



Planning Division
15151 E. Alameda Parkway, Ste. 2300
Aurora, Colorado 80012
303.739.7250

AuroraGov.org

September 24, 2024

Carissa Shafer
Green Line Service
10500 Havana Ct Unit F
Brighton, CO 80601

Re: Second Submission Review – Prologis Park 70 EO1 - Sign Adjustment
Application Number: **DA-1396-19**
Case Numbers: **2004-6006-05**

Dear Ms. Shafer:

Thank you for your second submission, which we started to review on September 05, 2024. We have reviewed your plans and attached our comments along with this cover letter. The first section of our review highlights our major comments. The following sections contain more specific comments, including those received from other city departments and community members.

Since several important issues remain, you will need to make another submission. Please revise your previous work and send us a new submission.

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 let me know. I may be reached at 303.739.7541 or rrabbaa@auroragov.org.

Sincerely,

Rachid Rabbaa, Planner II
City of Aurora Planning Department

cc: Samantha Bluhm - AGI 2820 Crusader Cir Virginia Beach, VA 23453
Rachid Rabbaa, Case Manager
Scott Campbell, Neighborhood Services
Jacob Cox, ODA
Filed: K:\SDA\1396-19rev2.rtf



Second Submission Review

SUMMARY OF KEY COMMENTS FROM ALL DEPARTMENTS

- Please update your Letter of Introduction (Item 2)
- Include the correct/applicable site plan for each application. *Not the same site plan for each application.*
- Provide a revised landscape plan. Please refer to the landscape plan in this plan set that demonstrates the level of design and intent that should be included. (Item 3)
- Sign location is required to be outside of ROW (Item 4)

PLANNING DEPARTMENT COMMENTS

1. Community Questions, Comments, and Concerns

- 1A. There were no community questions, comments, or concerns received from adjacent property owners or registered neighborhood groups.

2. Completeness and Clarity of the Application

- 2A. Repeat comment: Please update your Letter of Introduction and justify the adjustment per the adjustment criteria in section 146-5.4.4.3.D <https://aurora.municipal.codes/UDO/146-5.4.4.D.3>. DO NOT use the same Letter of Introduction for each application. The letter must be applicable and specific to each application. Each project should have its own Letter of Introduction.
- 2B. Please go through the Major Adjustment criteria and address all the criteria in your Letter of Introduction <https://aurora.municipal.codes/UDO/146-5.4.4.D.3>
- 2C. Include the correct/applicable site plan for each application. Not the same site plan for each application.

3. Landscaping Issues (Kelly Bish / 954-868-0636 / kbish@auroragov.org / Comments in bright teal)

- 3A. This is not a landscape plan. Please refer to the landscape plan in this plan set that demonstrates the level of design and intent that should be included. This is not acceptable. There are trees included in the original designs. Will there not be trees with the new sign? Do not include only one sign. You should include the entirety of the street section and the signage on both sides.

REFERRAL COMMENTS FROM OTHER DEPARTMENTS AND AGENCIES

4. Civil Engineering (Jonathan Phan / 303-326-8273 / jphan@auroragov.org / Comments in green)

- 4A. Sign location is required to be outside of ROW

5. Land Development Services (Maurice Brooks / 303-739-7294 / mbrooks@auroragov.org / Comments in magenta)

- 5A. No comments.