



December 14, 2023

Erik Gates, Planner
Planning & Development Services
City of Aurora
15151 E. Alameda Parkway
Aurora, CO 80012

RE: Initial Submission Review – Bioscience 5 – Site Plan Amendment
Case Number: 2019-6061-01

Dear Mr. Gates,

In response to your Initial Submission Review, dated 12/07/2023, the following are responses to help address comments and requests received.

Planning:

[Letter of Introduction]

1A: “The description of proposed changes in this letter of introduction needs to be more detailed. Specify both the original general location of the trash enclosure and the new proposed location. Specify that no parking spaces are lost from the total parking count.”

Response: Letter has been updated to provide additional narrative detail requested.

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1B: “Ensure that the proposed amendment changes are shown and bubbled on all sheets where the ADA parking or trash enclosure are shown.”

Response: Red colored clouds and delta-1 have been incorporated into all plans impacted.

Landscaping Issues:

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2A: “Please rev cloud and show changes of the trash enclosure. Staff needs to ensure that code is being met with both fencing and planting.”

Response: Red colored clouds and delta-1 have been incorporated into all plans impacted.

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2B: “Please include a trash enclosure detail.”

Response: Details have been added to sheet.

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Fire / Life Safety:

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3A: "It is difficult to determine the scope of work. Please provide a narrative of the proposed changes. Where were the original parking space(s) and enclosure located?"

Response: North trash enclosure, located within the parking lot, is proposed to move approximately 70' south of previously approved location. Abandoned enclosure location will be repurposed with parking stalls. ADA stall impacted by proposed enclosure move, will be accommodated by re-striping non-accessible stall approximately 190' to the south. No parking stalls will be lost, and no additional changes are proposed within this submission.

We are submitting these responses, along with updated plans, for your acceptance. Please contact us if you have any questions, comments, or concerns.

Sincerely,
MOA Architecture



Brian M. Konczak
Principal