



1. Who is the developer (name, address)?
 - *The current Lead Consultant is Consilium Design, located at 2755 S Locust Street, Suite 236, Denver, CO 80222.*
2. Who is the owner (name, address)?
 - *The current Owner is Mountain Plains Investment Corporation, located at 7931 S Parker Road, Centennial, CO 80016.*
3. What is the zone district, and if rezoning, to what zone district?
 - *The district is currently zoned as Vermilion Creek PUD. Rezoning is not necessary.*
4. What is the proposed use?
 - *The development is currently proposed to have a primary use of residential and limited area of mixed-use.*
5. What is the approval process?
 - *The process will be a PDP Amendment submittal, Planning and Zoning recommendation, and City Council Consideration of Approval.*
6. What is the proposed building going to look like (height, square footage, building materials)?
 - *We are proposing a mix of residential homes, types and sizes including Single Family Detached Homes, Single Family Detached Courtyard Homes and Single Family attached Townhomes along with Mixed-use Residential & Commercial opportunities.*
7. Will there be landscaping and buffering within and along the perimeter of the site?
 - *Yes, per the PDP Amendment there will be a 15' minimum buffer along Parker Road and a 10' Minimum buffer along the Cherry Creek Open Space and 17 Mile House. Additionally, there will be a minimum 8' buffer along Tagawa's East and South Boundary. These buffers meet or exceed City of Centennial regulations.*
8. How will vehicles get to the site and park?
 - *The main entrance will be at the existing light located at East Long Avenue and Parker Road. Secondary access will be adjacent to Tagawa Gardens along Broncos Parkway.*
9. How will pedestrians get to the site and to the building?
 - *Primary pedestrian access will be available at the existing light located at East Long Avenue and Parker Road. Secondary access will be adjacent to Tagawa Gardens along Broncos Parkway. A third access point will be available from the west adjacent Cherry Creek Trail.*
10. How will stormwater be managed if required?
 - *Stormwater will be managed in open space areas in accordance with SEMSWA policies by a licensed engineer or permitted contractor onsite.*

11. What kind of traffic impacts will there be and what kind of mitigation (if known)?
 - *A traffic impact study to assess the adequacy of the existing and proposed infrastructure to accommodate the additional car trips generated by this development is being conducted. We are expecting this PDP Amendment to generate a reduction in trips compared to the currently approved PDP.*
12. When would the developer like to begin construction?
 - *Construction is currently proposed to start during the summer of 2023.*
13. Other relevant information about the site that the neighbors might be interested in?
 - *Improved access to the Cherry Creek trail will be provided through neighborhood sidewalks, trails, and open spaces. Two access gates in the perimeter fencing along the Cherry Creek Corridor will be added.*