



**TOWN OF EAGLE**  
COMMUNITY DEVELOPMENT  
200 BROADWAY • PO BOX 609 • EAGLE, CO 81631  
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www.townofeagle.org

File #

Date Received

## LAND USE & DEVELOPMENT APPLICATION

*Pursuant to the Land Use & Development Code, Title 4*

ZONING REVIEW	DEVELOPMENT REVIEW	SUBDIVISION REVIEW
<input type="checkbox"/> Special Use Permit <input type="checkbox"/> Zoning Variance <input type="checkbox"/> Rezoning <input type="checkbox"/> Temporary Use Permit <input type="checkbox"/> Encroachment Permit <input type="checkbox"/> Wireless Communications Facility	<input checked="" type="checkbox"/> Minor Development Permit <input type="checkbox"/> Major Development Permit  <b>PLANNED UNIT DEVELOPMENT (PUD) REVIEW</b> <input type="checkbox"/> PUD Zoning Plan <input type="checkbox"/> PUD Development Plan	<input type="checkbox"/> Concept Plan <input type="checkbox"/> Preliminary Plan <input type="checkbox"/> Final Plat <input type="checkbox"/> Lot Line Adjustment <input type="checkbox"/> Condominium / Townhouse <input type="checkbox"/> Minor Subdivision

If permit type not specified above, fill in here \_\_\_\_\_

**PROJECT NAME** McDonald's Eagle

**PRESENT ZONE DISTRICT** Commercial General (CG) **PROPOSED ZONE DISTRICT** \_\_\_\_\_  
(if applicable)

### LOCATION

**STREET ADDRESS** 291 Eby Creek Rd

### PROPERTY DESCRIPTION

**SUBDIVISION** Eby Creek **LOT(S)** 2B **BLOCK** 3  
(attach legal description if not part of a subdivision)

**DESCRIPTION OF APPLICATION/PURPOSE** Redevelopment of the existing Burger King in Eby Creek Subdivision Lot 2B Block 3 to a proposed

McDonald's with dual drive thru and associated utilities. Existing building footprint to be reused.

Existing asphalt pavement to be resurfaced and some pavement on west side of building and trash enclosure to be removed. Ex. water quality pond and earthwork at ex. retaining wall to be remediated.

**APPLICANT NAME** Jessica McCallum, P.E. **PHONE** 719-284-7275

**ADDRESS** 2 N Nevada Ave, Ste 900, Colorado Springs, CO 80903 **EMAIL** Jessica.McCallum@kimley-horn.com

**OWNER OF RECORD** ANB Bank **PHONE** \_\_\_\_\_

**ADDRESS** 3033 E 1st Ave, Ste 300, Denver, CO 80206 **EMAIL** \_\_\_\_\_

**REPRESENTATIVE\*** McDonald's USA, LLC **PHONE** 206-348-4374

**ADDRESS** 110 North Carpenter St, Chicago, IL 60607 **EMAIL** robert.yagusesky@us.mcd.com

\*A representative must submit an affidavit or power of attorney signed by the property owner of record authorizing the representation.

**APPLICATION SUBMITTAL ITEMS:**

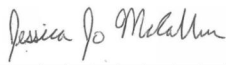
The following submittal materials must be submitted in full before the application will be deemed complete per Chapter 4.17.030 of the Eagle Municipal Code (pg. 236) (please check all items that are being submitted):

- ☒ Applicable fees and deposits.
- ☒ Project Narrative, describing the project, its compliance with any applicable review criteria, any impacts to the surrounding area, and any other relevant information.
- ☒ Surrounding and interested Property Ownership Report (see project specific checklist for more information).
- ☒ Proof of Ownership (ownership & encumbrance report, title report, or other acceptable forms of proof) for subject property.
- ☒ Site Plan, drawn to scale and depicting the locations and boundaries of existing and proposed lots and structures.
- ☒ Project specific checklist.

**FEES AND DEPOSITS:**

*See Eagle Municipal Code Section 4.17.030.E (pg. 239)*

I have read the application form and certify that the information contained herein is correct and accurate to the best of my knowledge. I understand that it is my responsibility to provide the Town with accurate information related to this application. I UNDERSTAND THAT FILING AN APPLICATION IS NOT A GUARANTEE THAT THE APPLICATION WILL BE APPROVED.



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Signature

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11/26/25

Date