
Council Newsletter



CITY MANAGER'S NOTES August 6, 2015

Upcoming Council Meetings

A City Council Study Session is scheduled for **Monday, August 10, 2015**. The study session will begin at 6:00 p.m. in the Community Room. Sandwiches will be available at 5:30 p.m.

A Joint Meeting with the Englewood City Council and Littleton City Council is scheduled for **Thursday, August 13th**. The Joint Meeting will begin at 7:30 a.m. at the Littleton/Englewood Wastewater Treatment Plant.

The next Study Session is scheduled for **Monday, August 17, 2015**. The Study Session will begin at 6 p.m. in the Community Room. The Regular Meeting will begin at 7:30 p.m.

Informational Items

The following attachments are in response to City Council requests, as well as other informational items.

1. *Englewood Herald* article regarding Englewood's 18th annual FunFest on Saturday, August 8th.
2. *YourHub* Business Q&A: Englewood Eyecare
3. *YourHub* Featured Events: Sounds of Summer Concert, Malley Rec Center Guest Speaker, Englewood FunFest
4. Calendar of Events
5. Tentative Study Session Topics
6. Alliance for Commerce Meeting Minutes July 9, 2015
7. Planning & Zoning Commission Meeting Minutes July 21, 2015

[NEWS \(/NEWS/\)](#)[SPORTS \(/SPORTS/\)](#)[LIFE \(/LIFE/\)](#)[OPINION \(/OPINION/\)](#)

FunFest set for Englewood park

Annual event brings a carnival-like atmosphere



(/uploads/original/1438704044_5840.jpg)

During Englewood FunFest Aug. 8, tents and canopies like these will be set up to create a midway-like area for those attending the event. The annual event runs from 10 a.m. to 5 p.m. at Belleview Park, 5001 S Inca Drive. Vendors will have items for sale but there is no admission charge. File photo

Posted Tuesday, August 4, 2015 11:02 am

Tom Munds (<mailto:tmunds@coloradocommunitymedia.com>)

Englewood FunFest is billed as a hometown fair with a flair, and about all that will be missing will be the guy in the red-striped vest urging people to step right up to the wide variety of attractions and activities that are scheduled during the Aug. 8 event at Belleview Park.

This marks the 18 year the Englewood Parks and Recreation Department has organized the free event scheduled from 10 a.m. to 5 p.m. throughout the park at 5001 S. Inca Drive.

“We have almost all the activities we have had in past years except we will have food trucks on site this year for the first time,” said Jeff Jones, one of the recreation program administrators helping organize the event. “We also have some new activities. For example, there will be an area for vendors offering arts and crafts items plus the only farmers market in Englewood this year will be set up on site.”

He added this is the final year for the FunFest at Belleview Park. Plans are to move the event to the area around Englewood City Hall in 2016. The decision was made because is it a more central location so it is easier for residents to check out the event.

Each year, the event transforms portions of the park into what resembles a carnival midway.

City departments and local organizations will set up a number of information and activity booths to let people know about their activities. Private companies set up games and attractions like inflatable bounce castles. Admission to Funfest is free but there is a charge for some of the attractions and to buy food from vendors.

Again this year, there will be the rubber duck “races” down Big Dry Creek. People purchase a numbered yellow rubber duck and the proceeds of the event will benefit the recreation department's youth council.

Annually, there will be a lot of free activities include the pit filled with plastic balls as a play area for small children. It is expected there will again be a booth where children could make bracelets or refrigerator magnets.

Denver Fire Department and Englewood Police Department equipment will be on display during the event.

The main stage is a big attraction as children of all ages display the dancing and other artistic talents they learned in recreation classes. The children in Englewood School's Strings Attached program will be among the performers.

The weather can be quite warm, so each year, the recreation department sets up canopies to provide shade for friends and family who came to watch the entertainment. This year's featured band will be Rumors Follow.

Nearby Pirates Cove Family Aquatic Park will be open as will two regular Belleview attractions, the miniature train and the children's farm.

Business Q&A: Englewood Eyecare, Englewood

Posted: 08/06/2015 12:01:00 AM MDT

DenverPost.com



Dr. David Newman poses for a portrait at Englewood Eyecare on July 31.

Interview with David J. Newman, optometrist

Q: How did you get involved in this business?

