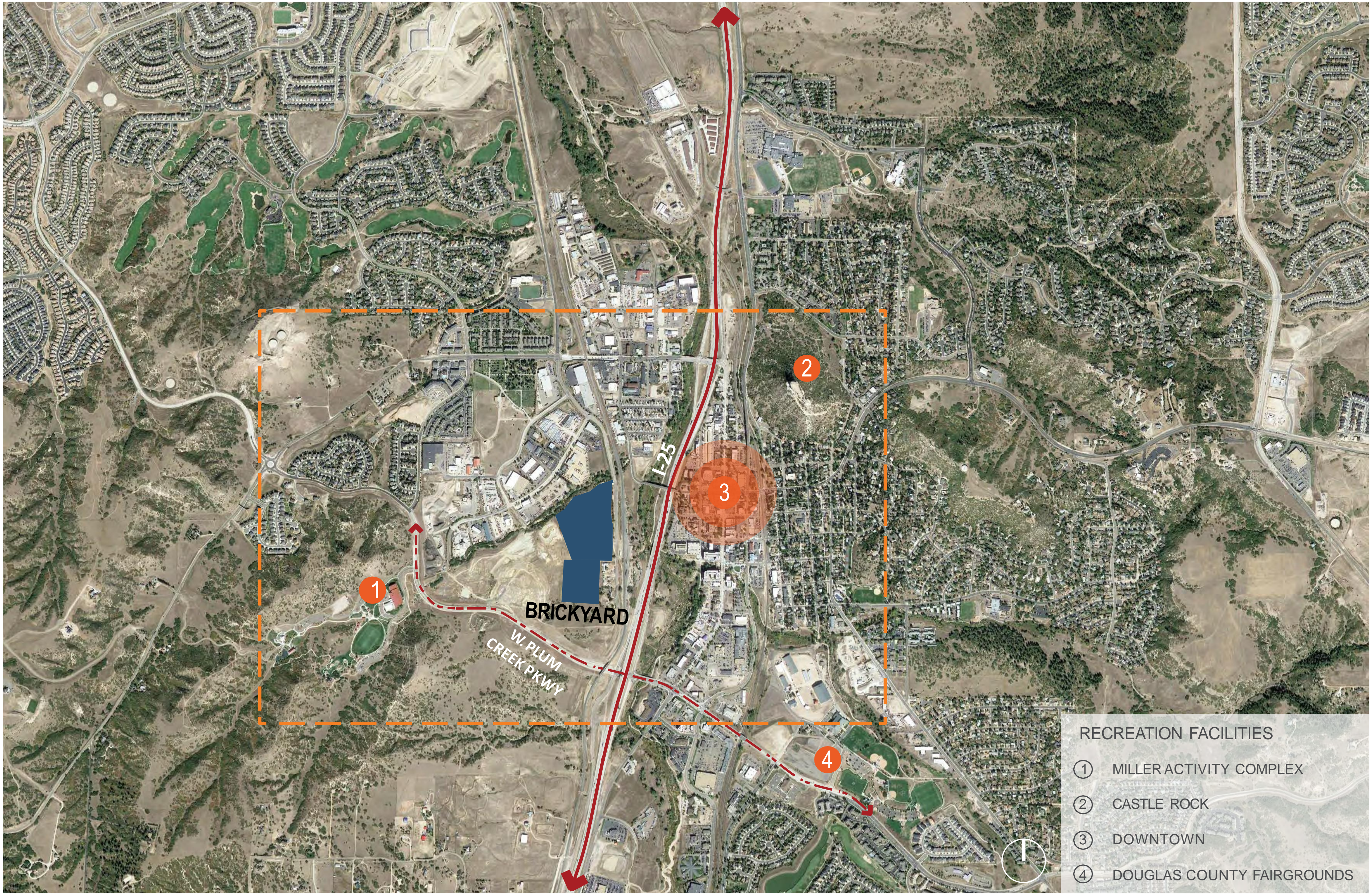


BRICKYARD MASTERPLAN

