



February 12, 2025

Rachid Rabbaa, Planner III
City of Aurora Planning Department
15151 E. Alameda Parkway, Suite 2300
Aurora, CO 80012

Re: *Land Dedication Conformance Letter*
 Fine Point Business Park Neighborhood Plan

Dear Mr. Rabbaa,

This letter is to inform you that the Fine Point Business Park Neighborhood Plan is consistent with the public land dedication as shown in the Fine Point Business Park Master Plan Amendment, DA-1964-03, referred to as the Master Plan. Specifically, the portion of land to be dedicated as right-of-way for E. 58th Avenue (2.12 acres) and the portion of land to be dedicated as a drainage tract denoted as PA-1C (2.26 acres) are unchanged by this submittal.

We appreciate your attention to this project and look forward to meeting with you and working with your staff to fully entitle and build this project in the City of Aurora. Should you have any questions please contact me at (303) 974-3625.

Best Regards,

A handwritten signature in black ink, appearing to read "Brad Cooney", with a stylized flourish at the end.

Brad Cooney, P.E.

Kimley-Horn and Associates, Inc.