A: While going through the undergraduate program in molecular and cellular biology at the University of Colorado at Boulder, I became interested in health care. After graduation, I enrolled in the doctor of optometry program at Southern California College of Optometry, returning to my hometown of Denver upon completion. After a couple of years working with several established practitioners, I ended up taking over a retiring doctor's practice in 1988.

Q: What distinguishes you from other businesses in your category?

A: Our goal is to establish long-term relationships with our patients and customers. When someone walks in the door, we make a concerted effort to call them by name, greet everyone warmly and make them feel welcome. Patients will find a very stable staff, with more than 30 years of combined experience together. A very gratifying aspect of my practice has been seeing little kids grow up, go to college, get married and have their own children. It's like being part of the family.

Q: What do you like best about your line of work?

A: I have always been a "people-oriented" person. I enjoy meeting new people, seeing returning patients, learning about their personal interests, their families and their pets. It gives me a great feeling of doing good when I put a new pair of glasses on someone for the first time, and a big smile slowly emerges from their face, seeing the leaves on the trees across the street instead of a giant mass of green.

Q: What is your business' biggest challenge?

A: Keeping up with all the rules and regulations of the healthcare industry is a major challenge. New insurance codes, practice management tools, continuing education all create never-ending challenges for the entire staff, myself included. But, despite all these ongoing aspects of the eye-care industry, things never get boring or tedious.

A: As someone who was born and raised here in the southern part of Denver, just blocks from Englewood, attending Denver Public Schools, I have a vested interest in the community. I have been married to my high school sweetheart for more than 37 years. One of our first dates was at Farrell's Ice Cream Parlor, right here in what was Cinderella City, now Englewood City Center.

Profile

Business: Englewood Eyecare

Address: 850 Englewood Parkway, Englewood

Hours: 8 a.m.-6 p.m. Monday through Friday, 8 a.m.-noon Saturday

Featured Events

▶ **GOT AN EVENT?** See event listings and post yours at calendar.denverpost.com.

Today6

Sounds of Summer concert.

The Nacho Men, playing swing, disco and more, will perform at **6:30 p.m.** in CityCenter Englewood Amphitheater, 1000 Englewood Parkway, as part of the city's free summer concert series. In the event of inclement weather, call 303-762-2598.

Ron Stern. Learn the secrets of traveling in grand style on a limited budget from **1:30-3 p.m.** at Malley Recreation Center, 3380 S. Lincoln St., Englewood. Stern has traveled extensively, written numerous travel articles and is the author of five books. Refreshments will be served. Tickets are \$5 and are available at the Malley Recreation Center front desk or by calling 303-762-2660.

End of WWII lecture. This illustrated talk from 7-8 p.m. at the Littleton Museum, 6028 Gallup St., will focus on the last year of WWII, the aftermath and how the war's legacy shaped Littleton and the post-war world. The talk is presented in conjunction with the museum's WWII exhibit, which closes on Aug. 16. Limited seating is first come, first served. Door will open at 6:30 p.m.

Colorado Mormon Chorale.

Hear the dynamic and uplifting Colorado Mormon Chorale perform from **6:30-7:30 p.m.** on the front lawn of Bemis Public Library, 6014 S. Datura St., Littleton. The music is free. Hot dogs, brats, burgers, beverages and homemade ice cream sandwiches will be available for purchase beginning at 5:30 p.m.

Friday7

First Friday Art Walk. From 6-9 p.m., galleries in downtown Littleton will open their doors for First Friday Art Walk. This is the last art walk of the summer. For more information, including participating galleries, go to littletongov.org.



Craig F. Walker, Denver Post file

Western Welcome Week

Ongoing. The 87th annual Western Welcome Week kicks off on Friday with the Littleton Lions Club barbecue and continues through Sunday, Aug. 16, ending with a performance from vocal rock band Face. Events in between include the Western Heritage Art Show, the 20th Bruce Wolf Stick Horse Stampede, the 4th Pancake Stampede 5K, the 35th Firefighter Children's Parade, multiple concerts and more. For more information, including event locations and a full schedule, visit westernwelcomeweek.org.

Saturday8

Englewood FunFest. This year's FunFest will be held 10 a.m.-5 p.m. at Belleview Park, 5001 S. Inca Drive, Englewood. Festivities will include a miniature train, a children's farm, art education, food trucks, games, face painting, crafts, a duck race, a bungee jump and more. Admission is free, but some attractions charge a fee.

Centennial Under the Stars.

