



Planning Division
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303.739.7250

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August 2, 2022

David Carro
Clayton Properties Group II
4908 Tower Road
Denver CO 80249

Re: Tech Submission Review: Green Valley Ranch East Site Plan No. 5, Amendment No. 2
Minor Site Plan Amendment and Plat
Application Number: DA-1662-23
Case Number(s): 2019-4022-02; 2021-3047-00

Dear Mr. Carro:

Thank you for your technical submission, which we started to process on July 6, 2022. We have reviewed your plans and attached our comments along with this cover letter.

There are a few minor comments remaining. Please revise your previous work and send us a new submission on or before August 19, 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 feel free to call or email me. I may be reached at efuselier@auroragov.org or 303-739-7450.

Sincerely,

Liz Fuselier, Planner I
City of Aurora Planning Department

cc: Mike, Weiher, Terracina Design, 10200 E. Girard Ave., STE A-314, Denver CO 80231
Scott Campbell, Neighborhood Liaison
Filed: k:\\$DA\1622-23tech1



Technical Review

REFERRAL COMMENTS FROM OTHER DEPARTMENTS AND AGENCIES

1. Public Works (Kristin Tanabe / ktanabe@auroragov.org / 303-739-7306 / comments in green)

1A. Approved

2. Real Property (Roger Nelson / Ronelson@auroragov.org / 303-739-7294 / comments in magenta)

Plat

2A. Approved

Site Plan

2B. Approved

3. Landscape (Deborah Bickmire/ DBickmire@auroragov.org / 303-739-7261)

Landscape details:

3A. Revise fence details.

3B. Sheet 19: this is the lot typical for the 2 new lots. Confirm the fence will end at the rear corner of the house since the side yard will face 52nd Avenue.

Site Plan Amendment:

3C. No cloud necessary. This is your tracking, not ours.

3D. Only red cloud Amendment 2. Move Delta 1 up toward Amendment 1.

3E. Sheet 6: Please verify. I count 48. Must have street frontage to be a standard lot.