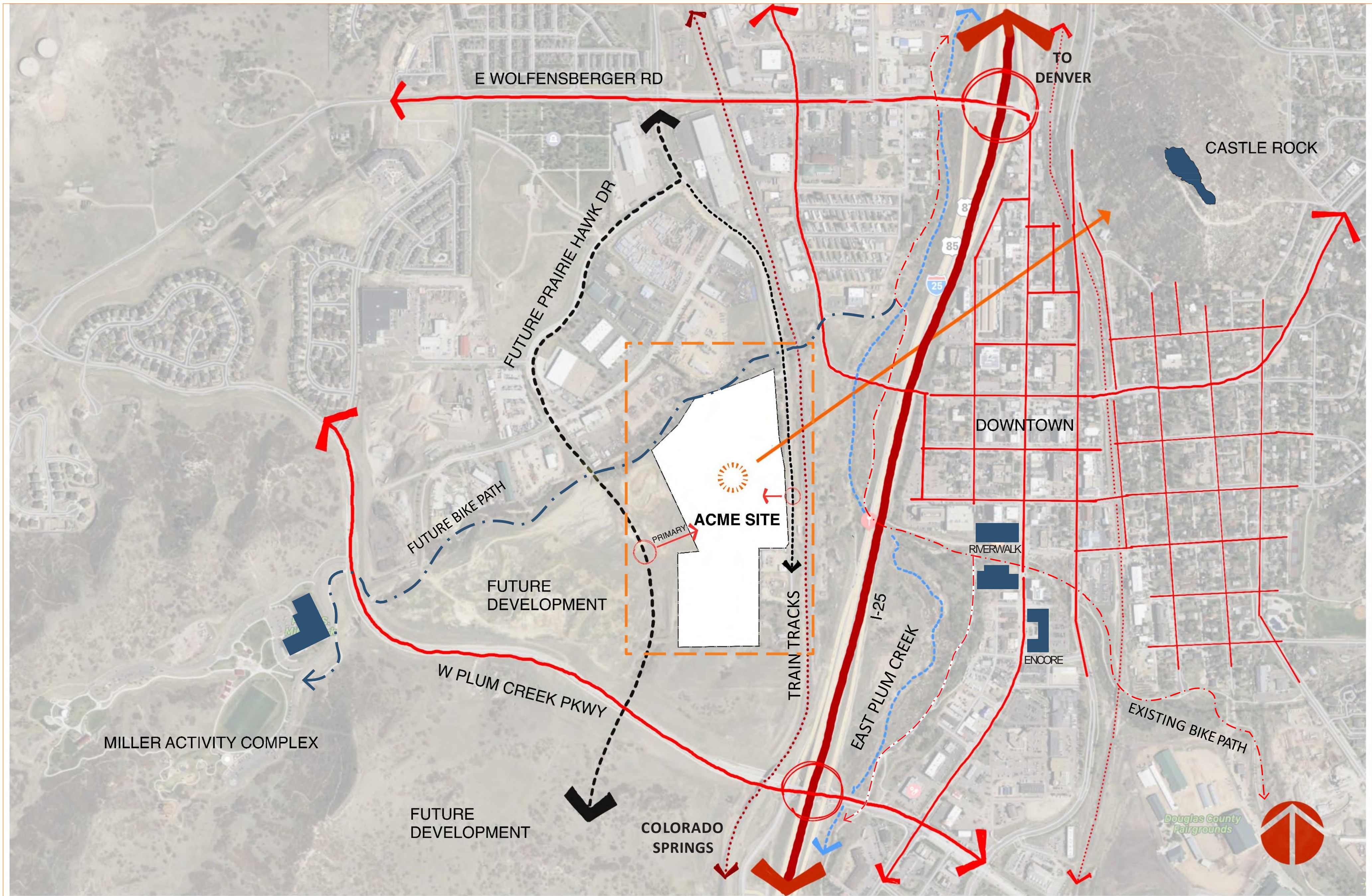
CASTLE ROCK, CO

04.27.2022

BRICKYARD - Castle Rock