The 10th annual Centennial Under the Stars will be held at 6 p.m. in Centennial Center Park, 13050 E. Peakview Ave. Performances will be: the Patti Fiasco at 6:15 p.m., SHEL at 7:15 p.m. and Love Shack,

with a laser show, at 8:30 p.m. No tents, canopies or oversized umbrellas are allowed, but blankets and chairs are welcome. No alcohol can be brought in, but it will be sold. Admission is free.

Sunday9

Step Forward for Alpha-1

Walk. Step Forward for Alpha-1 is a walk to raise funds for research for a cure for Alpha-1, which is a genetic condition causing lung/liver disease. It will be held in Sterne Park, 5800 S. Spotswood St., Littleton. For more information, go to alpha-1foundation.org. Registration is from **9-9:45 a.m.** and the walk begins at **10 a.m.**

**CITY OF ENGLEWOOD
2015 CALENDAR OF EVENTS**



Mon., Aug. 10	6:00 p.m.	Study Session, Community Room
Tues., Aug. 11	3:00 p.m.	Non Emergency Employees Retirement Board, Public Works Conference Room
	5:00 p.m.	Water and Sewer Board, Community Development Conference Room
	6:00 p.m.	Keep Englewood Beautiful, City Council Conference Room
	7:00 p.m.	Library Board, Library Board Room
Wed., Aug 12	6:30 p.m.	Englewood Urban Renewal Authority, City Council Conference Room
	7:00 p.m.	Board of Adjustment and Appeals, Council Chambers
Thurs., Aug 13	7:30 a.m.	Joint City Council Meeting, Littleton/Englewood WWTP
	2:00 p.m.	Police Officer Pension Board, Public Works Conference Room
	3:00 p.m.	Firefighters Pension Board, Public Works Conference Room
	5:30 p.m.	Parks and Recreation Commission, Baker Park
Mon., Aug. 17	6:00 p.m.	Study Session, Community Room
	7:30 p.m.	Council Meeting, Council Chambers
Tues., Aug 18	4:40 p.m.	Budget Advisory Committee, City Council Conference Room
	6:30 p.m.	Planning & Zoning Commission, City Council Conference Room
Wed., Aug. 19	7:00 p.m.	Local Liquor and Medical Marijuana Licensing Authority, City Council Chambers
Mon., Aug. 24	6:00 p.m.	Study Session, Community Room
Wed., Sept. 2	11:30 a.m.	Alliance for Commerce in Englewood, City Council Conference Room
	5:45 p.m.	Cultural Arts Commission, City Council Conference Room
	7:00 p.m.	Local Liquor and Medical Marijuana Licensing Authority, City Council Chambers
Fri., Sept. 4	8:00 a.m.	Meeting with Congresswoman DeGette, Community Room

Mon., Sept. 7		City Hall closed – Labor Day holiday
Tues., Sept. 8	6:00 p.m.	Study Session, Community Room
	6:00 p.m.	Keep Englewood Beautiful, Public Works Conference Room
	7:30 p.m.	Council Meeting, Council Chambers
Wed., Sept. 9	5:00 p.m.	Water and Sewer Board, Public Works Conference Room
	6:30 p.m.	Englewood Urban Renewal Authority, Community Development Conference Room
	7:00 p.m.	Planning & Zoning Commission, City Council Conference Room/Council Chambers
	7:00 p.m.	Board of Adjustments and Appeals, Council Chambers
Thurs., Sept. 10	5:30 p.m.	Parks and Recreation Commission, River Run Trailhead
	6:30 p.m.	Transportation Advisory Board, City Council Conference Room
Mon., Sept. 14	6:00 p.m.	Study Session, Community Room
Tues., Sept. 15	4:30 p.m.	Budget Advisory Committee
	7:00 p.m.	Library Board, Library Board Room
Wed., Sept. 16	7:00 p.m.	Local Liquor and Medical Marijuana Licensing Authority, City Council Chambers
Mon., Sept. 21	6:00 p.m.	Study Session, Community Room
	7:30 p.m.	Council Meeting, Council Chambers
Tues., Sept. 22	7:00 p.m.	Planning & Zoning Commission, City Council Conference Room/Council Chambers
Mon., Sept. 28	6:00 p.m.	Study Session, Community Room
Mon., Oct. 5	6:00 p.m.	Study Session, Community Room
	7:30 p.m.	Council Meeting, Council Chambers
Tues., Oct. 6	7:00 p.m.	Planning & Zoning Commission, City Council Conference Room/Council Chambers
Wed., Oct. 7	11:30 a.m.	Alliance for Commerce in Englewood, City Council Conference Room
	4:00 p.m.	Englewood Housing Authority Meeting, EHA Board Room
	5:45 p.m.	Cultural Arts Commission, City Council Conference Room

