

15940 S. Golden Rd.
Golden, Colorado 80401
303.284.1276

June 21, 2023

Re: 14001 E. Colorado Ave
Aurora, Colorado 80012
Case No.: 1685588, DA-2360-00
Letter of Introduction

Dear Mr. Bravenec,

The following is our letter of introduction to the project at the address listed above.

- a. **Description of Land Use:** Affordable Multifamily Residential (This is our existing use and we intend to maintain this land use.) We are demolishing one existing building (4 residential units) and constructing a new 3-story building with 22 additional units and accessible community space.
- b. **Location of Project:** Our project is located in the Willow Park neighborhood off of East Colorado Drive.
- c. **Project Size:** 5.01 Acres
- d. **Intensity of Development:**
 - i. **Total Proposed Number of Units:** 86
 - ii. **Dwelling Units / Acre:** 17.2 DU/Acre
- e. **Proposed Waiver to City Code:** N/A
- f. **List of Property Owners & Project Consultants:**
 - i. **Owner / Developer:** Sarah Vogl, Aurora Housing Authority – 720.251.2075
 - ii. **Architect:** Shannon Mulqueen, Studio 646 Architecture – 303.284.1276
 - iii. **Civil Engineer:** Jim Allen, TJC Limited – 303.330.8991
 - iv. **Landscape Architect:** Todd Wenskoski, Livable Cities Studio – 720.699.9179
 - v. **Electrical Engineer:** Jon Wagner, Given & Associates – 303.716.1270
- g. **Site Plan Conforms to City Code:** Our site plan amendment conforms to the city code per use by right and conforming to the zoning land use standards. The project also meets the development and design requirements per Zoning.

Thank you,

Shannon Mulqueen
Associate Designer
Studio646 Architecture, LLC