



August 25, 2025

City of Parker, CO
Development Review Division
20120 East Mainstreet
Parker, CO 80138

Subject: CORE 3rd review – Site Plan Set – BRC – SP24-128 - 7-18-25

To whom it may concern:

The following are responses to comments received from the City of Parker – Development Review Division, dated July 21st, 2025, regarding the Site Plan Review from the City of Parker.

Site Plan Redlines:

Sheet C2.00:

1. New Location of cubical to be determines by CORE.
 - Once transformer location is approved, CORE can design where to relocate the cubical
2. CORE cubical not a transformer.
 - Correct, it is a junction point for CORE facilities (transformer) to serve the property. Callout has been revised to cubical.
3. Cubical
 - Revised to Cubical – Cubical is the correct spelling
4. Provide Transformer (10'X10' PAD) and metering location – Meet CORE and Towns requirements.
 - 10'x10' pad will be installed by CORE. The transformer pad location has been proposed on the updated plans.
 - Meter/cabinet will be set at the back of the building, as shown on the updated elevations.

Sheet L1.01:

1. Not a transformer – transformer may not be located on frontage of parker road per town.
 - Noted, this is an existing cubical. Transformer pad has been proposed on updated plans.
2. Add 6' Landscape Buffer on East side, south side, & west side of the property.
 - 6' buffer noted on all sides of property.

3. Electrical Metering may not be withing building see CORE requirements.
 - Meter will be set at the back of the building, as shown on the updated elevations.

4. Provide Transformer (10'X10' PAD) and metering location – Meet CORE and Towns requirements.
 - 10'x10' pad will be installed by CORE. The transformer pad location has been proposed on the updated plans.
 - Meter/cabinet will be set at the back of the building, as shown on the updated elevations.

Please let us know if there are any questions on the above responses.

Thank you for your time and review,

Nicholas Salazar
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