TENTATIVE
**STUDY SESSIONS TOPICS
FOR ENGLEWOOD CITY COUNCIL**



August 10	Study Session 2016 Budget Proposal Gilbert vs. Reed – U.S. Supreme Court Sign Regulations/Election Signs
August 13	Joint City Council Meeting Englewood Council/Littleton Council/WWTP Supervisory Committee
August 17	Study Session & Regular Meeting Financial Report RiverRun Update Service Line Warranties of America
August 24	Study Session
August 31	No meeting scheduled – 5th Monday
September 8	Study Session & Regular Meeting – Tuesday
September 14	Study Session
September 21	Study Session & Regular Meeting Financial Report
September 28	Study Session 2016 Proposed Budget Workshop
October 5	Study Session & Regular Meeting
October 12	Study Session
October 19	Study Session & Regular Meeting Financial Report
October 26	Study Session Aid To Other Agencies Discussion
November 2	Study Session & Regular Meeting Board and Commission Members Reappointment Discussion Marijuana Social Clubs
November 9	Study Session Cancelled

November 16	No Study Session Regular Meeting Only New Council Swearing-In Ceremony/Selection of Mayor/Pro Tem
November 23	Study Session Ethics and Public Service Training with CIRSA Financial Report
November 30	No meeting scheduled – 5th Monday
December 7	Study Session & Regular Meeting
December 14	Study Session Financial Report
December 21	Regular Meeting Only No Study Session Scheduled - Holiday Dinner
December 28	Christmas Holidays – No meeting scheduled

FUTURE STUDY SESSION TOPICS

Capital Project Approval Process/Purchasing Policy
 Golf Course – Alternative Uses
 Alternative Financing Solutions
 RiverRun Easement
 Tale of Two Cities presentation: What Can or Should Our City Look Like in the Future?
 Hotel/Motel Regulations
 Public Smoking Ban
 Bike Paths
 Construction Defects Ordinance
 Citizen of the Year Selection Process
 Recreational Marijuana Options
 Alley Paving Program
 Development Planning
 Xcel “Partners in Energy” Program

ALLIANCE FOR COMMERCE IN ENGLEWOOD COMMITTEE
City Council Conference Room
July 9, 2015



I. CALL TO ORDER

The regular meeting of the Alliance for Commerce in Englewood Committee (ACE) was called to order at 11:30 a.m. in the City Council Conference Room of the Englewood Civic Center, Chair Whyte presiding.

Present: Goddard, Michels, Ruiz, Phelps-Rogers, Knoth, Whyte, Coonan, Weinberger

Absent: None

Also present: Joe Jefferson, City Council Liaison
Miguel Corral, El Tep Restaurant
Randy Penn, Greater Englewood Chamber of Commerce

Staff present: Mike Flaherty, Deputy City Manager/Interim Community Development Director
Darren Hollingsworth, Economic Development Manager



APPROVAL OF MINUTES

- June 11, 2015

Chair Whyte stated that the Minutes of June 11, 2015 were to be considered for approval. It was determined there was a quorum. Chair Whyte asked if there were any changes or adjustments to the Minutes. There were none.

Weinberger moved:

Michels seconded: THE MINUTES OF JUNE 11, 2015 BE APPROVED AS WRITTEN.

The motion carried unanimously.



II. ACE BUSINESS

- a. Election of Vice Chair – Chair Whyte nominated Chad Michels and Laura Phelps Rogers volunteered for the position. The Committee selected Chad Michels as Vice President via an electronic poll.



- b. Business Survey – Chair Whyte reviewed previous discussions on conducting a business survey. He presented the Committee with samples of questions that could be included in the survey. The group discussed the purpose of the survey and potential questions.

Possible questions:

Who are you?

- 1) Do you a. Own b. Lease c. Neither
- 2) How much commercial space do you occupy?
- 3) How many employees? Part time___ Full time___
- 4) Why did you locate in Englewood?

Where are you going?

- 1) Expanding, Downsizing, Staying Steady?

Want your opinion

- 1) How easy is it to do business in Englewood?

Open Ended Questions

- 1) What factors, positive or negative, are affecting your business?
- 2) How could the city help your business?

