

Meadows at Highline Pointe- Second review comments- **Response**

1. Community Questions Comments and Concerns:

- a. Xcel Energy comments.
 - i. Public Service Company of Colorado's Right of Way & Permits Referral Desk has reviewed the second referral plat and site plans for Meadows at Highline Pointe, and advises the property owner/developer/contractor to work with our Design and Right-of-Way teams on natural gas and electric design and utility easements. **Will do.**
- b. CDOT comments. **See attached traffic engineer response letter.**

2. Buckley Air Influence District:

- a. The Avigation Easement must be submitted to Porter Ingrum in Planning & Development Services prior to recordation of Final Mylars and Issuance of any permits. **Executed Avigation easement has been dropped off at the Planning & Development Services.**

3. Completeness and Clarity of the Application

- a. 3D. Please revise the unit counts in the Data Block, they refer to feet and show a different unit count than is reflected on the floor plans. **Data block on cover sheet has been corrected.**

4. Landscape Design Issues (Kelly K. Bish, PLA, LEED AP/ Kbish@auroragov.org / 303 - 739-7189/ PDF comments in teal)

- a. Sheet 2 Site Plan
 - i. • Please dimension the planting area adjacent to the proposed buildings. See comment on plan. **Dimensions have been added to planting beds.**
- b. Sheet 5 Landscape Plan
 - i. • Include a specific line type to delineate the fence so there is some idea of the full length of where the fence is proposed. Add line type to the legend. **A dashed line has been added to the plan & legend to show the fence.**
 - ii. • Because a fence is being proposed, the landscaping shall be located on the exterior side of the fence. **Landscaping has been moved to the west side of the fence.**
 - iii. • Change the line type scale so that the sanitary sewer line reads like a sanitary sewer line **Line type has changed.**
 - iv. • Dimension the buffer per previous comment. See Site Plan Sheet 2 for buffer dimension provided. Use different line types to help the plan read. The easements should have dashed line types. **Setback has been labeled and dimensioned, easements are dashed to read easier.**
 - v. • Adjust the street frontage buffer measurement as it is measured from the face of the curb for this project. **Street buffer measurement is measured from face of curb on Colfax to the face of building.**
 - vi. • Consider making the landscape bed along the buffer one larger bed. Irrigating the small space between the edge of bed and property line given the curvilinear shape makes it problematic. **Planting bed has been revised.**
 - vii. • There appears to be an extra shrub not accounted for in the current plant count. **Plant count has been revised.**