



Planning Division  
15151 E. Alameda Parkway, Ste. 2300  
Aurora, Colorado 80012  
phone 303.739.7217

*AuroraGov.org*

April 24, 2025

David Andrews  
Horizon Uptown (Denver) SPV, LLC  
C/O Avanti  
923 Pennsylvania Avenue  
Winter Park, CO 32789

**Re: Development Application DA-1469-19**  
Horizon Uptown Picadilly Road Improvements - Infrastructure Site Plan  
Location: QS:06R,06S – Picadilly Road between 6<sup>th</sup> Avenue and 11<sup>th</sup> Avenue  
Case Number(s): 2025-6019-00

Dear David Andrews:

The Planning Department has received your Development Application and assigned it to Sarah Wile who will be your Case Manager. They will be responsible for processing the application and guiding it through the Planning Department's review process.

The processing start date for this review cycle was Monday, April 21, 2025.  
The City's initial review comments on your application are due to you on Thursday, May 15, 2025.  
Your second submission is due to us on or before Friday, June 6, 2025.  
Our review of your second submission is due to you Monday, June 30, 2025.  
Our date for an administrative decision on your application has been tentatively scheduled for Wednesday, July 16, 2025.

The Planning Department will make every effort to help you meet this schedule, but please note that the dates listed above are dependent on the timelines and completeness of all your submissions. If at any time you think you won't be able to meet a specific deadline, please contact your Case Manager as soon as possible so that we can adjust your schedule. Our schedule is based on actual working days and has already taken into account city holidays.

Under our system of enhanced review, it is possible to achieve a faster processing time than shown above if you respond early to our comments or if fewer submissions are required than originally anticipated.

Please be aware that we have a high volume of cases and need to manage inactive cases. A case is deemed inactive when no required submissions are received for a year or more. A 25% restart fee is required to reactivate a case. Cases inactive for more than 18 months may be closed and retired as incomplete.



For additional information about your application contact Sarah Wile at 303.739.7857. If at any time you have concerns about the timing or content of our reviews or any other questions, you may also call me directly at 303.739.7251.

We look forward to working with you!

Sincerely,

Brandon Cammarata  
Planning Manager  
City of Aurora, Planning Department

cc: Tyler Scarlett - Merrick & Company 5970 Greenwood Plaza Blvd Greenwood Village CO 80111  
Sarah Wile, Case Manager  
Scott Campbell, Neighborhood Services  
Brit Vigil, ODA  
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