



Planning Division
15151 E. Alameda Parkway, Ste. 2300
Aurora, Colorado 80012
phone 303.739.7217

AuroraGov.org

January 2, 2025

Orlando Martinez
1530 Quebec St
Denver, CO 80220

Re: Second Submission Review: Martinez Minor Subdivision Filing No 1 Amdt 1 – Plat Amendment
Application Number: DA-2192-01
Case Numbers: 2024-3052-00

Dear Orlando Martinez:

Thank you for your second submission, which we started to process on December 17, 2024. We have reviewed your plans and attached our comments along with this cover letter. The first section of our review highlights our major comments. The following sections contain more specific comments, including those received from other city departments and referral agencies.

At the time this letter was drafted, the review from Land Development Services was outstanding. Once the review from Land Development Services has been completed, those review comments will be provided. Please revise your previous work and send us a new submission for technical review.

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 let me know. I may be reached at 303-739-7126 or jfettig@auroragov.org.

Sincerely,

Jeremiah Fettig, AICP – Planner II
City of Aurora Planning Department

Attachments: Xcel Energy Comments

cc: Jim Rogers, Aegis Surveying Inc., 3395 Yates St, Denver, CO 80212
Cesarina Dancy, ODA
Filed: K:\\$DA\2192-01rev2.docx



Second Submission Review

SUMMARY OF KEY COMMENTS FROM ALL DEPARTMENTS

- Payment of drainage fees prior to recordation of the plat.

PLANNING DEPARTMENT COMMENTS

1. Community Questions, Comments, and Concerns

1A. Fourteen (14) registered neighborhood organizations and seven (7) abutting property owners were notified of the application. As of the date of this letter, no public comments have been received. Therefore, no neighborhood meeting will be required. Review comments were received by one (1) outside agency and have been incorporated into this letter.

2. Completeness and Clarity of the Application

2A. Pay the storm drain development fee before the recordation of the plat.

3. Plat Comments

3A. Planning has reviewed and has no comments at this time.

REFERRAL COMMENTS FROM OTHER DEPARTMENTS

4. Civil Engineering (Christopher Eravelly / ceravell@auroragov.org / Comments in green)

4A. Civil Engineering’s comment relates to the 25-foot radius ROW currently shown as Tract dedication. Land Development Services is to make the final determination.

5. Aurora Water / Taps Office (Melody Oestman/ moestman@auroragov.org)

5A. Storm drain development fee of \$360.18 due before recordation of the plat.

6. Land Development Services (Roger Nelson / 720-587-2657 / ronelson@auroragov.org / Comments in magenta)

6A. The review from Land Development Services has not been completed at this time. Comments from this review will be provided once they have been received.

7. Land Development Services – Easements (Grace Gray / 303-739-7277 / ggray@auroragov.org)

7A. Advisory comments: all new easements to be dedicated by plat. Easement releases are to be submitted to releaseeasements@auroragov.org. Encroachments in easements require a license agreement.

REFERRAL COMMENTS FROM OTHER AGENCIES

8. Xcel Energy

8A. Comment letter attached.



Right of Way & Permits

1123 West 3rd Avenue
Denver, Colorado 80223
Telephone: **303.571.3306**
Facsimile: 303.571.3284
donna.l.george@xcelenergy.com

December 18, 2024

City of Aurora Planning and Development Services
15151 E. Alameda Parkway, 2nd Floor
Aurora, CO 80012

Attn: Jeremy Fettig

Re: Martinez Minor Subdivision F1 A1 – 2nd referral, Case # DA-2192-01

For **Martinez Minor Subdivision F1 A1**, Public Service Company of Colorado's (PSCo) Right of Way & Permits Referral Desk reminds the property owner/developer/contractor to:

1. complete the application process for any new natural gas or electric service, or modification to the existing facilities natural gas distribution facilities along the west property line, and underground electric distribution facilities along the west and south property lines via [xcelenergy.com/InstallAndConnect](https://www.xcelenergy.com/InstallAndConnect)
2. if additional easements need to be acquired by separate PSCo document (i.e. transformer), a Right-of-Way Agent will need to be contacted by the Designer
3. contact Colorado 811 for utility locates prior to construction

Donna George
Right of Way and Permits
Public Service Company of Colorado dba Xcel Energy
Office: 303-571-3306 – Email: donna.l.george@xcelenergy.com