



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

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July 28, 2021

Steven Fabos  
Original Desserts  
2780 N Tower Road  
Aurora, CO 80202

**Re: Second Technical 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 technical review submission. We reviewed it and attached our comments along with this cover letter. There is one remaining issue with Real Property, however a new submittal and review will not be required. Please coordinate offline for approval with Real Property regarding their latest comment for the plat coversheet and copy your case manager with this information. Subsequently, you may submit the final Mylars to our office with the completed Mylar checklist (attached). Please note that the subdivision plat cannot be approved until the Real Property issue is resolved.

If you have any comments or concerns, please let me know. I may be reached at 303.739.7209 or [abenton@auroragov.org](mailto:abenton@auroragov.org).

Sincerely,

*Antonnio Benton II*

Antonnio Benton II, Planner I  
City of Aurora Planning Department

cc: Weylan Bryant, Engineering Service Company  
Laura Rickhoff, ODA  
Scott Campbell, Neighborhood Liaison  
Filed: K:\SDA\2263-00tech2.rtf



## *Second Technical Review*

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

**1. Civil Engineering** (Kristin Tanabe / 303-739-7306 / [ktanabe@auroragov.org](mailto:ktanabe@auroragov.org) / Comments in green)

1A. Approved, no comments.

**2. Real Property** (Maurice Brooks/[mbrooks@auroragov.org](mailto:mbrooks@auroragov.org)/ 303-739-7294 / Comments in pink)

2A. See the red line comments on the plat. Change the vicinity Map scale to include the street names within ½ mile of the site.



## MYLAR CHECKLIST

15151 E. Alameda Parkway, Ste 2300 • Aurora, CO 80012 • 303.739.7420

**Instructions:** The applicant shall confirm that each item listed below has been completed by checking each box or writing not applicable (N/A) and signing and dating the bottom of the form before submitting MYLARs to the Planning Case Manager.

- ☐ All required city fees have been paid (verify this with the Planning Case Manager).
- ☐ Comments from all departments have been addressed and all changes to the MYLARs have been approved by the affected departments prior to submittal of the final MYLARs to the Planning Case Manager.
- ☐ Drainage plan approved and civil drawings near completion.
- ☐ The effective date on the title work and Certificate of Taxes Due is within 120 days of final city approval of the plan.
- ☐ If an Avigation Easement is required, a copy of the recorded document has been submitted to the Planning Case Manager and the City Clerk and Recorder.
- ☐ Digital files, preferably on a compact disc, for the site plan, CSP, subdivision plat, GDP, FDP, etc. have been submitted to the Planning Case Manager. Instructions can be found online:
  - [https://www.auroragov.org/UserFiles/Servers/Server\\_1881137/File/Final%20-%20CAD%20Data%20Submittal%20Standards\\_11\\_28\\_2016.pdf](https://www.auroragov.org/UserFiles/Servers/Server_1881137/File/Final%20-%20CAD%20Data%20Submittal%20Standards_11_28_2016.pdf)
  - Also refer to the **Instructions for Submitting Digital Files for Addressing**.
- ☐ The surveyor, property owner(s), and mortgage company have signed both cover sheets with **black indelible ink**.
  - Please ensure that the signatures, stamps and seals text do not smear
- ☐ The notary has filled in the signature block and applied their indelible stamp in **black indelible ink**.
  - Please ensure that the stamp does not smear
- ☐ The surveyor has applied their stamp and signed their name through the stamp.
  - Please ensure that the stamp does not smear
- ☐ Submit one complete set of signed and notarized MYLARs and one additional signed and notarized cover sheet for each site plan, CSP, GDP, FDP, etc. Subdivision plats require submittal of one set of signed and notarized MYLARs.
  - **Adams County**
    - a. One complete set of signed and notarized MYLARs in 18 inch by 24 inch format
    - b. One additional signed and notarized MYLAR cover sheet in 24 inch by 36 inch format for the city
    - c. For plats one complete set 18 inch by 24 inch
  - **Arapahoe County & Douglas County**
    - a. One complete set of signed and notarized MYLARs in 24 inch by 36 inch format
    - b. One additional signed and notarized MYLAR cover sheet in 24 inch by 36 inch format for the city
    - c. Please note that all MYLARs shall be four millimeters thick, double mat, reverse print/burn, and photo quality
    - d. For plats, one complete set of 24 inch by 36 inch plats

*\*Allow 10 or more business days for Mylar processing*

Project Name: \_\_\_\_\_ DA #: \_\_\_\_\_

Applicant Signature: \_\_\_\_\_ Date: \_\_\_\_\_

Phone: \_\_\_\_\_ Email: \_\_\_\_\_

Note: This form is also available online