



Hi, Neighbors!

John Hayden, CPN President

First off, I'd like to thank everyone who helped put on MestizoFest on August 11th. So many neighbors came together to make the 150th Anniversary of Denver's first park a wonderful celebration. The park looked great filled with people and music and activities from the many cultures that call Curtis Park home. Half a country away there was another event happening in Washington D.C. that same weekend with a very different purpose. A rally that gained national attention around a message of segregation and distrust of immigrant populations. Our diverse and beautiful community is a living answer to such divisive rhetoric. We grow stronger through our diversity, more beautiful through the mixing of cultures and more compassionate through relationships built among

people of different backgrounds. MestizoFest was a beautiful way to tell the story of our community and the new mural on the pool building proclaiming "We Are One" is a strong message to those who would seek to divide us. "Try someplace else for we in Curtis Park are one community made stronger and more resilient by our differences". Such is the lesson taught to us by ecosystems the world over. Differences are not just nice to have they are necessary for survival. In this respect, Curtis Park has much to celebrate. If you are interested in helping to plan future events like this or work on other issues important to our community please consider joining the Curtis Park Neighbors Board. We will have several seats open in 2019.

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Curtis Park Neighbors Meet Thursday, September 6th

United Way, 711 Park Ave. West

(Enter from parking lot at "CoBank" sign)

6:30 p.m. Police Update & Snacks

7:00-8:30 p.m. Main Agenda

1. Saint France Center - Volunteer Opportunities
2. Denver Housing Authority - Redevelopment of Platte Valley Homes
3. Denver's Sidewalk Repair program - Saving our Flagstone
4. Alley Beautification effort - Examples to visit
5. Nominations for Curtis Park Neighbors Board 2019

Please Support CPN

Please consider a donation to support the Curtis Park Neighbors and this newsletter. You can make your tax deductible contribution online by visiting

squareup.com/store/CurtisParkNeighbors.

Also you can mail or drop off a check to our treasurer Todd McGuire at 3162 Champa St.

Next CPN General Meeting October 4th, 2018

CPN Board Meeting

Mon. Sept. 17th 20th, 6:00 - 7:30 p.m.

2543 California St, Open to all

Platte Valley Homes Renewal Project

The Platte Valley Homes (currently 66 units) preservation and new construction project is a unique opportunity for Denver Housing Authority (DHA) to reposition this community by providing 100% replacement (plus 2 units) of the existing public housing units through rehabilitation of 50 public housing units and new construction of a three-story elevator serviced building containing 18 project-based voucher units (with preferences for seniors/persons with disabilities).

The repositioning will enhance DHA's last 100% public housing asset in Denver's Five Points/Curtis Park neighborhood. Currently the 66 units at Platte Valley Homes were built in 1942. The public housing program supports qualifying residents (households whose income currently averages between 10-20% of area median income (AMI)) by providing rental subsidy that supports a maximum rent of 30% of their

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Neighbors (cont.)

At our September meeting we will have presentations from two key community partners. The Denver Housing Authority will share with us the plans for Platte Valley Homes, the housing that is now fenced off across the street from Mestizo Curtis Park at 30th and Champa. We will also hear from the St. Francis Center about volunteer opportunities for neighbors to engage with and help people ex-

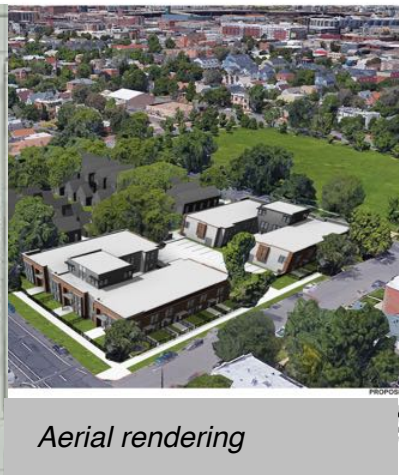
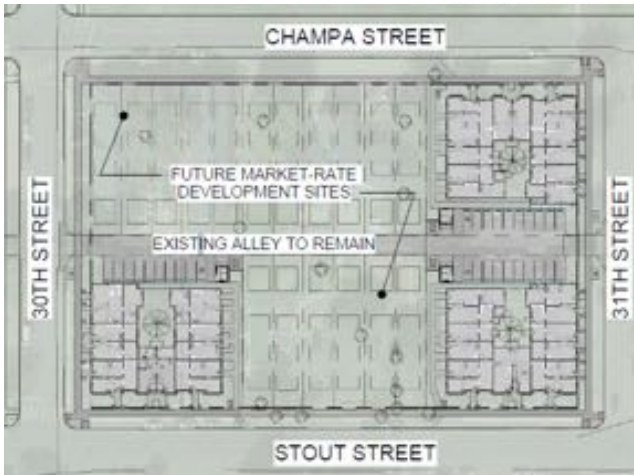
Platte Valley (cont.)

monthly income toward housing costs. The units are in severe need of rehabilitation.

