



LAND DEVELOPMENT APPLICATION

NAME OF PROJECT: Castle Oaks-Terrain Ravenwood PROJECT NO. _____

PROPERTY ADDRESS / GENERAL LOCATION: 1711 Augustine Drive

LEGAL DESCRIPTION: Lot 4, Block 31 Terrain F-1 Amend. 1

PLEASE CHECK THE TYPE OF APPLICATION:

- | | | |
|--|--|---|
| <input type="radio"/> SKETCH PLAN | <input type="radio"/> SDP- USE BY SPECIAL REVIEW | <input type="radio"/> GESC |
| <input type="radio"/> ANNEXATION | <input type="radio"/> SDP-AMENDMENT | <input type="radio"/> ZONING/SIGN VARIANCE |
| <input type="radio"/> ZONING/REZONING | <input type="radio"/> WIRELESS USE BY SPECIAL REVIEW | <input type="radio"/> TEMPORARY USE PERMIT |
| <input type="radio"/> PLANNED DEVELOPMENT PLAN | <input type="radio"/> DOWNTOWN FAÇADE/VARIANCE | <input checked="" type="radio"/> OTHER: <u>Building height variance</u> |
| <input type="radio"/> PDP AMENDMENT | <input type="radio"/> PLAT | |
| <input type="radio"/> SITE DEVELOPMENT PLAN | <input type="radio"/> CONSTRUCTION DOCUMENTS | |

SUMMARY DATA:

Present Zoning/Use _____

Proposed # of Lots/DUs 1

Proposed Zoning/Use _____

Proposed Building Sq. Ft. 3513 sq ft

Area in Acres _____

PROPERTY OWNER INFORMATION:

Name _____

Company Taylor Morrison

Address 1420 W. Canal Court Suite 170
Littleton, CO 80123

Fax _____

Phone 303-542-0377

Email kjacobson@taylormorrison.com

Signature of Property Owner _____

Name (Please Print) _____

REPRESENTATIVE INFORMATION:

Name Kelly Jacobson

Company Taylor Morrison

Address Same as owner

Fax _____

Phone _____

Email _____

Kelly Jacobson
Signature of Representative

Kelly Jacobson

Name (Please Print)

Staff Use Only

Date Received: _____

Application Fee Received: _____

Staff Contact: _____

Achieving the Community Vision through Excellence, Dedication and Service

Castle Rock Building Department
100 Wilcox St
Castle Rock, CO 80104
720.733.3527

To Whom It May Concern,

We are applying for a variance for the overall building height requirement at 1711 Augustine Drive at our Ravenwood neighborhood here in Castle Rock. The reason for the variance is the roof of our home will encroach into the height minimum by .7' due to the overall topography of the lot. This home is a walkout, and this has caused us to be just slightly above the requirement with our 5052 plan. This home is not at the high point of the neighborhood nor is it near the high point of the entire Terrain community.

I'm looking forward to taking some time to discuss this variance with you in depth.

Thank you for taking our Variance into consideration,

Justin Johannes
Director of Construction
Taylor Morrison – Denver
jjohannes@taylormorrison.com
303.775.1934