



15151 E. Alameda Parkway, Ste. 5900  
Aurora, Colorado 80012  
303.739.7010

[AuroraGov.org](http://AuroraGov.org)

October 24, 2024

Nancy Floyd  
Crestone Peak Resources Midstream  
1631 Manila Rd.  
Bennett, CO 80102

RE: Initial Submission Review

Lussing Trust North Lateral - Site Plan Amendment #16  
Location: QS:12AG – Jewell Ave and Watkins Rd  
Case Number(s): 2023-6048-11

Dear Ms. Floyd:

Thank you for your initial submission, which we started to process on Monday, September 30, 2024. We reviewed it and attached our comments along with this cover letter. The first section of our review highlights our major comments. The following sections contain more specific comments, including those received from other city departments and community members.

Minor adjustments are needed. Please revise your previous work and send final/technical submission by Monday, October 31, 2024. Your administrative decision (AD) date is tentatively set for Wednesday, November 13, 2024. 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.

As always, if you have any comments or concerns, please contact me. I can be reached at 303-739-6824 or [malvarez@auroragov.org](mailto:malvarez@auroragov.org).

Sincerely,

Maria Alvarez, MURP  
Senior Oil and Gas Planner  
Energy & Environment Division  
City of Aurora

cc: Kacy Williams, Westwood Team 10333 E Dry Creek Rd Ste 240 Englewood CO 80112  
Scott Campbell, Neighborhood Liaison  
Lorianne Thennes, ODA  
Filed: K:\\$DA\2201-10Tech.rtf



## ASPEN SOUTH LATERAL - SITE PLAN AMENDMENT #15

### **SUMMARY OF KEY COMMENTS FROM ALL DEPARTMENTS**

- See External Comments (Page 2-3)
- See Land Review Services Comments (Page 3)

### **REVIEWERS**

- Energy & Environment – Maria Alvarez / 303-739-6824 / [malvarez@auroragov.org](mailto:malvarez@auroragov.org) / Comments in dark teal
- Land Review Services – Grace Gray / 303-739-7277 / [ggray@auroragov.org](mailto:ggray@auroragov.org) / Comments in magenta

### **STAFF AND EXTERNAL COMMENTS**

#### **1. (Energy & Environment) – Letter of Introduction**

- 1A. Please replace text: Energy and Carbon Management Commission (ECMC).
- 1B. Please add signature.

#### **2. (Energy & Environment) - Neighborhood Meeting Schedule & Results / Response to Public Comments**

- 2A. The Neighborhood Meeting requirement was waived during the Pre-Application meeting on 2/22/2024.

#### **3. External Comments received by the City:**

- **Name:** Donna George  
**Organization:** PSCo / Xcel Energy,  
**Address:** 1123 W. 3rd Ave, Denver CO 80223  
**Email:** ([donna.l.george@xcelenergy.com](mailto:donna.l.george@xcelenergy.com))

**Comment:** Letter Attached

Public Service Company of Colorado's (PSCo) Right of Way & Permits Referral Desk has reviewed the site plan for Lussing Trust North Lateral. Please be aware PSCo owns and operates existing both overhead and underground electric distribution facilities along Monaghan Road. Bear in mind that per OSHA standards, a minimum 10-foot radial clearance must be maintained at all times from all overhead electric facilities including, but not limited to, construction activities and permanent structures.

Note that proper clearances must be maintained including ground cover over buried facilities that should not be modified from original depths. In other words, if the original cover is changed (by less or more), PSCo facilities must be raised or lowered to accommodate that change. Contact Colorado 811 for locates before excavating. Use caution and hand dig when excavating within 18-inches of each side of the marked facilities. Please be aware that all risk and responsibility for this request are unilaterally that of the Applicant/Requestor.

- **Name:** Terri Maulik  
**Organization:** Arapahoe County Planning Department  
**Address:** 6924 S. Lima St. Centennial, CO 80112  
**Email:** ([referrals@arapahoe.gov](mailto:referrals@arapahoe.gov))

**Comment:** Received Text via Portal

Thank you for the opportunity to review and comment on this project. The Arapahoe County Planning Division Has no comments; however, other departments and/or divisions may submit comments

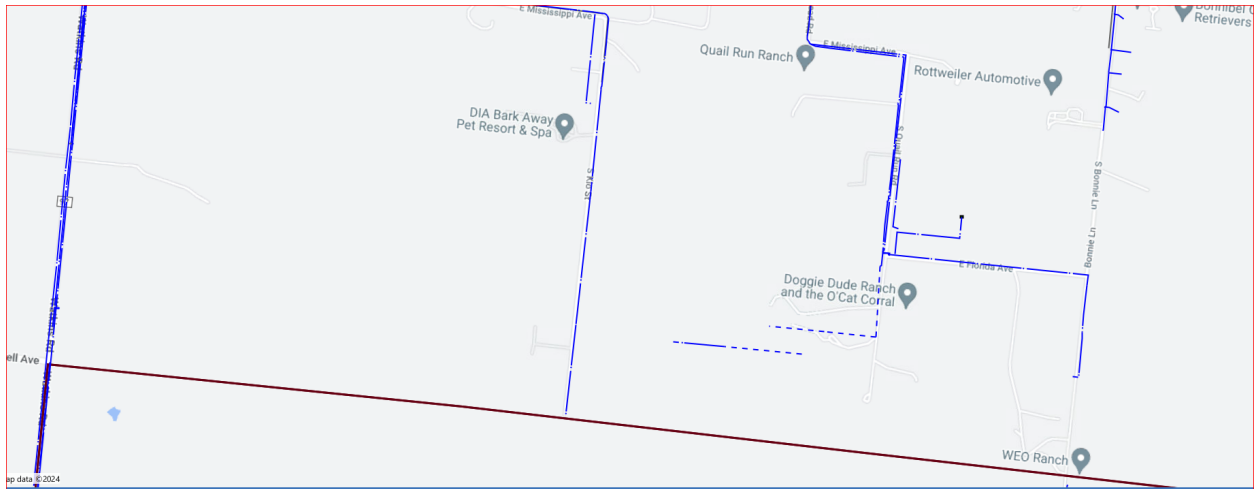
- **Name:** Dennis O'Dell  
**Organization:** Lumen Plat Review,  
**Address:** 5325 Zuni St Denver CO 80221  
**Email:** ([dennis.odell@lumen.com](mailto:dennis.odell@lumen.com))



**Comment:** Letter Attached

Our engineer has reviewed this plat, and their comments are: "Lumen has RESERVATIONS. If developer has any digging, they need to do locates (811) and let Lumen know if any issues. See in

yellow. BLUE are Fiber lines. Developer will call out Locates (811) before digging and developing land. If any utilities need to be adjusted, Developer will be responsible for billing and relocation."



**4. License Agreement/Assignment Transfer**

Land Review Services Has requested copies of DJ South Gathering System assignment and associated midstream transfer agreement to Crestone Peak Resources Midstream, lateral road crossing licenses. Land Review Services Review will make changes once documents are submitted.