



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

Worth Discovering • [auroragov.org](http://auroragov.org)

July 8, 2022

Matt Hopper  
Summit Strategies  
6331 S Blackhawk Way  
Centennial, CO 80016

**Re: Second Submission Review:** The Aurora Highlands Parkway Phase 2 - Site Plan  
**Application Number:** DA-2062-34  
**Case Numbers:** 2022-3035-00

Dear Mr. Hopper:

Thank you for your submission. We reviewed your plans and attached our comments along with this cover letter. Numerous items still need to be addressed; therefore, you will need to make another submission. Please revise your previous work and send us a new submission on or before July 22, 2022.

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 give me a call. I can be reached at 303-739-7261.

Sincerely,

Deborah Bickmire, Senior Planner  
City of Aurora Planning Department

cc: Patrick Chelin, Matrix Design Group, Inc.  
Scott Campbell, Neighborhood Liaison  
Jacob Cox, ODA  
Filed: K:\SDA\2062-34rev2.rtf



## *Second Submission Review*

### **1. Real Property** (Roger Nelson / 720-587-2657 / [ronelson@auroragov.org](mailto:ronelson@auroragov.org) / Comments in magenta)

- 1A. Provide a title commitment dated within 120 days of the subdivision plat approval covering all the subdivided property.
- 1B. Provide the Gun Club Road vacation ordinances.
- 1C. Provide the most recent AES Board Monument records for N 1/16<sup>th</sup> S25|S30, W 1/4 S30, NW 1/16<sup>th</sup> S30, and C-W 1/16<sup>th</sup> S30.
- 1D. Add another sheet if needed to accommodate labeling easement bearings and distances.
- 1E. The vicinity map must show the outline of the property being subdivided and its relationship to existing street rights-of-way (with street name labels) within a 1/2 mile.
- 1F. Label bearings and distances of existing easements.
- 1G. If the 1/16<sup>th</sup> Corner was destroyed, then you have a responsibility to restore that monument per AES Board Rule.
- 1H. Address all comments and notations on the redlines.