



July 1, 2019

Debbie Bickmire
City of Aurora
Planning Department
15151 E. Alameda Parkway, Suite 2300
Aurora, CO 80012

RE: Green Valley Ranch East CSP No. 1 Amendment No. 1 – DA 1662-07

Dear Ms. Bickmire,

On behalf of Oakwood Homes and Terracina Design, we have submitted an amendment to the CSP for Green Valley Ranch Filing No. 1. The following is a summary of the key changes within the CSP.

SUMMARY OF KEY CHANGES WITHIN AMENDMENT 1

- As part of the conditional approval of CSP 1, a turn lane was required as part of Rome Street for the clubhouse access. This amendment addresses said turn lane.
- 48th Avenue landscape is now included as part of this CSP set shown on sheets L.1. This shows the interim condition of the median planting until final buildout years later. Since this median serves as the main entry to filings 1 & 2, we added in more planting that what is typically required.
- Various tables throughout the CSP landscape in regard to planting counts
- Landscape throughout the CSP has been updated to reflect the revisions we have made in construction documents. These changes are mostly centered around plant spacing as the previous plan had plants far too tightly spaced, which would result in plants growing into each other. These new spacing allow the plants to grow to mature sizes. Shrub beds remain the same size.
- Landscape labels have been updated to go along with an updated plant list and tables.
- Sheets L.2 and L.3 have been added to the CSP Landscape to show additional planting detail within the pond, which was not previously shown.