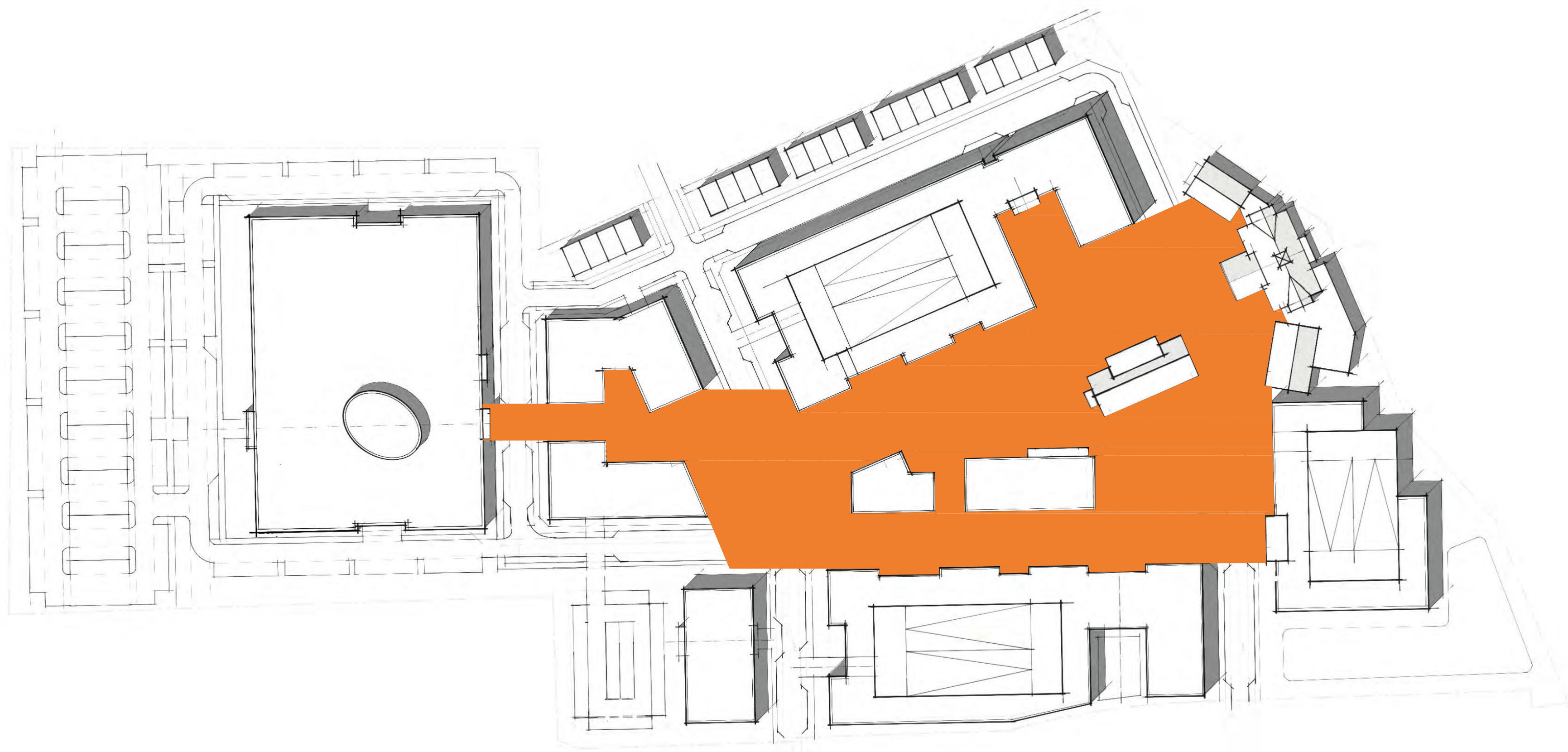
BRICKYARD - Site Analysis



