



March 22nd, 2024

Brandon Cammarata, AICP | Planning Manager
Planning & Development Services
City of Aurora
15151 E. Alameda Pkwy | Suite 2300
Aurora, CO 80012

RE: **(DA-1925-11)** Harmony F15 Subdivision Plat & Site Plan 5 –
Extension of Period of Validity Request

On behalf of Melcor TC/ Aurora, LLC, please accept this letter as an extension request for the unrecorded Harmony F15 Subdivision Plat and Site Plan 5.

On May 5th, 2023, Dan Osoba gave our development team the go ahead to submit a signed and notarized F15 Subdivision Plat and Site Plan 5 for recordation. However, because of current housing market conditions along with offsite drainage detention issues we are currently working to resolve with the City, we are requesting a one-year extension for the unrecorded Subdivision Plat and Site Plan.

Per UDO Section 5.3.14, Lapsing of Approvals, this would extend the period of validity for the Subdivision Plat & Site Plan to May 5th, 2025. In addition, UDO Section 5.3.14.C.1, Extensions of Period of Validity, states that “Following such one-year extension, the Planning and Zoning Commission may approve one additional extension of validity for a time not to exceed two years for good case shown”.

Please let me know if there’s any additional information I can supply in order to grant this extension request. Thank you very much.

Sincerely,

Garrett Graham

Garrett Graham – PCS Group, Inc
720-465-2261

pcs group

MAIL

PO Box 18287
Denver, CO 80218

LOCATION

200 Kalamath Street
Denver, CO 80223

CONNECT

(303) 531-4905
www.pcsgroupco.com