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ARCHITECTURE | PLANNING | INTERIORS
BRANDING | CIVIL ENGINEERING

August 28, 2021

Todd Hager
City of Aurora Planning Department
1515 E. Alameda Parkway, Ste 2300
Aurora, Colorado 80012

Re: **Sixth Submission Review** - Majestic Commercenter Building 16 - Site Plan and Final Plat
Application Number: DA-1127-37
Case Numbers: 2020-6050-00; 2020-3047-00

Enclosed you will find our submittal of the Revised Planning Documents for the above referenced project. Below you will find out responses to the second round of comments in bold.

PLANNING DEPARTMENT COMMENTS

1. **Planning Comments** (Todd Hager / thager@auroragov.org / 303-739-7112 / Comments in teal)
No further comments.
2. **Landscaping** (Kelly K. Bish / Kbish@auroragov.org / 303-739-7189 / Comments in teal) No further comments.
3. **Addressing** (Phil Turner / pcturner@auroragov.org / 303-739-7271) No further comments.

REFERRAL COMMENTS FROM OTHER DEPARTMENTS AND AGENCIES

4. **Real Property** (Maurice Brooks / mbrooks@auroragov.org / 303-739-7294 / Comments in pink) No further comments.
4A. Please note that the offsite sidewalk easement will need to be completed prior to the recordation of the site plan and building permit approval.
Response: Offsite sidewalk easement submitted.
5. **Civil Engineering** (Kristin Tanabe / ktanabe@auroragov.org / 303-739-7431 / Comments in green)
No further comments.
6. **Traffic** (Brianna Medema / bmedema@auroragov.org / 303-739-7336 / Comments in gold)
Sheet 1
6A. Additional submission of the TIS is required. TIS update was not uploaded. Minor comments but need to be updated. Taper rate comment is now to City standard but update TIS for the 109' taper.
Response: TIS has been updated and will be included in this submittal.

Sheet 12
6B. Overlap in bottom left makes it hard to review.
Response: Viewports updated so there is no overlap.
7. **Life Safety** (Mark Apodaca / mapodaca@auroragov.org / 303-739-7656 / Comments in blue) No further comments.

8. Aurora Water (Ryan Tigera / rtigera@auroragov.org / Comments in red)

- 8A. Hydrant appears to be upstream of back flow prevention device because of the point of connection to the existing water main. There should fire lines that feed the building and then a private water distribution system that is charged from pipe exiting the building. The hydrants are located on the system that exits the building. Please reach out to rtigera@auroragov.org with any questions.

Response: A note has been added to the utility sheets that clarifies this situation. The pump house is located up stream of the proposed water lines and fire hydrants. This pump house does have a backflow prevention device. The note language does explain that.

Plans updated to provide a 2" tap and 2" meter.