The first component of the project will reposition six of the nine buildings that currently comprise Platte Valley Homes. These six buildings will be utilized and conjoined to create three multi-family buildings. The red dotted lines in the picture below provide the overlay of how the rehabilitated buildings will be situated in comparison the current structures. The new layout provides a set-back from Champa and Stout Streets and although not visible in this picture, a new sidewalk will be poured surrounding the property with a tree lawn between the sidewalk and the street. In addition, in the "center" part of the U of each building, the new site plan will provide a gated courtyard for security and private use by residents. Because the buildings were built in 1942 the substantial improvements

and rehabilitation of the units is almost on par with new construction development. All residents will be supported by a fully funded relocation plan, which includes the temporary relocation of residents during the rehabilitation. Ultimately, the remaining three buildings not ground-leased by DHA to the tax credit partnership will be demolished and replaced with single-family for-sale housing, reducing the density and bringing a range of incomes to the site. 20% or 2 of the lots will be designated for a purchaser at 80% AMI.

We will start construction the end of this month and plan to be completed September, 2019 and anticipate lease up to be completed by the end of the year. Asbestos abatement has started and is approximately 25% complete. We have had some tagging on the fencing but have worked to have it painted over the next day.



Aerial rendering

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Volunteer St Francis Center

St Francis Center is celebrating 35 years of providing services to people who are experiencing homelessness. We offer more than a dozen services including street outreach, employment help, housing assistance, health and wellness as well as our day center? Our army of volunteers is around 300 strong and we are currently looking for new volunteers to join our team. We recently expanded our services in the afternoon to keep many of our essential areas open longer and are looking for folks to help us out in the afternoons during the week, particularly between the hours of 2 pm and 5 pm. We are also looking for volunteers to join us on the week-ends. If you would like to volunteer a few hours on Saturday or Sunday, we would love to have you join us. If you would like to learn more about our role in the community please schedule a tour or head to our website and fill out an application to volunteer.

If you are interested in volunteering, scheduling a tour with us or simply learning more about St Francis Center please contact Crystal Rains at crystal@sfcdenver.org or visit <http://www.sfcdenver.org/>.

Transportation Mobility Plan Update

Over the past several months Denver Public Works has been gathering data and feedback on where in Five Points the community is having the most issues with traffic speeds, multi-modal access, and pedestrian and bike safety.

The highlights include the following: Speeding traffic was a concern along Champa Street, Stout Street and Walnut Street. Crossing the street for pedestrians was a major concern on Welton and Larimer as well as 26th Avenue from Welton to Downing and Curtis Street from Park Ave to 27th Streets. Crossing the street because of bad visibility was a big concern for traffic at California and 26th, Stout and 26th and all along Lawrence Street. The need for improved bicycle facilities was identified along Broadway. Twenty-Sixth and Stout received the greatest number of concerns and will definitely receive some kind of safety improvements out of this effort. Twenty-Sixth Street from Washington to Blake will receive improvements to make the street a neighborhood bikeway as part of the project.

The Public Works team will present proposed solutions at a public meeting on Sept. 26th 5:00 to 7:00 pm at Blair Caldwell library.



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www.curtisparkhomes.com



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Storm Sewer Improvements

The 33rd Street Outfall project is installing a storm sewer system to service the neighborhoods of Five Points, Whittier, and City Park West. This will improve drainage during a five-year storm event. A Whittier / Curtis Park Community information meeting will be held on October 11th. The venue and time are still being arranged and will be announced soon.

We strongly suggest that everyone sign up for weekly construction email updates. To sign-up, simply send an email to info@33rdstoutfall.com and say you would like to be on the email list. You may also contact the project team through this email to voice questions or concerns. You may also call the project hotline at (720)295-9761 for weekly updates and to leave a message with questions or concerns. Ann Leggett, the public information manager for 33rd Street, will return your call quickly. She also manages the aforementioned project email.

The project webpage is also a good source of information: denvergov.org/33rdstreetoutfall. The page is updated weekly with construction activity, current construction maps and traffic impacts.



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M-F: 6am 10pm
Sat: 7am 10pm
Sun: 7am 6pm

(Welton & 27th Street)
710 East 26th Avenue
Denver, CO 80205

Coffee at The Point is your community-inspired and community-driven coffee shop located at the heart of Denver's Five Points neighborhood. We invite you all to attend our various events which are geared towards building community, getting to know your fellow Curtis Park Neighbors and simply have a great time! Let us know if we can host a meet-up for you, our Curtis Park Neighbor.

To learn more about these and future events, please visit www.coffeethepoint.com/events. Coffee at The Point is located at Welton Street & 27th Street.

SCFD Free Days

Clyfford Still Museum
• Fridays 5-8 p.m.



