

WARE MALCOMB

ARCHITECTURE
PLANNING
INTERIORS

CIVIL ENGINEERING
BRANDING
BUILDING MEASUREMENT

March 25, 2025

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

From: Jesse Carano
Ware Malcomb
900 S Broadway Suite 320
Denver, CO 80209

Re: Third Submission / Letter of Introduction
Case Number: 2021-6030-01
Stafford Logistics Center Buildings 2 and 3 – Site Plan Amendment

Dear Josue,

We are pleased to submit the attached Site Plan Amendment for Stafford Logistics Center Filing No. 3 - Building 2 & 3. The overall project area is a 40-acre lot and is contained by East Colfax Ave. to the North, East 13th Ave. to the South, Picadilly Road to the East, and Aurora Sports Park to the West. This project is for an industrial complex that includes the construction of a 252, 595 SF building (Building 2) and a 436,726 SF building (Building 3). It includes parking lots, loading bays, utility servicvees, storm infrastructure and landscaping.

In this amendment, we are adding a proposed security fence, cantilever sliding gate and manual double swing gate to the east parking lot and loading bay of Building 3. There will also be additional access point pedestals for the North and South gate along with knox boxes.

Thank you for your second submission review. We have reviewed your comments and have updated our plans per your comments.

If you have any comments or concerns, please reach out by email or give me a call. I can be reached at 303-561-3333 or jcarano@waremalcomb.com.

Much thanks,



Jesse Carano
Project Manager
Ware Malcomb