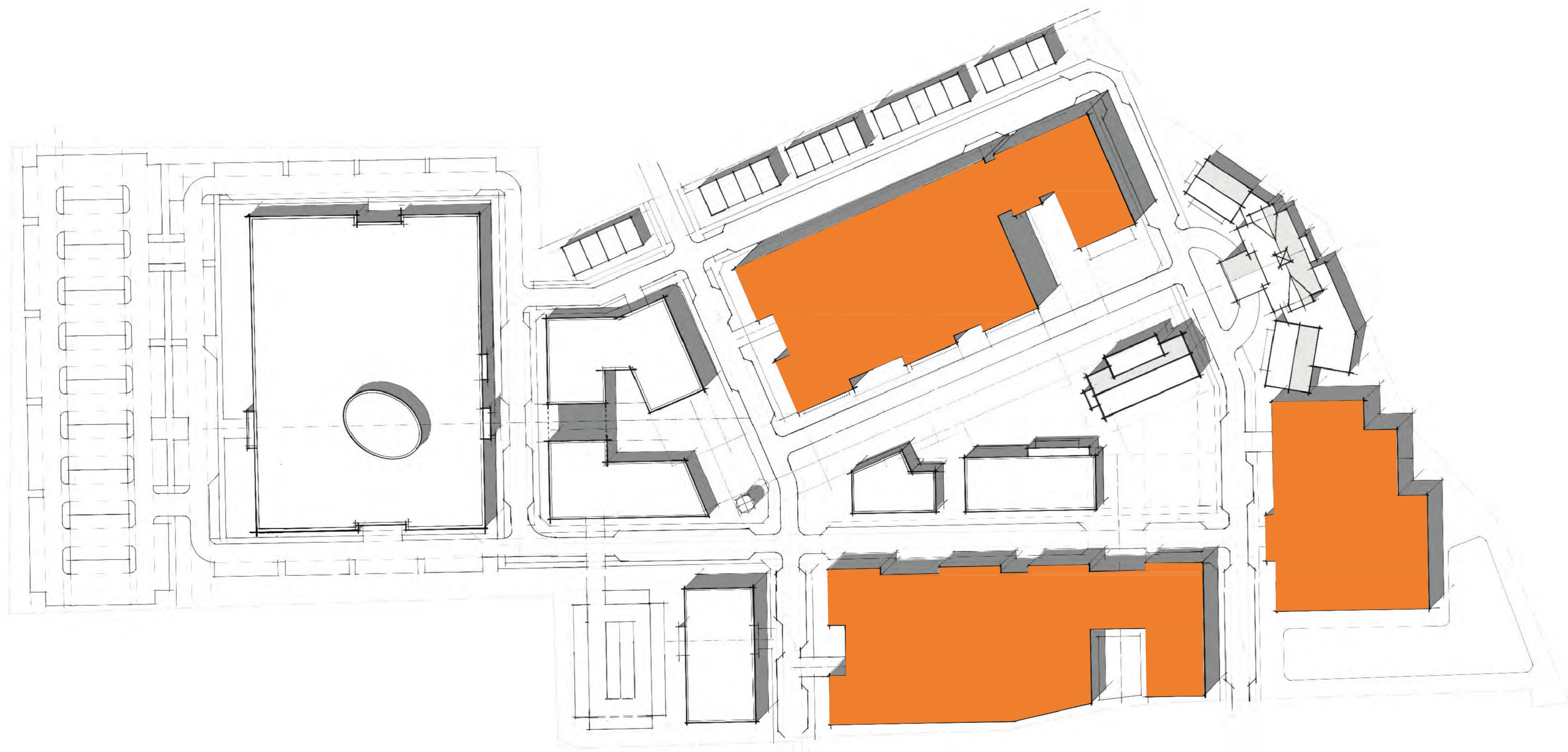
BRICKYARD - Site Plan



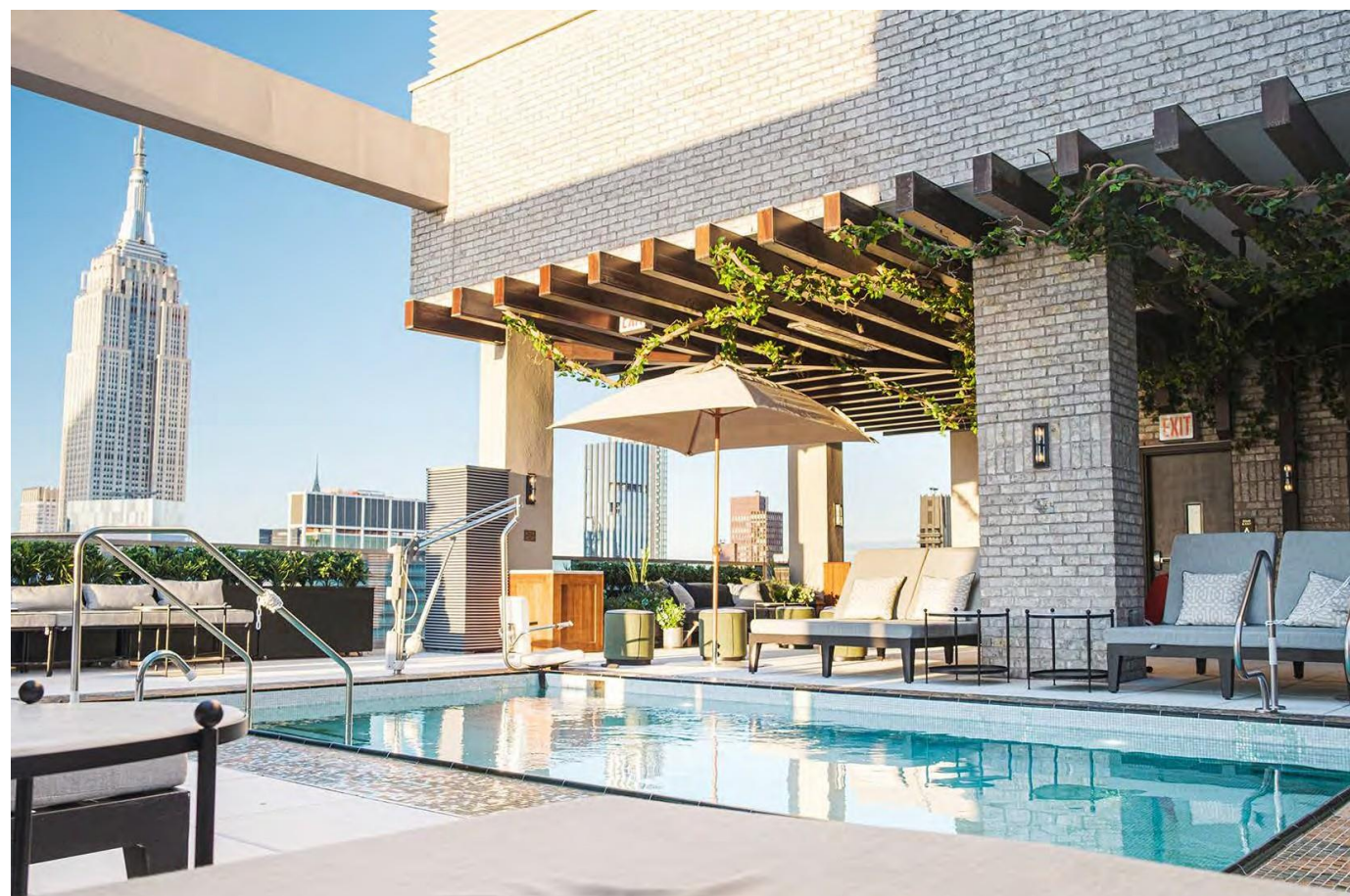
