

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



October 12, 2023

Elizabeth Likovich
AIMCO
2582 S. Ulster St., Ste 1450
Denver, CO 80237

Re: Technical Submission Review – Bioscience 4 – Site Plan
Application Number: **DA-1233-54**
Case Numbers: **2023-6004-00**

Dear Ms. Likovich:

Thank you for your technical submission, which we began to review on September 14th, 2023. We have reviewed your plans 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.

There were no more comments from our departments as of this review. Please coordinate with Land Development Review for any remaining minor comments before submitting your final Mylars. When you are ready to submit Mylars, please upload a clean copy of the site plan to the portal and send in the attached Mylar checklist along with your Mylar sheets.

If you have made any other changes to your documents, you will need to make another submission and include a letter to specifically list the changes made.

As always, if you have any comments or concerns, please let me know. I may be reached at 303-739-7134 or egates@auroragov.org.

Sincerely,

A handwritten signature in cursive script that reads "Erik Gates".

Erik Gates, Planner I
City of Aurora Planning Department

cc: Betsy Lawton, Tryba Architects, 1620 Logan Street, Denver CO 80203
Cesarina Dancy, ODA
Filed: K:\SDA\1233-54tech1



Technical Submission Review

SUMMARY OF KEY COMMENTS FROM ALL DEPARTMENTS

- Please coordinate with Land Development Services to address any remaining comments prior to submitting your Mylar set. [Land Development Services]

PLANNING DEPARTMENT COMMENTS

1. Community Questions, Comments, and Concerns

1A. No external or public comment responses were received with this referral.

2. Completeness and Clarity of the Application

2A. There were no more completeness or clarity comments on this review.

3. Streets and Pedestrian Comments

3A. There were no more streets or pedestrian issues identified on this review.

4. Parking Comments

4A. There were no more parking comments on this review.

5. Architectural and Urban Design Comments

5A. There were no more architectural or urban design comments on this review.

6. Signage & Lighting Comments

6A. There were no more signage or lighting comments on this review.

REFERRAL COMMENTS FROM OTHER DEPARTMENTS AND AGENCIES

7. Civil Engineering (Julie Bingham / 303-739-7403 / jbingham@auroragov.org / Comments in green)

7A. There were no more Civil Engineering comments on this review.

8. Traffic Engineering (Carl Harline / 303-739-7584 / charline@auroragov.org / Comments in amber)

8A. There were no more Traffic Engineering comments on this review.

9. Fire / Life Safety (Erick Bumpass / 303-739-7627 / ebumpass@auroragov.org / Comments in blue)

9A. There were no more Fire/Life Safety comments on this review.

10. Aurora Water (Iman Ghazali / 303-807-8669 / ighazali@auroragov.org / Comments in red)

10A. There were no more Aurora Water comments on this review.

11. Land Development Review (Maurice Brooks / 303-739-7294 / mbrooks@auroragov.org / Comments in magenta)

11A. Comments from Land Development Review are forthcoming. Please reach out to the reviewer directly for updates and comments.



MYLAR CHECKLIST

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Instructions: The applicant shall confirm that each item listed below has been completed by checking each box or writing not applicable (N/A) and signing and dating the bottom of the form before submitting MYLARs to the Planning Case Manager.

- All required city fees have been paid (verify this with the Planning Case Manager).
- Comments from all departments have been addressed and all changes to the MYLARs have been approved by the affected departments prior to submittal of the final MYLARs to the Planning Case Manager.
- Drainage plan approved and civil drawings near completion.
- The effective date on the title work and Certificate of Taxes Due is within 30 days of final city approval of the plan.
- If an Avigation Easement is required, a copy of the recorded document has been submitted to the Planning Case Manager and the City Clerk and Recorder.
- The surveyor, property owner(s), and mortgage company have signed both cover sheets with **black indelible ink**.
 - Please ensure that the signatures, stamps and seals text do not smear
- The notary has filled in the signature block and applied their indelible stamp in **black indelible ink**.
 - Please ensure that the stamp does not smear
- The surveyor has applied their stamp and signed their name through the stamp.
 - Please ensure that the stamp does not smear
- Submit one complete set of signed and notarized MYLARs and one additional signed and notarized cover sheet for each site plan, CSP, GDP, FDP, etc. Subdivision plats require submittal of one set of signed and notarized MYLARs.
 - **Adams County**
 - a. One complete set of signed and notarized MYLARs in 18 inch by 24 inch format
 - b. One additional signed and notarized MYLAR cover sheet in 24 inch by 36 inch format for the city
 - c. For plats one complete set 18 inch by 24 inch
 - **Arapahoe County & Douglas County**
 - a. One complete set of signed and notarized MYLARs in 24 inch by 36 inch format
 - b. One additional signed and notarized MYLAR cover sheet in 24 inch by 36 inch format for the city
 - c. Please note that all MYLARs shall be four millimeters thick, double mat, reverse print/burn, and photo quality
 - d. For plats, one complete set of 24 inch by 36 inch plats

**Allow 10 or more business days for Mylar processing*

Project Name: _____ DA #: _____

Applicant Signature: _____ Date: _____

Phone: _____ Email: _____