



May 15, 2020

Heather Lamboy  
Senior Planner  
City of Aurora

M. A. Mortenson Company  
1621 Eighteenth Street, Suite 400  
Denver, CO 80202

main 303-295-2511  
fax 303-297-8055  
[www.mortenson.com](http://www.mortenson.com)

Project: FIC Filing No. 3 - Plat  
Subject: Letter of Introduction

Ms. Lamboy

FIC Filing No. 3 plat is intended to establish the necessary extents to facilitate the construction of a surface parking lot for UC Health. The Fitzsimons Redevelopment Authority is responsible for the plat and the traffic impact study as they relate to the surface lot bordered by 23<sup>rd</sup> and future 25<sup>th</sup>, and Peoria and Racine. UC Health is responsible for the Site Plan, construction drawings, and any other specific documents required to complete the project.

To ensure the ongoing development of the Fitzsimons Innovation Community conveys a cohesive and collaborative environment, the FIC Filing No. 3 team will be developing a traffic impact study that will focus on the impacts of the new surface parking lot within the plat boundaries. The traffic impact study will be submitted to the City of Aurora as well as the UC Health project team.

Sincerely,

Matt Shannon  
Senior Design Phase Manager  
Mortenson