



Planning Division
15151 E. Alameda Parkway, Ste. 2300
Aurora, Colorado 80012
phone 303.739.7217

AuroraGov.org

April 22, 2025

Matt Hopper
Aerotropolis Area Coordinating Metro District
8390 E Crescent Pkwy Ste 300
Greenwood Village, CO 80111

Re: Third Technical Review: 26th Avenue – Infrastructure Site Plan and Plat
Application Number: **DA-2062-39**
Case Number: **2022-6048-00, 2022-3078-00**

Dear Matt Hopper:

Thank you for your technical submission. We have reviewed your plans and attached our comments along with this cover letter. There are a few items to resolve; therefore, you will need to make another technical submission. Please revise your plans and resubmit by May 20, 2025.

Note that all our comments are numbered. When you resubmit, include a cover letter specifically responding to each item. The Planning Department reserves the right to reject any resubmissions that fail to address these items. If you have made any other changes to your documents other than those requested, be sure to also specifically list them in your letter.

Please be advised, projects that go one year without a submission will be considered inactive and require a 25% restart fee to be reactivated. After 18 months of inactivity, projects that are not reactivated will be closed and retired.

As always, if you have any comments or concerns, please give me a call. I may be reached at 303-739-7261.

Sincerely,

Debbie Bickmire, Senior Planner
City of Aurora Planning and Development Services

cc: Dave Center – ARTA
Margie Krell, AECOM
Jacob Cox, Director of Development Services
Justin Andrews, ODA
Filed: K:\\$DA\2062-39tech3.rtf



Third Technical Review

PLANNING DEPARTMENT COMMENTS

1. Completeness and Clarity of Application

Site Plan

- 1A. Please move the site plan notes to Sheet 2 and put the signature blocks on the cover sheet.
- 1B. Replace “RSN” references with case numbers.

REFERRAL COMMENTS FROM OTHER DEPARTMENTS AND AGENCIES

2. Traffic Engineering (Dean Kaiser / djkaiser@auroragov.org / Comments in amber)

Site Plan

- 2A. Add the ADT and design speed to the roadway typical section.

3. Real Property (Maurice Brooks / mbrooks@auroragov.org / Comments in magenta)

Site Plan

- 3A. Add the standard site plan note provided on the cover sheet.

Plat

- 3B. Provide a Statement of Authority showing the person authorized to sign for each ownership.
- 3C. Address text edits and overwrites per the notations on the redlines.
- 3D. Add the surveyor’s email address.
- 3E. Update the Title Commitment information in Note #5.
- 3F. Update the Title Commitment to be within 30 calendar days of the plat approval date. The commitment should be submitted at the time of final submission of the electronic plat for recording.
- 3G. Provide the Certificate of Taxes Due obtained from the County Treasurer’s Office showing taxes are paid in full up to and through the plat approval date of recording. This Certificate of Taxes should be submitted at the time of your final submittal of the electronic plat for recording.
- 3H. Please be advised - there may be some items that were not shown or pointed out in this review. The Subdivision Plat checklist is to be utilized as a guide. Any items not adhering to the Checklist may be pointed out in this or subsequent reviews, then it is up to the Surveyor to have those changes made prior to the final submission of the plat for electronic recording.