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February 5, 2024

Ms. Sarah Wile
City of Aurora, Planning Division
15151 E. Alameda Parkway, Ste. 2300 Aurora, CO 80012

Re: Aurora One – Master Plan Amendment with Adjustment
Application Number: DA-2241-08
Case Number: 2020-7004-01

Dear Ms. Wile:

This letter is in response to the City of Aurora's comments dated January 9, 2024. Comment responses are shown in *red*. No redline responses are provided with this submission. We look forward to the City's approval this amendment.

Please don't hesitate to contact me with any questions or concerns.

Sincerely,

A handwritten signature in blue ink, appearing to read 'Julie Gamec', is written over a horizontal line.

Julie Gamec
THK Associates, Inc. | Principal

Third Submission Review

1. Planning

1A. There are no additional Planning comments at this time. *Noted.*

2. Traffic Engineering

2A. Comments were not provided by the required deadline. They will be sent directly to the applicant by the end of this week. *No additional comments were provided. Checked with planning and traffic on 1/30/24.*

3. Civil Engineering

3A. Ensure that the sections in Tab 11 match the PIP. *Updated.*

3B. Please omit the highlighted text on Page 3 of the PIP. The PIP should definitively define the sections of major arterials and collectors rather than pushing the determination until after approval. *Language has been added per Jacob Cox's email dated 1/24/24.*

4. PROS

4A. Add a note to Tab 9 that PA-7 will be constructed by the developer. *Updated.*

4B. In the Open Space and Circulation Map on Tab 9, revise the acreage of PA-15 to be 2.99 acres to match Forms D and J. *Updated.*

4C. In Tab 8, the acreages don't match what is in Form J and on the Open Space and Circulation Map. Change PA-4 to 1.70 acres and PA-13 to 2.41 acres. *Updated.*

4D. For clarity, add the following note to Tab 8: "Required on-site land dedication of 25.68 acres will be met with a total of 25.70 acres on site." *Updated.*