



December 18, 2020

Ryan Loomis  
City of Aurora  
Planning & Development Services Department  
15151 E. Alameda Parkway  
Aurora, CO 80012

Re: Letter of Introduction – Dunkirk Street Partial Right-of-Way Vacation (DA-1746-24)  
Martin/Martin, Inc. Project No.: 18.1644

Mr. Loomis:

The purpose of this letter is to introduce the proposed partial Right-of-Way (ROW) vacation along Dunkirk Street at the intersection with High Point Boulevard. The existing ROW was dedicated under Reception No. 2019000051233. Currently the proposed public roadway improvements (COA #220107) within the ROW are under construction and anticipated to be completed in the spring of 2021. The existing ROW was recorded in July 2019 and was based on a proposed roundabout design. The City of Aurora provided comments in August 2019 requested the roundabout be significantly reduced in size. The reduction in the roundabout diameter caused a large gap (up to about 20-feet) between the back of public sidewalk and existing ROW. The purpose of the proposed partial ROW vacation is to modify the final ROW boundary to follow 6-inches behind the back of public sidewalk as intended with the original design. All the approved public improvements will remain within the ROW following the proposed ROW vacation. The proposed partial ROW vacation will vacate a total of approximately 0.08 acres between two locations. The proposed land use of the adjacent properties is MU-A.

Based on previous correspondence with the City of Aurora, our understanding is this partial ROW vacation will be processed and approved administratively.

Project Contacts include:

**Adjacent Property Owner**

ACM HIGH POINT VI LLC  
4100 E Mississippi Ave, Ste 500  
Glendale, CO 80246-3053  
ATTN: Ted Laudick  
303-638-9553

**Civil Engineer**

Martin/Martin Inc.  
12499 W. Colfax Avenue  
Lakewood, CO 80215  
ATTN: Adam Bent  
303-431-6100

Please do not hesitate to contact me with any questions.

Sincerely,

Adam Bent, PE  
Project Engineer