



## **KINGS POINT ISP EAST AND WEST:**

### **INTENT**

In September of 2021, Kings Point North Master Plan Amendment #3 was submitted to Aurora. Comments have been received and addressed concurrently with this application. Given the limited number of comments that impact the backbone infrastructure of Kings Point North, we are pleased to submit Infrastructure Site Plan East and West. Per agreements with surrounding neighborhoods, Kings Point North must install the road connection from S. Parker Rd. to existing E. Dry Creek Road near Liberty Middle School. Given the lengthy construction process to connect these two roads, it was determined the most expeditious review process is an ISP for the backbone infrastructure necessary to make the connection.

### **ADJUSTMENTS**

No adjustments are requested for this application.

### **VEHICULAR CIRCULATION**

Kings Point North ISP's have two primary roads that traverse the site. E. Aurora Parkway (arterial) is proposed to connect S. Parker Road to the roundabout at Kings Point Drive. The second primary road is Kings Point Drive (collector); it connects E. Aurora Parkway to existing E. Dry Creek Road near Liberty Middle School. Kings Point Drive will serve as the vehicular backbone for the northern portion of the site. Existing S. Ireland Way will remain on its existing alignment south of E-470 and will tie into Kings Point Drive north of E-470. A series of local roads will connect existing S. Ireland Way in the Antelope neighborhood back to Kings Point Drive. This alignment was negotiated with the City of Aurora and surrounding neighborhoods with previously unrecorded CSP's and will remain as previously proposed.

### **LANDSCAPE**

The proposed landscape design further enforces the character of the development by providing enhanced native landscapes throughout the community that are reminiscent of the natural landscape in the area and surrounding neighborhoods. Street trees and shrubs on primary roads are clustered into groups as much as possible, while meeting code requirements. Native prairie grasses will be used to give the project the feel that the development was placed into the natural setting.

### **PEDESTRIAN CIRCULATION**

The High Plains Trail was constructed along the north side of E-470 along the Kings Point frontage. ISP West includes the future alignment of the High Plains Trail connection to S. Parker Road along the southern boundary of Kings Point North. Additional trail connections between Kings Point Drive and High Plains Trail will be designed with adjacent filings. Approximate locations are depicted on the Master Plan Amendment #3.

### **PROTECTION OF NATURAL FEATURES, RESOURCES, AND SENSITIVE AREAS**

The Antelope Creek corridor traverses the site from north to south. The alignment of Kings Point Drive has been designed to get as close to E-470 at Antelope Creek as possible. This limits the disturbance to existing terrain and vegetation in the corridor. Kings Point Drive has also been located to parallel E-470 throughout much of the community, creating an additional setback/buffer and opening up the views along E-470.

**BLACK FOREST ORDINANCE**

The Black Forest Ordinance is applicable to Kings Point North. Tree surveys and analysis have been completed this year, and the City of Aurora Forestry Division has been included in the correspondence. A tree mitigation plan has been included, highlighting impacts to the identified areas.