

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



January 29, 2019

Casey Mills  
Calcon Constructors  
2270 West Bates Avenue  
Englewood, Co 80110

**Re: Heritage Eagle Bend Clubhouse & Maintenance Buildings**

Case Number: 1999-6053-08

Dear Mr. Mills:

Thank you for your initial submission for the above named minor amendment. We reviewed it and have the following comment:

**A. Landscaping W. David Barrett 303-739-7133 [wbarrett@auroragov.org](mailto:wbarrett@auroragov.org)**

1. Will any landscaping be removed or replaced? If so, show on the landscape plan any changes to the landscape plan. Include that landscape plan in the set of plans uploaded into the system. Trees removed or replaced needs to be shown on the landscape plan including old locations and new locations too.

**B. Life Safety John Van Essen 303-739-7489 [jvanesse@auroragov.org](mailto:jvanesse@auroragov.org)**

1. Please add Site Plan Sheet 2 with all the Notes and add this note to that sheet. -The currently adopted 2015 International Fire Code (IFC), requires all buildings to be assessed for adequate Emergency Responder Radio Coverage (ERRC) prior to issuance of a certificate of occupancy. At the time the structure is at final frame and final electrical inspections, the general contractor (GC) will be required to hire an approved and qualified independent 3rd party to assess the radio frequency levels within the structure. Once completed, the 3rd party will provide the results of the test to both the GC and the Aurora Building Division as to whether the structure passed or failed the preliminary radio surveillance. A structure that has passed this surveillance requires no further action by the GC. A failed radio surveillance will require a licensed contractor to submit plans to the Aurora Building Division to obtain a building permit for the installation of an ERRC system prior to installation. This assessment and installation is at the owner or developers expense. Future interior or exterior modifications to the structure after the original Certificate of Occupancy is issued will require a reassessment for adequate radio frequency coverage. - Note: New additions to existing structures will require a full radio frequency survey of both the addition and the existing structure. (See Chapter 11 of the 2015 IFC)

**C. Aurora Water Vern Adam 720-859-4324 [vadan@auroragov.org](mailto:vadan@auroragov.org)**

1. No response is needed. A note for you. For information only, the existing 2 inch meter size was near capacity at the time of the original civil submittal in 2000. A fixture unit and meter sizing analysis will be required for new fixtures served from the 2 inch meter.

**D. Real Property Darren Akrie 303-739-7331 [dakrie@auroragov.org](mailto:dakrie@auroragov.org)**

1. There has been no response from Real Property. When comments are completed they will be emailed to you.



Please resubmit your work with the requested change. You may email it directly to me at [wbarrett@auroragov.org](mailto:wbarrett@auroragov.org) . Should you have any questions you may contact me via email or by calling 303.739.7133

Sincerely,

W. David Barrett  
Sr. Planner II