

Planning Division  
15151 E. Alameda Parkway, Ste. 2300  
Aurora, Colorado 80012  
303.739.7250



May 18, 2021

Steven Fabos  
Original Desserts  
2780 N Tower Rd  
Aurora CO 80011

**Re: Second Submission Review:** North Tower Road Subdivision No.1 - Replat  
**Application Number:** DA-2263-00  
**Case Number:** 2021-3008-00

Dear Mr. Fabos:

Thank you for your second submission, which we started to process on April 29, 2021. We reviewed it and attached our comments along with this cover letter. The following sections contain more specific comments, including those received from other city departments, outside agencies, and neighborhood groups.

Since only a few important issues remain, you will need to make another submission *after* your administrative decision scheduled for June 2, 2021. Include a comment response letter to all comments in this letter including the neighborhood comments.

Please coordinate with your case manager for the required Notice of Pending Administrative Decision that is required to be sent to abutting property owners at least 10 days before the decision date. Additionally, notice signs are required to be posted on the property at least 10 days prior to the decision date. Coordinate with your case manager to pick up the signs up this week.

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 give me a call. I may be reached [abenton@auroragov.org](mailto:abenton@auroragov.org) or 303-739-7209.

Sincerely,

*Antonnio Benton II*

Antonnio Benton II, Planner I  
City of Aurora Planning Department



## *Second Submission Review*

### **SUMMARY OF KEY COMMENTS**

- Address comments provided from Real Property

### **PLANNING DEPARTMENT COMMENTS**

1. **Planning Comments** (Antonnio Benton II / [abenton@auroragov.org](mailto:abenton@auroragov.org) / 303-739-7209 / Comments in teal)
  - 1A. Approved, no comments.

### **REFERRAL COMMENTS FROM OTHER DEPARTMENTS AND AGENCIES**

2. **Real Property** (Andy Niquette / [aniquette@auroragov.org](mailto:aniquette@auroragov.org) / 303-739- / Comments in pink)
  - 2A. See the red line comments on the plat.
  - 2B. Delete the phrase: “**BY THIS PLAT**” throughout the pages.
  - 2C. Add the Key Map to the graphic pages.
3. **Civil Engineering** (Kristin Tanabe/ [ktanabe@auroragov.org](mailto:ktanabe@auroragov.org) / 303-739-7431/ Comments in green)
  - 3A. Approved, no comments.
4. **Traffic** (Brianna Medema / [bmedema@auroragov.org](mailto:bmedema@auroragov.org) / 303-739-7336 / Comments in gold)
  - 4A. Approved, no comments.
5. **Life Safety** (Ted Caviness / [tcaviness@auroragov.org](mailto:tcaviness@auroragov.org) / 303-739-7464 / Comments in blue)
  - 5A. Approved, no comments.
6. **Xcel Energy** (Donna George)/ [donna.l.george@xcelenergy.com](mailto:donna.l.george@xcelenergy.com) / 303-571-3306
  - 6A. Public Service Company of Colorado’s Right of Way & Permits Referral Desk has no additional comments or concerns to what was previously conveyed for North Tower Road Subdivision No. 1. No resubmittals necessary.