

Planning Division  
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Aurora, Colorado 80012  
303.739.7250



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Jan Davis  
Ware Malcomb  
1600 Champa St, Suite 350  
Denver, CO 80202

**Re: 2<sup>nd</sup> Technical Submission Review** – Prologis Park 70 Building 19 – Minor Site Plan and Plat  
Application Number: **DA-1391-10**  
Case Numbers: **2019-6027-00, 2019-3030-00**

Dear Ms. Davis:

Thank you for your latest submission. We reviewed your proposed Site Plan and Plat attached our comments along with this cover letter. The first section of our review highlights our major comments. The following sections contain more specific comments, including those received from other city departments.

A few minor issues must be resolved before we can accept MYLARs to be recorded, so we will require another technical submission, which, based on the narrow scope of these comments, we will review on an abbreviated timeline. Your Drainage Study has been approved, so please submit as soon as the comments are addressed.

Note that all our comments are numbered. When you resubmit, please include a cover letter specifically responding to each item. The Planning Department reserves the right to reject any resubmissions that fail to address these items. If you have made any changes to your documents other than those requested, be sure to also specifically list them in your letter.

As always, if you have any comments or concerns, please give me a call. I may be reached at 303-739-7450.

Sincerely,

Tanner Axt, LEED Green Associate  
Planner I  
City of Aurora, Planning & Development Services

cc: Clay McAtee, The Whiting-Turner Contracting Company  
Scott Campbell, Neighborhood Services  
Mark Geyer, ODA  
Filed: K:\SDA\1391-10tech2.docx



## 2<sup>nd</sup> Technical Submission Review

### SUMMARY OF KEY COMMENTS FROM ALL DEPARTMENTS

- Utility Easement Dedication (Real Property)  
**Response:** Per an email from Grace Gray, the License Agreements are completed and will be recorded once the Plat is recorded.

### PLANNING DEPARTMENT COMMENTS

#### 1 CAD Submission

- 1.A The City of Aurora has developed a CAD Data Submittal Standard for internal and external use to streamline the process of importing AutoCAD information into the City's Enterprise GIS. Digital Submission meeting the CAD Data Submittal Standard are required by consultants on development projects when submitting to the City for signature sets and on capital projects funded by the City. Details of the CAD Data Submittal Standard can be found on the [CAD Standards](#) web page.

**Response:** The CAD file is being uploaded with the resubmittal.

#### 2 Addressing (Phil Turner / 303-739-7357 / [pcturner@auroragov.org](mailto:pcturner@auroragov.org))

- 2.A Please provide a digital .shp or .dwg file for addressing and other GIS mapping purposes. Include the parcel, street line, easement and building footprint layers at a minimum. Please ensure that the digital file provided in a NAD 83 feet, Stateplane, Central Colorado projection so it will display correctly within our GIS system. Please eliminate any line work outside of the target area. Please contact me if you need additional information about this digital file.

**Response:** The CAD file is being uploaded with the resubmittal.

### REFERRAL COMMENTS FROM OTHER DEPARTMENTS AND AGENCIES

#### 3 Real Property (Maurice Brooks / 303-739-7294 / [mbrooks@auroragov.org](mailto:mbrooks@auroragov.org) / Comments in magenta)

- 3.A The Plat and Site Plan comments are attached. Send in the Title Commitment and the State Monument records for the aliquot corners. Continue working with Grace Gray on the License Agreement items. There is a 30' Utility easement that should be dedicated by the plat.

**Response:**

- Plat:
  - The spelling of the word "Fire Lane" has been revised from 1 word to 2 words.
  - The utility easement has been added.
  - The width of the Fire Lane has been added to Detail "B".
- Site Plan
  - Per an email from Grace Gray, the License Agreements are completed and will be recorded once the Plat is recorded.
  - The utility easement has been added to the Plat.
  - The leader for the proposed 23' automatic sliding gate has been moved to point to the gate.
- The CO Land Survey Monument Record and the Plat Parcel Map Check Report for the aliquot corners were uploaded to the portal on 1/3/2020.
- The Title Commitment is being uploaded with the resubmittal.
- Per an email from Grace Gray, the License Agreements are completed and will be recorded once the Plat is recorded.