



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

AuroraGov.org

September 30, 2024

Michael Goldman
Waterway Gas & Wash Company
727 Goddard Ave
Chesterfield, MO 63005

Re: Technical Submission Review – Waterway Car Wash – Conditional Use and Site Plan with Adjustments
Application Number: **DA-2123-01**
Case Numbers: **2023-6058-00, 2023-6058-01**

Dear Mr. Goldman:

Thank you for your first technical submission, which we started to process on Wednesday, September 11, 2024. Once the last comments from addressing and land development are resolved, this site plan is now ready to go to mylars. Please submit mylars to Access Aurora at the Aurora Municipal Center. When resolved, use the mylar checklist available from the City of Aurora Website, and please feel free to reach out if you have any questions on the final requirements.

As always, if you have any comments or concerns, please let me know. I may be reached at (303) 739-7220 or bbravenec@auroragov.org.

Sincerely,

Ben Bravenec
Planner I

cc: Julie Rentz, 7600 E Orchard Rd Suite 150-N, Greenwood Village CO, 80111
Ben Bravenec, Case Manager
Lori Anne Thennes, ODA
Filed: K:\SDA\2123-01tech1.rtf



Technical Submission Review

PLANNING DEPARTMENT COMMENTS

1. Community Questions, Comments, and Concerns

1A. Approved

2. Completeness and Clarity of the Application

2A. Please submit mylars and mylar checklist once the remaining comments from land development and addressing have been addressed.

3. Urban Design and Site Plan Issues

3A. Approved

4. Architectural Design

4A. Approved

5. Landscaping Issues (Bill Tesauro / 954-868-0636 / btesauro@auroragov.org / Comments in Teal outlined in Red)

Sheets 05

5A. Approved

6. Addressing (Phil Turner / (303) 739-7271 / pturner@auroragov.org)

6A. Please submit a preliminary digital addressing .SHP or a .DWG file as soon as possible. This digital file is used for street naming, addressing and preliminary GIS analysis. Include the following layers as a minimum:

- Parcels
- Street lines
- Building footprints (If available)

6B. Please ensure that the digital file is provided in a NAD 83 feet, State plane, Central Colorado projection so it will display correctly within our GIS system. Please provide a CAD .dwg file that is a 2013 CAD version. Please eliminate any line work outside of the target area. More information can be found at:
<https://auroragov.org/CADtoGISstandards>
OR by contacting CADGIS@auroragov.org

REFERRAL COMMENTS FROM OTHER DEPARTMENTS AND AGENCIES

7. Life Safety (Stephen Kirchner / 303-739-7489 / stkirchn@auroragov.org / Comments in blue)

Sheet 12

7A. Approved

8. Forestry (Rebecca Lamphear / 303-739-7139 / rlamphea@auroragov.org)

8A. Approved.

9. Land Development Review (Roger Nelson / 720-587-2657 / ronelson@auroragov.org / Comments in magenta)

9A. Please see the repeated comments on the first two pages of the Site Plan. (The proposed Monument sign will need to be covered by a License Agreement).

9B. Submit documents to Licenseagreement@auroragov.org to start the process. (repeated comment).

9C. Begin the easement dedication process by submitting the easement documents to dedicationproperty@auroragov.org.)

10. Utilities (Jennifer Wynn / (734) 258-6523 / jwynn@auroragov.org / Comments in Red)

10A. Approved



11. Civil Engineering (Sarah Siggue / (303) 960 1349 / ssiggue@auroragov.org / Comments in Green)

Sheet 02

11A. Approved

12. Traffic Engineering (Jason Igo / (303) 739 7584 / jigo@auroragov.org)

12A. Approved

13. Arapahoe County Planning Division (Terri Maulik / (720) 874-6650)

13A. Approved

14. Xcel Energy (Donna George / (303) 571-3306 / donna.l.george@xcelenergy.com)

14A. No further comments