



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

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February 27, 2020

Phillip Cross  
Taylor Morrison  
1420 W Canal Court, Suite 170  
Littleton, CO 80120

**Re: PLANNING COMMISSION HEARING RESULTS:  
MURPHY CREEK PA 13-MAJOR SITE PLAN/PRELIMINARY PLAT**  
Application Number: DA-1250-47

Dear Mr. Cross:

Congratulations! The Aurora Planning Commission held a public hearing on February 12, 2020 and approved the Murphy Creek Planning Area 13 Major Site Plan/Preliminary Plat. The table below shows the results of the Planning Commission's action.

Case Number	Planning Commission Action	City Council Review Required?	Planning Commission Conditions
2019-4020-00	Approved	No, unless appealed or called up by the City Council	1. Resolution of outstanding technical issues prior to recordation of the site plan and issuance of any building permits.

Please be aware that your Planning Commission approval may be appealed by an abutting property owner or called up for second review by a majority vote of the City Council. Abutters have ten days to file an appeal, and the Council has two meetings to call up the case following the Planning Commission's decision. The Council can call up the case at either the February 24, 2020 or the March 2, 2020 meeting. If no call up or appeal is filed, the decision will be final on March 3, 2020.

Please address technical corrections to the plans in your next submittal. Any license agreements need to be approved prior to the recording of mylars.

For assistance with Civil Engineering or Building Department processing or scheduling, please contact your Project Manager, Mark Geyer, at (303)739 7588 in the Office of Development Assistance.

In our All 4 Business initiative we are endeavoring to improve our customer service. Below is a link to a survey that will help us measure how we are doing in our efforts. We would greatly appreciate your participation. Please visit the link and take the survey at your earliest convenience. Thank you!

[https://www.surveymonkey.com/s/CityofAurora\\_DevelopmentReviewSurvey](https://www.surveymonkey.com/s/CityofAurora_DevelopmentReviewSurvey)

Sincerely,

A handwritten signature in cursive script, appearing to read "Heather Lamboy".

Heather L. Lamboy, AICP

cc: Mindy Parnes, Planning Department  
Matthew Valente, Taylor Morrison, 6455 S Yosemite St Ste 1000, Greenwood Village, CO 80111  
Scott Campbell, Neighborhood Liaison  
Mark Geyer, ODA  
Filed: K:\\$DA\1250-47pcres.rtf