

Per the incomplete letter dated January 21, 2025:

***Complete Application:** The applications have been signed and the applicable documents have been provided.

***Signing Authority:** The applicable documents have been provided.

***Title Report:** A current title report has been provided.

***Property Line Adjustment:** A PLA application, findings, and site plan have been submitted.

***Grading Plan:** The grading plan has been revised. See Sheet SDR6.

***Stormwater:** The Stormwater report has been revised and dated February 3, 2025.

***TIA:** The TIA has been revised and dated January 2025.

***Landscape Plan:** Landscape Plans have been provided. See Sheets L0.0, L1.1-L1.3

***CFEC Tree Plan:** The Climate Mitigation Plans have been provided. See Sheet L1.4

***Floor Plans:** Floor plans for all buildings have been provided.

***Tree Variance:** A tree variance is being requested as outlined in the findings. A site plan showing the development and the critical root zone has been provided. See Sheet SDR11

***Adjustment Requests:** Adjustment findings for both street frontage adjustment have been provided.

***Setbacks:** The site plan has been revised to meet the setback standards. An adjustment to the setbacks is still being requested for building G.

***Height:** The recreation building is part of the development and should not be considered accessory. The building is 18+ feet in height. If required, an adjustment to this standard can be requested.

***Open Space:** The open space plans have been revised to make sure information is consistent and correct.

***Landscaping:** The landscape planter bays in the parking areas have been revised to meet code.

***Site Safety & Security:** Floor plans for all the buildings have been provided.

***Site Safety (Retaining Wall):** Finished floor is 4 feet above the top of the retaining wall as shown on Sheet SDR 6.



Therefore, the height of the retaining wall will not obstruct visibility.

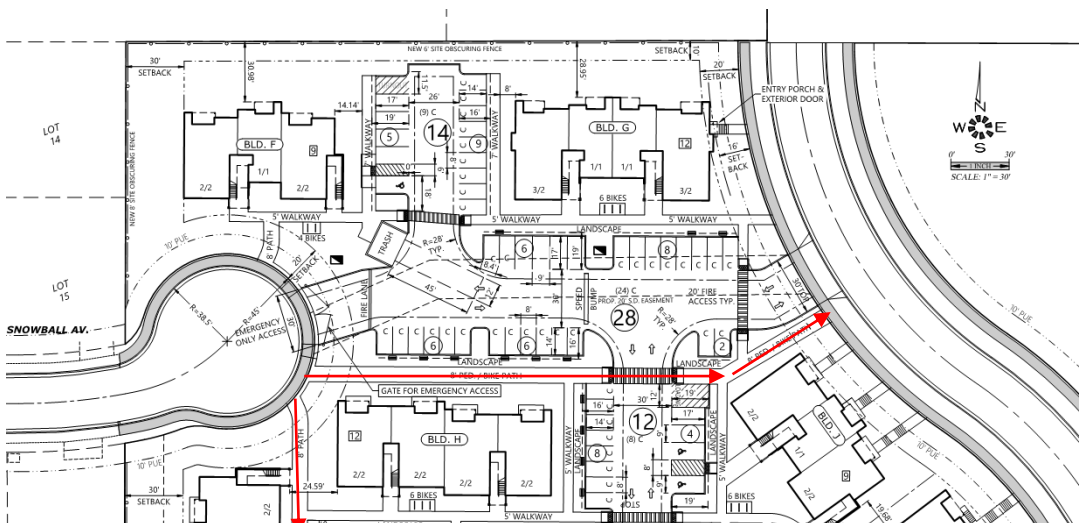
***Façade (Buildable Width):** The street width and buildable frontage has been revised in my findings.

***Façade (Entryways):** The building elevations provided show how this standard has been met.

***Façade:** Buildings D and E elevations have been revised to show how this standard has been met.

***Solid Waste Area:** Elevations and details for the trash enclosures and the maintenance building have been provided. See Sheet A1.2.

***Street Connectivity (west):** The applicant has revised their site plan to provide an 8-foot-wide multi-modal path from Snowball Avenue to Snowline Avenue. See Sheet SDR3



***Street Connectivity (east):** All streets will be designed to City standards. Street profiles have been provided. See Sheets 401-404.

***Climate Mitigation:** Climate Mitigation Plans have been provided. See Sheet L1.4.

***Bicycle Parking:** Bike parking has been provided as is shown on the site plans.

***Replanting:** Landscape Plans have been revised to show how replanting will be met and meet this standard. Additional replanting requirements can be Conditioned. See Sheets L0.0, L1.1-L1.3.

***Tree Plan:** The Tree Plan has been provided to show the development and the critical root zone. See Sheet SDR11.

***Tree Removal:** Trees Plans along with a Tree Variance have been provided to request the removal of the trees on the site. The documents provided adequately show why the trees are proposed for removal.