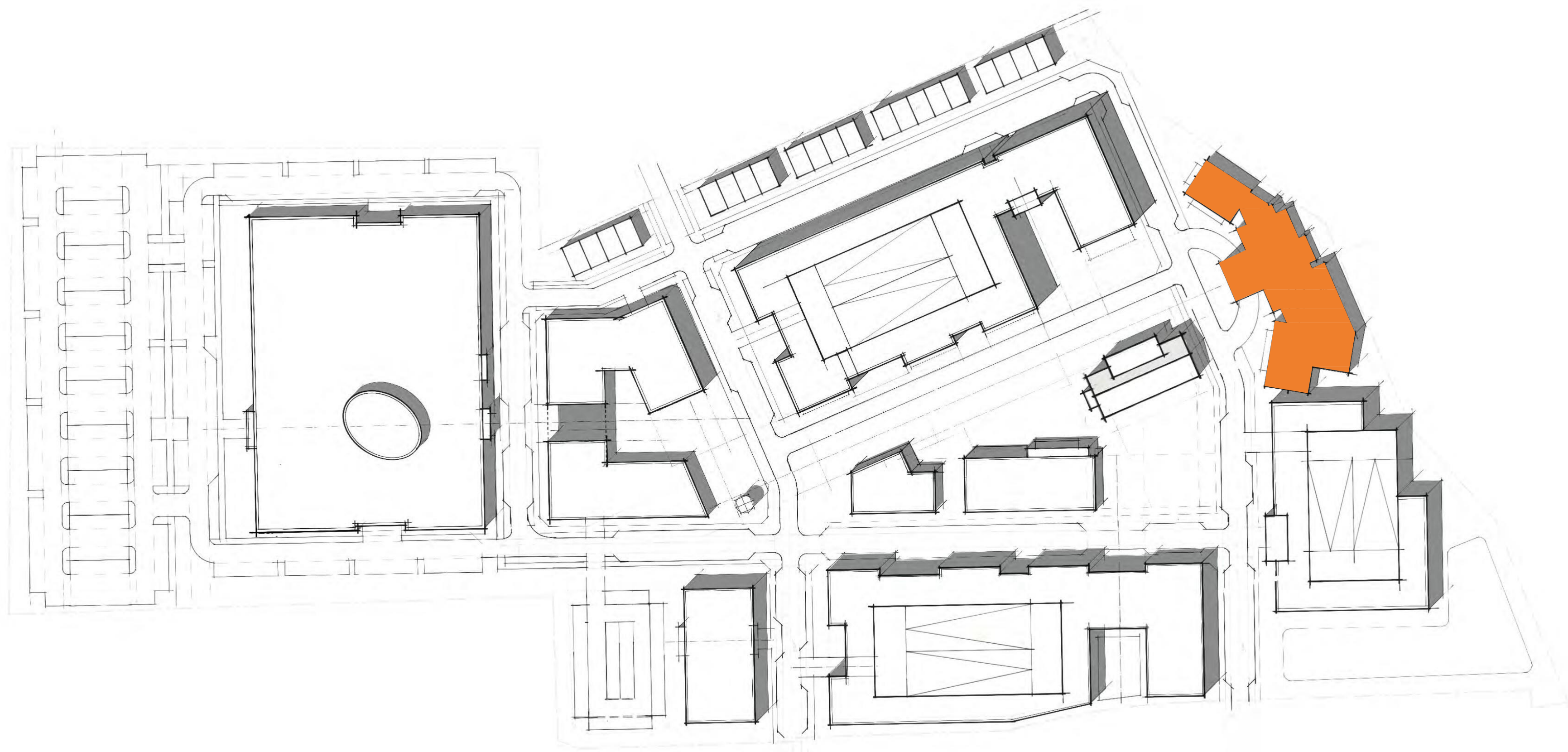
BRICKYARD - Core



