

July 15, 2015

City of Littleton City Council
City of Littleton Community Development
2255 West Berry Avenue
Littleton, Colorado 80120

Re: July 20, 2015 City Council Meeting :: Littleton Village Replat 4

Dear City Council:

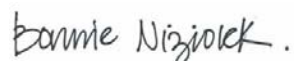
It is our pleasure to present to City Council the Littleton Village Replat 4, which vacates lot lines and easements that are no longer necessary. The purpose of this letter is to introduce the intent of the overall development.

AMLI Littleton Village is a proposed mixed-use community with Class A retail space and multi-family residential units located at the northeast intersection of East Dry Creek Road and South Broadway. The community is comprised of 3 residential buildings which front East Dry Creek Road to the south, South Logan Street to the east, Central Park to the north and east, Village Park Drive to the north and South Sherman Street to the west. The residential buildings are sited to create a strong urban frontage along the public and private roads. The buildings have been sited to create interesting spaces to frame Central Park and provide a view corridor and pedestrian connection through the project centered on the ribbon park to the east. A total of 352 residential units are planned. The eastern most building is three stories with residential units, a leasing center and amenities including a larger internal courtyard with a pool and other outdoor spaces. The west building is four stories with residential units and a rooftop deck. The north building (along Village Park Drive) is three-story mixed use with two stories of residential over one story of retail and includes approximately 9,000 square feet of retail space and two live/work units.

The purpose of this replat is to vacate lot lines and easements that are no longer necessary. This development includes Parcels F and G as noted in the Littleton Village GPDP and Lots 1 and 2 of Block 6 as noted in the Littleton Village Final Plat. The lot line between Lots 1 and 2 is no longer needed since both lots are being developed as one community with consistent ownership. The replat also vacates easements that are no longer needed and restricted building opportunities. The team has worked with the utility companies to ensure these easements are not required.

AMLI Residential is excited to be a part of Littleton's newest mixed use community. The quality and attention to detail AMLI Residential puts into their communities will attract a demographic that complements the recently approved single family homes and future commercial opportunities. We appreciate your review and consideration of approval for the Littleton Village Replat 4. Please let me know if you have any questions or require any additional information.

Sincerely,
Norris Design



Bonnie L. Niziolek, LEED® AP
Senior Associate