Denver Art Museum
• Sat. Sept. 1st
• Sat. Sept. 8th

Denver Museum of Nature & Science
• Sun. Sept. 30th

Find out more at www.scfd.org

Resources

Denver City Government
www.DenverGov.org, or call 3-1-1
Alternately: (720) 913-1311

Blair-Caldwell Library
2401 Welton Street, (720) 865-2401
Mon./Wed.: Noon – 8 p.m.
Tue./Thu./Fri.: 10 a.m. – 6 p.m.
Sat.: 9 a.m. – 5 p.m.

Denver City Council
District 9
Albus Brooks, (720) 337-7709
Albus.Brooks@denvergov.org
www.denvergov.org/albusbrooks
facebook.com/CouncilmanAlbusBrooks

At-Large
Councilwoman Robin Kniech
Robin.Kniech@denvergov.org
(720) 337-7712
Councilwoman Debbie Ortega
Deborah.Ortega@denvergov.org
(720) 337-7713

Denver Public Schools
(720) 423-3200, www.DPSK12.org

Homeless Outreach
Police non-emergency: (720) 913-2000

Mayor's Neighborhood Liaison
Michael Sapp, Jr., (720) 865-9024

Police
Emergencies: Dial 911
Non-Emergency: (720) 913-2000
Dist. 2 (above 25th Street) RSO:
Hana Ruiz (720) 913.1089
hana.ruiz@denvergov.org
Dist. 6 (below 25th Street) RSO:
Snow White (720) 913-2906.
snow.white@denvergov.org

RTD
(303) 299-6000
www.RTD-Denver.com

Elected Representative
Barbara Deadwyler, (720) 273-9520
Barbara.Deadwyler@rtd-denver.com

Trash Pickup - Overflow Pickup
The next Large Item pickup is
September 12th
For free appliance collection, call
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Neighborhood Internet Resources

Curtis Park Neighbors on Facebook
www.facebook.com/groups/curtisparke/

Curtis Park Neighbors "Announce" Group
Just the basics! We encourage everyone to join this e-mail group. Receive the *Curtis Park Times* & special announcements. Write to:
Curtis-Park-Neighbors-Announce+subscribe@googlegroups.com

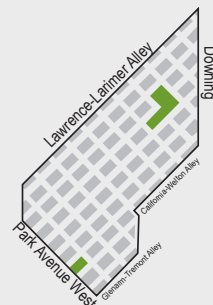
Curtis Park Neighbors "Notices" Group
Super-detailed! Receive all of the notices that the City and other organizations send to Curtis Park Neighbors. The CPN Board receives this e-mail, and invites you to participate as well!
Write to: CurtisParkNeighbors+subscribe@googlegroups.com
also: [Groups.google.com/forum/m/#forum/cpn-parks-group](https://groups.google.com/forum/m/#forum/cpn-parks-group)

Curtis Park Design Review Committee
Provide assistance to new development and building modifications in Curtis Park, to help with Denver Landmark Commission review.
Write to: cpn-designreview+subscribe@googlegroups.com

DHA / Curtis Park Community Advisory Committee
Provide feedback and guide the Denver Housing Authority's plans for their property holdings in the Curtis Park area.
Write to: CPN-DHA-CAC+subscribe@googlegroups.com

Curtis Park Transportation Committee
Improve mobility and safety for people getting around by all modes
Write to: cpn-transportation+subscribe@googlegroups.com

Curtis Park Safety and Security Group
Collaborate on finding solutions to current and long-term safety and security topics in the neighborhood.
Write to: cpn-security+subscribe@googlegroups.com



Curtis Park Neighbors is an officially incorporated non-profit neighborhood organization bringing our neighborhood together to share in preserving the past and future of Curtis Park. We welcome all neighbors in Curtis Park and encourage participation in Curtis Park Neighbors and in the life of the community. Please pass along this newsletter and bring a neighbor to the meetings!

The spirit of the *Curtis Park Times* is to communicate information about topics and concerns of our neighborhood. The opinions expressed do not necessarily reflect the views or policies of Curtis Park Neighbors. To provide newsletter articles or place advertising, contact us at cpn-newsletter@googlegroups.com or (720) 273-0623. The next newsletter deadlines are Sept. 19th for ads, and Sept. 22nd for articles.

Special Thanks To

Jeff Baker, Alexandra Bassett, Bradley Joseph, Joel Noble and John Hayden for newsletter content. Thanks to Hope Communities and Mile High United Way for donating our meeting space, to Therese Rasmussen for coordinating newsletter distribution, and many thanks to neighbors assisting with newsletter deliveries.

CPN Board of Directors

Paul Davidson, John Hayden (President), Robbie Hobein (Secretary), Rob Price, Todd McGuire (Treasurer), Jeff Baker, (Vice President), Andrew Spinks, Conor Farley, Liz Oertle, Patti Smith, and Joshua Becker. Contact the CPN President by writing to haydenpryor@msn.com or calling (303) 297-3994. Write the CPN Board at curtis-park-neighbors-board@googlegroups.com.