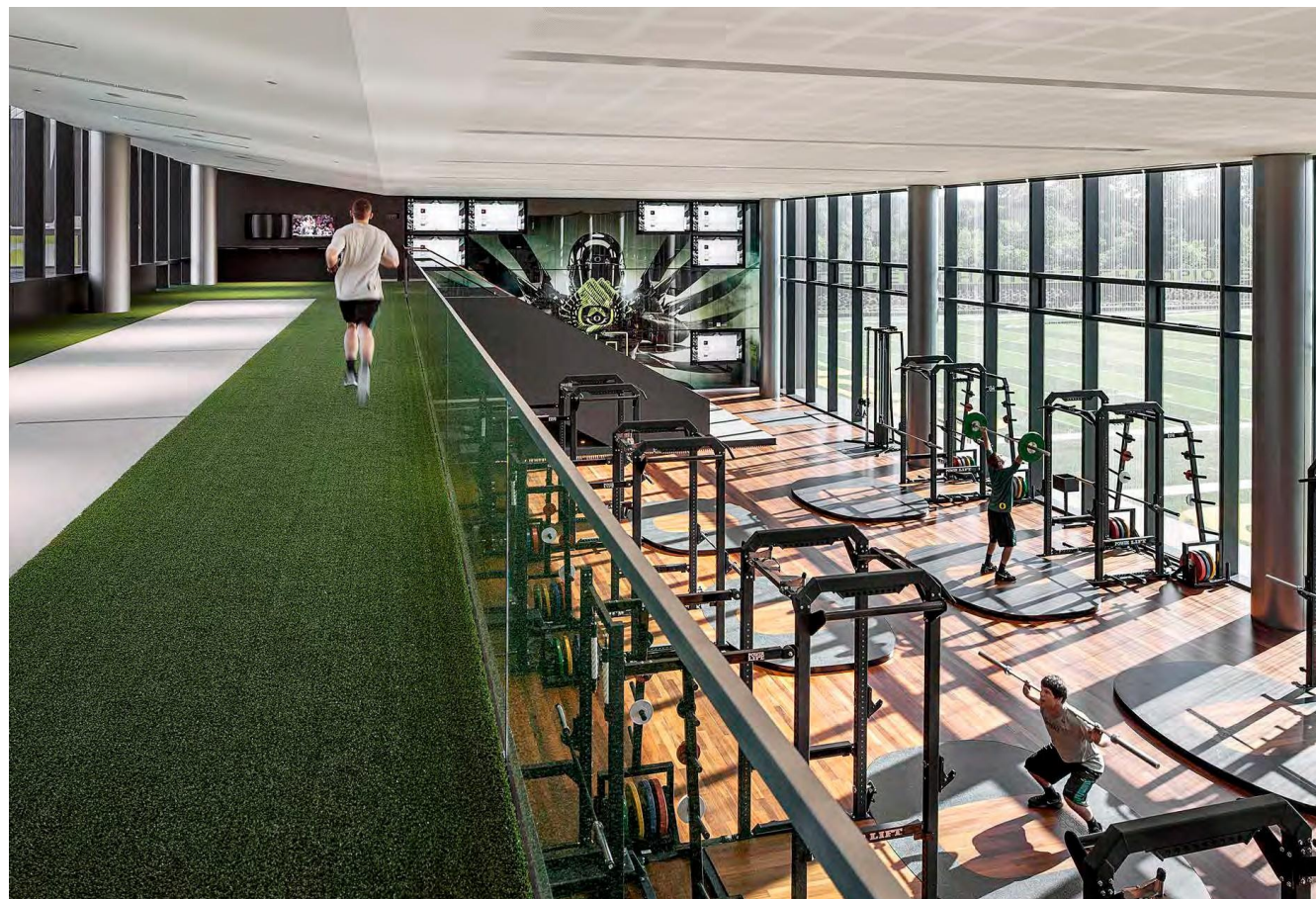