Ms. Rogers volunteered to develop additional questions for the survey. Mr. Coonan also volunteered to help with the questions. The goal is to have the survey information to City Council early fall.

III. PUBLIC COMMENT

Miguel Corral, El Tep Restaurant, is interested in ACE activities and participating in the Committee.

IV. COMMENTS



CHAMBER OF COMMERCE

Mr. Penn supplied information regarding the upcoming car show being held August 15th in the Kaiser Permanente parking lot. Mr. Penn updated the Committee on activities the Chamber is undertaking to shift the focus to business support and functions related to business.



STAFF COMMENTS

Mr. Hollingsworth reviewed the projects currently underway in the City and reminded the Committee that they do receive the Monthly Update from the Community Development Department that contains information on current projects. The City website now has a new interactive map that identifies projects throughout the City.



CITY COUNCIL COMMENTS

Councilman Jefferson thanked the members of the Committee for volunteering for ACE.



ACE COMMENTS

Chair Whyte reiterated the purpose of ACE which is to attract and retain business in Englewood.

Ms. Rogers informed the Committee that she currently has a show of her artwork at Ice Cube Gallery in Denver.

Mr. Whyte announced that First Commercial Bank is merging with SMB Bank this fall.

Mr. Corral suggested that the business survey be made available online and in a hard copy format.

Ms. Ruiz updated the Committee on the current expansion taking place at Swedish Hospital and the new office building that is in the planning stage.

Mr. Michels thanked Mr. Coonan and Mr. Goddard for joining the Committee.

Mr. Goddard announced that he has purchased additional property and his business, Mastercraft Truck Equipment, is expanding. He feels that Englewood makes it easy to do business.

Mr. Coonan shared that his organization, HOPE, is sponsoring an event at their site.

Chair Whyte asked the group if they would prefer a different meeting time or day. It was decided that their meetings will be at 11:30 a.m. on the first Wednesday of the month for the remainder of the year.

V. UPCOMING ACE BUSINESS

- a. The next meeting is scheduled for August 5, 2015.

No further business was brought forth for consideration. The meeting was adjourned at 1:00 p.m.

/s/ Julie Bailey, Recording Secretary

**CITY OF ENGLEWOOD PLANNING AND ZONING COMMISSION
REGULAR MEETING
CITY COUNCIL CHAMBERS
JULY 21, 2015**

I. CALL TO ORDER

The regular meeting of the City Planning and Zoning Commission was called to order at 6:00 p.m. in the City Council Chambers of the Englewood Civic Center, Chair Fish presiding.

Present: Fish, Brick, King, Kinton, Knoth (arrived 6:30), Madrid, Townley (arrived 6:20)

Absent: Bleile (Excused), Pittinos (Excused), Freemire (Excused)

Staff: Mike Flaherty, Deputy City Manager
Harold Stitt, Senior Planner
John Voboril, Planner II
Audra Kirk, Planner I
Chris Neubecker, Senior Planner
Dugan Comer, Deputy City Attorney

Also Present:

Gale Schrag, Signature Senior Living
Doug Cohn, Englewood Resident
Cassandra Letkomiller, Englewood resident
Jeremy Letkomiller, Englewood resident
Brad Segal, Progressive Urban Management Associates
Kristina Kachur, Logan Simpson Design



II. STUDY SESSION 2015-03 Next Steps Study

John Voboril, Planner II, reviewed the Next Steps Study progress. The Commission will be charged with determining if the Next Steps Study supports the 2003 Comprehensive Plan.

The real estate feasibility study included in the plan will be used to determine the infrastructure improvement priorities throughout the City. Mr. Voboril has submitted a grant application for the Next Steps II Study which would focus on 100% engineering design for the three pedestrian bridges that are part of the rail trail. The Next Steps III Study project will include 30% design for the Oxford/Sheridan off-street trail and a DRCOG Urban Center Expansion Study that would include the greater central business district area. The zoning regulations surrounding City Center and the north and south neighborhoods will be evaluated as well.



The overlay zoning for the transportation areas will need to be implemented in a timely manner as well as studying streetscape design standards and shared parking strategies. The Commission previously commented on proposals for Transit Station Area Overlay regulations.



Mr. Voboril asked the Commissioners how they view the Next Steps Study in relation to the Comprehensive Plan and the original Station Area Master Plan.



Mr. Fish stated that he feels the content of the document is good. He asked for clarification of the prioritization of projects. He also asked for the definition of the north, south, east, west neighborhood areas as they are referred to in the draft document and feels that would make the document easier to understand.



