



March 20, 2025

Public Works
City of Lone Tree
9220 Kimmer Dr.
Lone Tree, Colorado 80124

Re: Hillcamp Drive—Application for Final Plat and Civil Construction Plans —Project Narrative

Dear Public Works Department:

Our firm represents Rampart Range Metropolitan District No. 1 and its affiliates (“Applicant”) in connection with their application for approval of a Final Plat and Civil Construction Plans (the “Application”) for certain real property owned by the Applicant (the “Property”) in the City of Lone Tree (the “City”). The Applicant requests the City’s approval of the Application in order to allow the Applicant to construct a portion of road extending the existing Cabela Drive south to provide site access to the proposed Hillcamp subdivision that is currently under review by the City (Case Numbers SB25-0009 and SB25-0010). The extension of Cabela Drive is proposed to be called Hillcamp Drive. Along with the construction of the roadway, associated drainage improvements are also proposed. We are providing this written narrative as required by Section 17-5-50.5 of the City of Lone Tree Code.

Project Team

Applicant

Rampart Range Metro District
8990 E Crescent Pkwy, Ste 300
Greenwood Village, CO 80111
P: 303.779.5710

Civil Engineer

JR Engineering, LLC
7200 S. Alton Way; Ste C400
Centennial, CO 80112
P: 303.740.9393

Planner/Landscape Architect

DTJ Design
2401 15th St, Ste 350
Denver, CO 80202
P: 303.443.7537

We appreciate the opportunity to provide this information to the City. Please do not hesitate to contact us if you require further information regarding the Application.

On behalf of the Applicant, we respectfully request the City’s approval of the Application.

Sincerely,

Kevin J. Rohrbough
JR Engineering