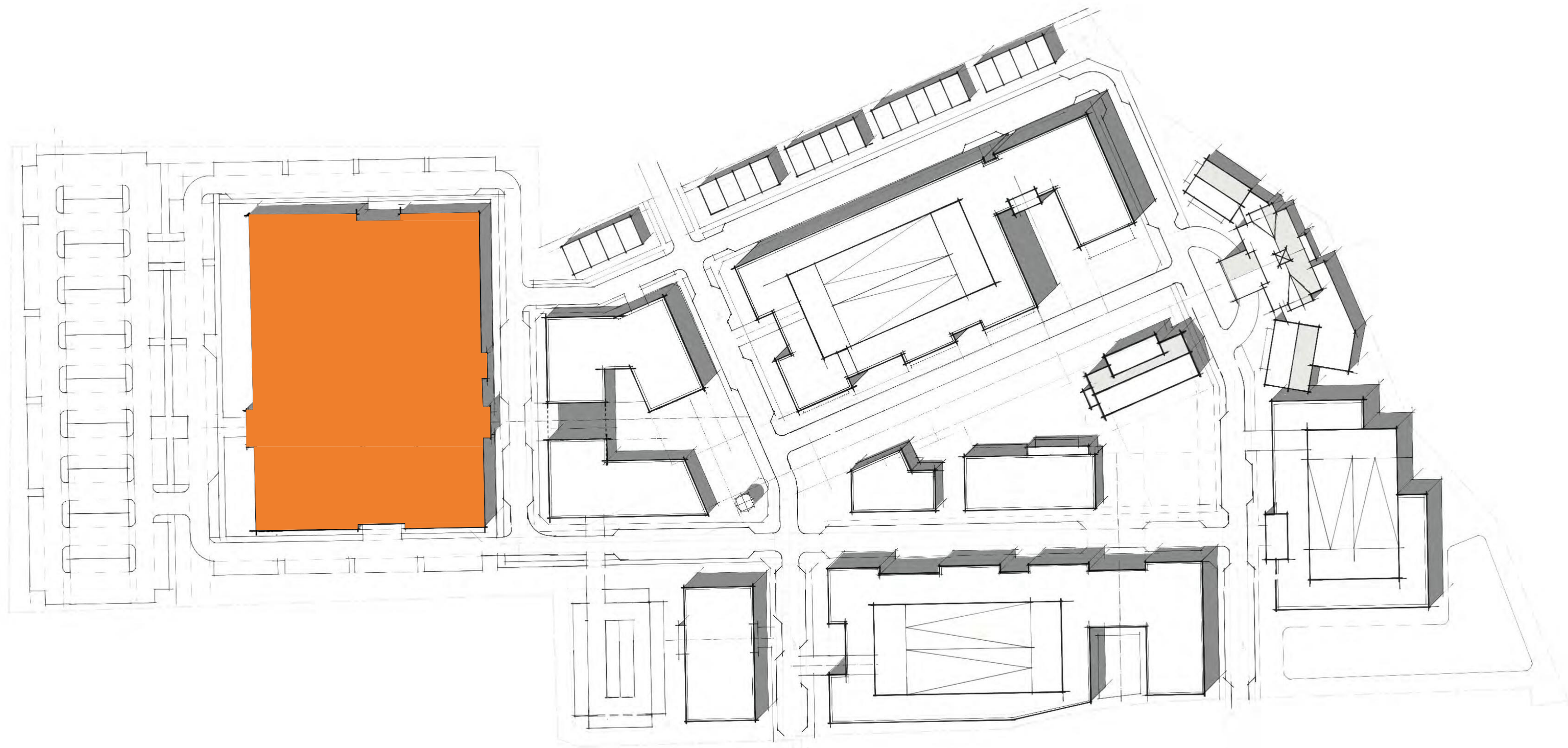
BRICKYARD - Residential Texture



