

Planning Division  
15151 E. Alameda Parkway, Ste. 2300  
Aurora, Colorado 80012



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June 27, 2023

Aaron Foy  
Blvdway Communities  
600 Grant St Ste 404  
Denver, CO 80203

**Re: 2<sup>nd</sup> Technical Submission Review – Kingston Place Duplexes Site Plan Amendment**  
Application Number: **DA-1387-04**  
Case Number: **2004-4008-01**

Dear Mr. Foy:

Thank you for your second technical submission, which we started to process on June 2, 2023. We reviewed it and attached our comments along with this cover letter.

There are still comments that remain and another technical submission will be required. Please make the revisions or responses to the comments listed in this letter and upload new documents for technical review on or before July 12, 2023.

Note that all our comments are numbered. When you resubmit, include a cover letter specifically responding to each item. The Planning Department reserves the right to reject any resubmissions that fail to address these items. If you have made any other changes to your documents other than those requested, be sure to also specifically list them in your letter.

As always, if you have any comments or concerns, please call me at 303-739-7121 or send me an email at [dosoba@auroragov.org](mailto:dosoba@auroragov.org).

Sincerely,

Daniel Osoba, Planner II  
City of Aurora Planning Department

cc: Ben Murphy – Calibre Engineering Inc  
Cesarina Dancy, ODA  
Filed: K:\\$DA\2247-00tech2



## *2<sup>nd</sup> Technical Submission Review*

**3<sup>rd</sup> Request: Comment response not included in this submittal: – A comment response to the below question is required with your next submittal. Future submittals will not be accepted without a response to how this question was addressed. Provide email correspondence or indicate that Ms. McCluskey was provided an answer.**

Name: Jeannine McCluskey

Organization: 1210 S Kingston Ct

Address: Aurora CO 80012

Email: [jeannineoc@yahoo.com](mailto:jeannineoc@yahoo.com)

Comment: Would you please consider using draught-resistant plants to reduce or eliminate the amount of grass? Landscaping and water expenses are the second and third biggest drivers of our HOA dues, behind insurance.

### **PLANNING DEPARTMENT COMMENTS**

#### **1. Completeness and Clarity of Submission**

*Site Plan Full Set*

- 1A. All AutoCAD SHX text comments must be flattened. When exporting the PDF from AutoCAD, please ensure the comments are not selectable and/or the PDF is flattened prior to uploading.

### **REFERRAL COMMENTS FROM OTHER DEPARTMENTS AND AGENCIES**

#### **2. Fire / Life Safety** (Mark Apodaca / 303-739-7656 / [mapodaca@auroragov.org](mailto:mapodaca@auroragov.org) / Comments in blue)

*Site Plan Sheet 3*

- 2A. Please vacate the public access and fire lane easements.
- 2B. Keep the utility easement for the waterlines.
- 2C. The fire lane and access easements cannot remain because that would imply there is access in this location.

#### **3. Real Property** (Maurice Brooks / 303-739-7294 / [mbrooks@auroragov.org](mailto:mbrooks@auroragov.org))

- 3A. Real Property comments have been addressed.