

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



August 7, 2023

David Ataian
Xom Global Car Rental, Denver
6130 N Jackson Gap Way
Aurora, CO 80019

Re: Third Submission Review – Economy Rental Parking Expansion - Site Plan Amendment and Plat
Application Number: **DA-2113-01**
Case Numbers: **2017-6049-02; 2023-3018-00**

Dear Mr. Ataian:

Thank you for your third submission, which we started to review on July 20, 2023. 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.

Several important issues remain; however, they can be addressed in a technical submission *after* your Administrative Decision (please see below for details). Please revise your previous work and send us a new submission at that point.

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.

Your estimated Administrative Decision date is set for Wednesday, August 30, 2023.

Please remember that all abutter notices must be sent, and the site notices must be posted at least 10 days prior to the decision date. These notifications are your responsibility and the lack of proper notification will cause the public hearing date to be postponed. It is important that you obtain an updated list of adjacent property owners from the county before the notices are sent out. Take all necessary steps to ensure an accurate list is obtained and coordinate with your case manager.

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: Shannon Petersen - Kimley-Horn 4582 S Ulster St Ste 1500 Denver, CO 80237
Mikaela Moore – Kimley-Horn 380 Interlocken Crescent, Suite 100, Broomfield, CO 80021
Rachid Rabbaa, Case Manager
Jacob Cox, ODA
Filed: K:\\$DA\2113-01rev3.rtf



Third Submission Review

SUMMARY OF KEY COMMENTS FROM ALL DEPARTMENTS

- Please see comments from Real Property (Item 12)
- See outside agency comments from Xcel Energy.

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.
- 1B. Comments were received from outside referral agencies (Xcel Energy). (Please see the attached pdfs at the end of this letter). Add the requested paragraph to the Plat in the technical resubmission after the administrative decision.

2. Completeness and Clarity of the Application

Cover Sheet

- 2A. No comments

3. Zoning and Subdivision Use Comments

Site Plan

- 3A. No comments

4. Streets and Pedestrian Comments

- 4A. No comments

5. Urban Design Comments

- 5A. No comments

6. Signage & Lighting Comments

- 6A. No comments

7. Landscaping Issues (Bill Tesauro / 954-868-0636 / btesauro@auroragov.org / Comments in bright teal)

- 7A. No comments

REFERRAL COMMENTS FROM OTHER DEPARTMENTS AND AGENCIES

8. Civil Engineering (Julie Bingham / 303-739-7403 / jbingham@auroragov.org / Comments in green)

Site Plan

- 8A. No comments

9. Traffic Engineering (Dean Kaiser / 303-739-7584 / djkaiser@auroragov.org / Comments in amber)

- 9A. No comments

10. Fire / Life Safety (Gail Pough / 303-618-4077 / gpough@auroragov.org / Comments in blue)

- 10A. No comments

11. Aurora Water (Chong Woo / 303-739-7249 / cwoo@auroragov.org / Comments in red)

- 11A. No comments



12. Real Property (Maurice Brooks / 303-739-7294 / mbrooks@auroragov.org / Andy Niquette/ 303-739-7325 / aniquett@auroragov.org Comments in magenta)

Site Plan & Plat

12A. (Advisory Comment) Send in the updated Title Commitment to be dated within 30 calendar days of the plat approval date. (This Commitment should be submitted at the time of your final submittal of the electronic Plat for recording.)



Right of Way & Permits

1123 West 3rd Avenue
Denver, Colorado 80223
Telephone: **303.571.3306**
Facsimile: 303.571.3284
Donna.L.George@xcelenergy.com

July 21, 2023

City of Aurora Planning and Development Services
15151 E. Alameda Parkway, 2nd Floor
Aurora, CO 80012

Attn: Rachid Rabbaa

Re: Economy Rental Parking Expansion – 3rd referral, Case # DA-2113-01

Public Service Company of Colorado's (PSCo) Right of Way and Permits Referral Desk inquires that while the property owner/developer/contractor "understood" PSCo's request for specific language to be added to the plat for **Economy Rental Parking Expansion**, the paragraph does not appear on the plat.

Donna George
Right of Way and Permits
Public Service Company of Colorado dba Xcel Energy
Office: 303-571-3306 – Email: Donna.L.George@xcelenergy.com