BRICKYARD - Boutique Hotel



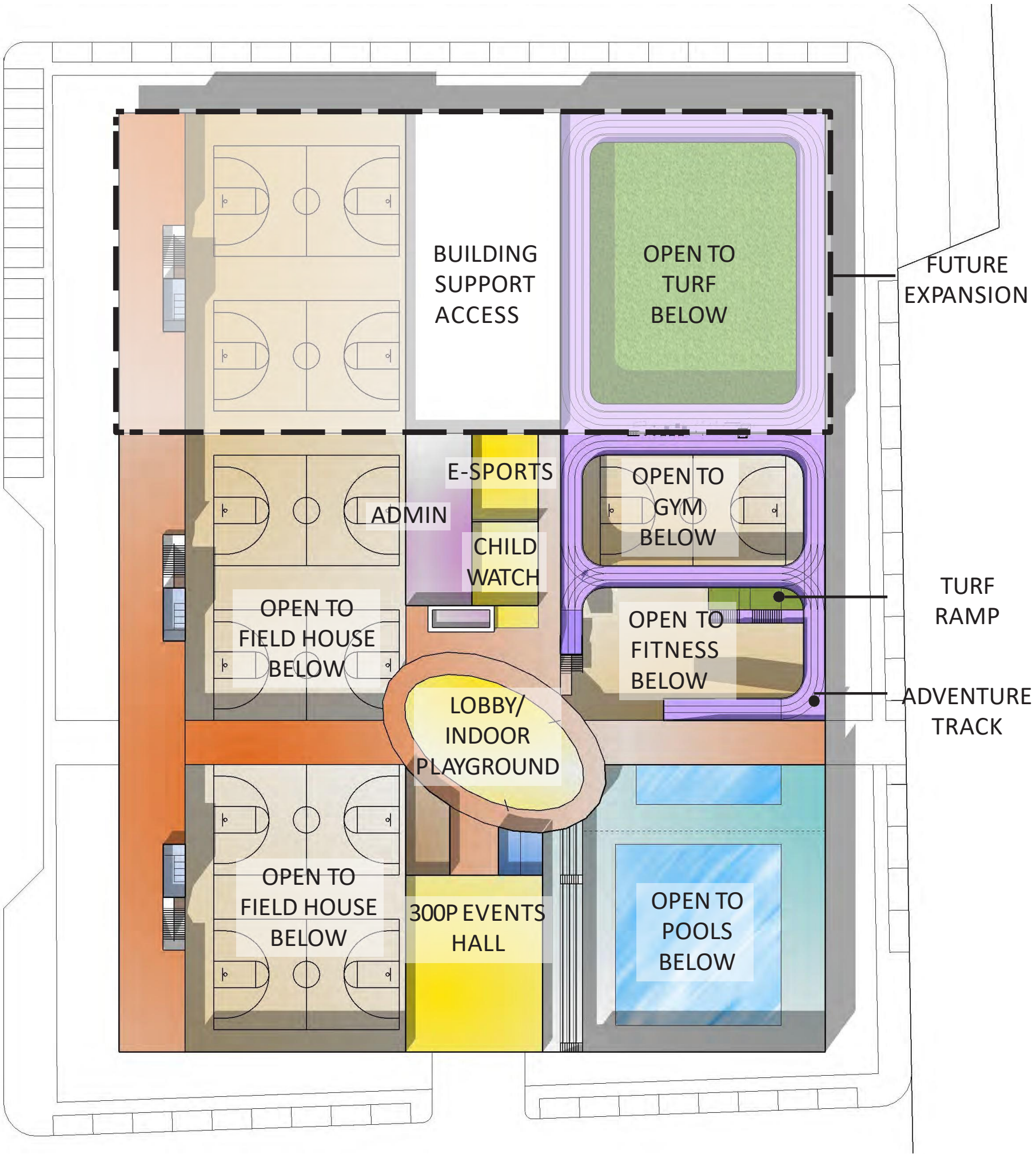
BRICKYARD - Recreation Center



BRICKYARD - Recreation Center



First Floor Plan



Second Floor Plan

BRICKYARD - Milestone Schedule



- Town Council Approval - Q3 2022
- Site Grading & Earthwork - Q2 2023
- Construction Period – 2 Years
- Recreation Facility Delivery – 2025



-THE-
Brickyard
CASTLE ROCK, CO



BRICKYARD - Key Components



- **Urban Renewal Authority Approval**
 - Prop/Sales TIF to help with extraordinary costs/public improvements
- **Financing Options**
- **Prairie Hawk Extension/Road Network**
 - Coordination with Millers landing
 - Agreement on connection location
 - Ability to construct
- **Recreation Facility Deal Structure**
 - Confluence to donate 9 acres of land
 - Expedited facility delivery





Questions?



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