

June 17, 2021

City of Aurora - Planning and Development Services
Planning Division
15151 E. Alameda Parkway, Ste. 2300
Aurora, Colorado 80012

Re: Fourth Submission Review – Verizon Mobile Switching Center – Site Plan Amendment Comment Responses

Application Number: DA-1005-27
Case Number: 2002-6002-07

Generally

1A. The Preliminary Drainage Letter has been approved.

Response: Noted

Sheet 3

1B. Include the existing and proposed storm sewer on the grading plan.

Response: Drawings have been revised as required.

1C. Label the slope of the swale.

Response: Drawings have been revised as required.

1D. Label the retaining wall. Indicate the maximum height or height range.

Response: Dimensional notes added to architectural site plan wall notes.

1E. The minimum slope for non-paved areas is 2%.

Response: Per City of Aurora engineering department, we are allowed to have shallower swale and grading due to grading constraints.

Sheet 5

1F. The fence was included in the call-out for the CMU wall on the Site Plan. Please include the fence in the detail per the redlines.

Response: The low CMU block retaining wall per detail B sheet 5 of 13, is located around the new stand-by generators only and does not have any fencing installed above or on it. "Fencing" only occurs on the CMU block wall that surrounds the overall property.

2. Fire / Life Safety (John Van Essen / 303-739-7489 / jvanesse@auroragov.org / Comments in blue)

2A. Fire/Life Safety comments have been addressed.

Response: Noted.

3. Forestry (Rebecca Lamphear / 303-739-7139 / rlamphea@auroragov.org / Comments in purple)

3A. Forestry comments have been addressed.

Response: Noted.

4. Real Property (Maurice Brooks / 303-739-7294 / mbrooks@auroragov.org / Comments in magenta)

Sheet 2

4A. This new fence and block wall should be covered by a License Agreement for its encroachment into the existing Drainage easement. Contact Grace Gray at ggray@auroragov.org with questions on this

process. This must be completed prior to approval of the Site Plan Amendment.

Response: Notes have been added to site plan indicating that the existing stormwater easement will be vacated under separate documents, and that a new stormwater easement will be recorded under separate document. With this, the new CMU block wall does not fall within the drainage easements.

End