

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



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June 28, 2019

Dennis Haberkorn  
Archdiocese of Denver  
1300 S Steele St  
Denver, CO 80210

**Re: Technical Submission Review – Queen of Peace Catholic Parish – Site Plan Amendment**  
Application Number: **DA-1165-03**  
Case Number: **1988-6042-06**

Dear Mr. Haberkorn:

Thank you for your technical submission. There are some formatting issues that remain, which must be addressed on the plans prior to recordation. Please review this letter, address the comments, and resubmit the plans to your case manager to verify all corrections meet city standards. Once these changes have been, Mylars may be printed and *submitted* to the Planning Department.

Please keep in mind that while Mylars may be submitted, they cannot be sent to the county for final recordation until several remaining aspects with other city departments have been finalized and approved, such as the preliminary drainage report, easement dedications, and coordination with tree mitigation.

A Mylar checklist has been attached for your convenience, which must be completely filled out, signed, and submitted to the Planning Department along with your Mylars.

As always, if you have any comments or concerns, please give me a call. I may be reached at 303-739-7112.

Sincerely,

Christopher Johnson, Planner I  
City of Aurora Planning Department

cc: Joseph Wilson, Sterling Design Associates LLC  
Scott Campbell, Neighborhood Liaison  
Mark Geyer, ODA  
Filed: K:\\$DA\1165-03tech1.rtf



## Technical Submission Review

### PLANNING DEPARTMENT COMMENTS

#### **1. Formatting**

1A. Please update the building height figures to reflect the height of the building from the finished grade. The measurements appear to show the building heights plus 100 feet, which is confusing and misleading. Please make this change on all building elevations as well.

**RESPONSE:** QoP-Arch Elevations-color-2019-05-01.pdf Elevation has been updated to reflect the height of the building from the finished grade starts at zero.

### **REFERRAL COMMENTS FROM OTHER DEPARTMENTS AND AGENCIES**

#### **2. Civil Engineering** (Kristin Tanabe / 303-739-7306 / [ktanabe@auroragov.org](mailto:ktanabe@auroragov.org) / Comments in green)

##### Sheet 1

2A. The site plan will not be approved by Public Works until the preliminary drainage report is approved.

**RESPONSE:** Duly Noted. SDA submitted the preliminary drainage report and awaiting signatures for the Final Drainage Report.

#### **3. Real Property** (Darren Akrie / 303-739-7331 / [dakrie@auroragov.org](mailto:dakrie@auroragov.org) / Comments in magenta)

3A. Continue working with Andy Niquette on the easement dedications for this Site Plan Amendment.

**RESPONSE:** Duly Noted. SDA is currently working with Andy Niquette on Easement Dedications.

3B. Please update note 7 on the cover sheet to follow the Real Property comment verbatim.

**RESPONSE:** Note #7 has been revised.

#### **4. Forestry** (Rebecca Lamphear / 303-739-7139 / [rlamphea@auroragov.org](mailto:rlamphea@auroragov.org) / Comments in magenta)

4A. Please update mitigation chart as well as tree protection plan to reflect recent changes, including the tree to be removed for a temporary structure.

**RESPONSE:** The mitigation chart has been updated to reflect the removal of the Blue Spruce Tree #12.

Please show a tree mitigation chart on the landscape plan taken from the Landscape Manual page 29. If payment will be made into the Tree Planting Fund, add another column to the chart indicating the payment amount that will be made. If trees will be planted on the site, please show a symbol indicating trees that are specific to tree mitigation.

**RESPONSE:** The chart has been added and revised to the Landscape and Mitigation plans.