

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



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March 30, 2023

James Spehalski
Cottonwood Creek Investors, LLC
9750 W Cambridge Pl
Littleton, CO 80127

Development Application DA-2019-02

Cottonwood Creek Phase 1 - Site Plan, Two Infrastructure Site Plans and Plat
Location: QS:13AA;13AB – Southeast Corner of E Jewell Avenue and S Monaghan Road
Case Number(s): 2023-4005-00; 2023-3012-00; 2023-6016-00; 2023-6017-00

Dear Mr. Spehalski:

The Planning Department has received your Development Application and assigned it to Dan Osoba who will be your Case Manager. Dan 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, March 27, 2023
The City's initial review comments on your application are due to you on Thursday, April 20, 2023.
Your second submission is due to us on or before Thursday, May 11, 2023.
Our review of your second submission is due to you Friday, June 2, 2023.
Your third submission is due to us on or before Friday, June 16, 2023.
Our review of your third submission is due to you Tuesday, July 11, 2023
Our date for an administrative decision on your application has been tentatively scheduled for Wednesday, July 26, 2023.

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.

For additional information about your application contact Dan Osoba at 303-739-7121. 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: Garrett Graham - PCS Group 200 Kalamath St Denver, CO 80223
Daniel Osoba, Case Manager
Scott Campbell, Neighborhood Services
Jacob Cox, ODA
Filed: K:\SDA\DA-2019-02app.rtf