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January 14th, 2025

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

From: Jesse Carano
Ware Malcomb
900 S Broadway Suite 320
Denver, CO 80209

Letter of Introduction
Centrepoint Filing No. 8
Development Application Number: DA-1489-23

Dear Ms. Muca,

We are pleased to submit our Site Plan amendment package for Centrepoint Filing no. 8. Please find our narrative for the above referenced project below.

Narration

The proposed amendments to the approved site plan for the Aurora Metro Parcel B project are as follows. There is a portion of the sidewalk along the western side of South Fraser Court that has shifted to attached. This was done so that slopes between the back of the proposed walk and the existing parking lot to the west of the site will stay below 3:1. The associated landscaping in this area has also been updated to accommodate the attached walk. Additionally, the overlot grading for Block 1 has been updated. There are also utility stubs that are provided to all lots. Lastly, access drives have been provided for Block 2 and Block 4.

Please let me know if there are any further questions or items that need to be discussed as a result of these amendments to the approved site plan for the Aurora Metro Parcel B2 – Sprouts project.

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The ownership and consultants for this project can be found below:

Owner – Aurora Parcel B, LLC
Bill Parkhill
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303.829.8811

Ware Malcomb – Civil
Jesse Carano
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Norris Design – Landscape Architects
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Thank you for your consideration and insights into this project. We look forward to working with you through the course of this project.

Much thanks,



Jesse Carano
Senior Project Manager
Ware Malcomb