



## Development Review Division

Community Development Department: *Town Hall / 20120 East Mainstreet Parker, CO 80138* Phone: 303.841.2332 Fax: 303.841.3223

### MEMORANDUM

**TO:** Jack Scanlon, RICK Engineering Company  
**FROM:** BrieAnna Simon, Associate Planner  
**DATE:** January 7, 2021  
**SUBJECT:** SUB20-002, Douglas 234 Filing 6 – Minor Development Plat Review Comments v4

Listed below are the Planning Division’s comments related to your application, which must be responded to. If you wish to discuss a comment, please contact your Case Planner. Upon resubmittal, please sign and return this memo. A follow-up meeting with the reviewing agencies can be scheduled to provide additional guidance by contacting the Case Planner.

**TOWN OF PARKER PLANNING DEPARTMENT CASE PLANNER: BrieAnna Simon**  
**EMAIL:** [bsimon@parkeronline.org](mailto:bsimon@parkeronline.org)  
**PHONE:** 303.805.3338

#### GENERAL PROJECT COMMENTS:

1. The Planning Division references certain sections of the Parker 2035 Master Plan, the Land Development Ordinance (LDO) and the Development Design Standards. Copies of these documents are available at:  
[Parker 2035 Master Plan](#)  
[Development Design Standards](#)  
[Land Development Ordinance](#)
2. The Planning Division has made every effort to make this comment letter as comprehensive as possible. However, additional comments that have not been provided as part of this comment letter may be identified as part of future submittals, based on revisions to the project.
3. Please contact the referral agencies if you have questions regarding their review comment(s).
4. A redlined plan is included with this memorandum and is intended to supplement and clarify the review comments of this memorandum.

#### General Comments

1. **All comments on the construction plans must be approved prior to recordation of the Minor Development Plat.**

Comment Addressed:  Yes  No

Response:

**2. Please note, absolutely no changes to the Minor Development, SIA and SIA exhibits may take place from those that were approved at Town Council on November 16, 2020.**

Comment Addressed:  Yes  No

**3. Please note, that any additional referrals past the fourth referral period will result in a 50 percent fee of the application fee. This is per the Resolution 18-004, which can be found attached in eTRAKiT.**

Comment Addressed:  Yes  No

Response:

### OUTSIDE REFERRAL AGENCY COMMENTS

Please address all outside referral agency comments with a written response. The following agencies have provided comments for review:

- Town of Parker – Stormwater (Drainage Report)

Comments are available on eTRAKiT. Please address accordingly.

Comment(s) Addressed:  Yes  No

Response:

\_\_\_\_\_  
Property Owner

\_\_\_\_\_  
Date

\_\_\_\_\_  
Project Representative

\_\_\_\_\_  
Date