



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 5<sup>th</sup>, 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**

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