Mr. King also feels that the document is very good. Mr. Madrid expressed that he is not convinced that Dartmouth is the best choice for a bike route but that Floyd Avenue may be more appropriate. He is in favor of the pedestrian overpasses. Mr. Voboril replied that Dartmouth is good for strong cyclists and Floyd and Bates are alternative choices.



Mr. Brick commented that the majority of the projects are transit oriented and stated that he would like to see more examination of the area west of Santa Fe. Mr. Fish expressed a desire to see dates assigned to projects although he realizes that is difficult to do. Mr. Kinton agreed. He would like to see a Santa Fe crossing placed higher on the prioritization of projects.



The Commissioners reviewed the plan by chapter. Comments included formatting issues, specifically that the hard copy is difficult to read. General discussion about each chapter continued.



Mr. Brick asked Mr. Voboril to review the relationship of Englewood and Sheridan in the development of Oxford Station. The City of Sheridan would like to create a safe passage between Federal and the Oxford Station to best serve their citizens. Long term plans for CDOT (Colorado Department of Transportation) includes pedestrian bridges over Santa Fe at both Dartmouth and Oxford, however these bridges are very low on CDOT's priority list.



Chapter 6 includes the prioritization of projects and improvements recommended for the City. Ms. Townley suggested that the projects could be labeled as to whether or not they are cooperative projects or the responsibility of Sheridan or Englewood individually.



Mr. Brick asked about the proposed bike routes. Mr. Voboril replied that the projects are moving ahead with direction from the Walk and Wheel consultants and cooperation from the City Public Works Department. Some of the bike lanes may be completed as early as fall 2015 as they only require paint, signage and marking to implement. The long term project including protected bike lanes will require additional funding to complete.



Mr. Voboril commented on the parking arrangements at the Oxford Station and that there may be a possibility of creating shared private/public parking near the Oxford Station. The future fare change planned by RTD will most likely increase use of the Oxford Station. Mr. Kinton agreed that access to the Oxford Station should be examined as it can be difficult from the west side of Santa Fe.



The Action Plan contained in Chapter 7 outlines the implementation of suggested enhancements to the transit station areas. Development of the Englewood Light Rail Corridor is important but making the connections to South Broadway and the Medical District is a high priority. Identifying funding sources will be critical to the implementation process.



III. APPROVAL OF MINUTES

- July 7, 2015 Minutes

King moved:

Brick seconded: TO APPROVE THE JULY 7, 2015 MINUTES AS WRITTEN

Chair Fish asked if there were any modifications or corrections. There were none.

AYES: Brick, King, Kinton, Knoth, Madrid, Townley, Fish

NAYS: None

ABSTAIN: None

ABSENT: Bleile, Freemire

Motion carried.

IV. PUBLIC HEARING CASE #USE2015-010 CONDITIONAL USE 3555 SOUTH CLARKSON STREET, SIGNATURE SENIOR LIVING

Brick moved;

King seconded: To open the public hearing for Case #USE2015-010 Conditional Use 3555 South Clarkson Street, Signature Senior Living

AYES: Brick, King, Kinton, Knoth, Madrid, Townley, Fish

NAYS: None

ABSTAIN: None

ABSENT: Bleile, Freemire

Motion passes.



Staff Presentation

Audra Kirk, Planner I, was sworn in. Ms. Kirk reviewed the case that was submitted in June 2014 by the same applicant, Signature Senior Living for a location in the same vicinity as

the current application. The applicant received a variance to reduce the minimum distance requirement between a group living facility and another group living facility from 1,250 feet to 60 feet. The Conditional Use application is to allow a group living facility special/large in the M-2 zone district provided the applicant submits a copy of their State-issued license to operate an assisted living and memory care facility.



Applicant Presentation

Gale Schrag, Signature Senior Living, 2785 Heather Road, Golden, Colorado, was sworn in. Mr. Schrag reviewed the plans for the development via PowerPoint and outlined the operations and the intent of the facility.

The facility is a long-term care community providing residential care for patients. The facility will not significantly impact the surrounding properties. A parking garage with 71 spaces and a rooftop garden will be constructed and the parking garage will provide adequate facilities for visitor and staff parking.

The Development Review Team at the City of Englewood has examined the project and has not indicated any issues to this point in the development's design. The development is consistent with the Englewood Comprehensive Plan by providing a mix of housing.



Public Comment

No members of the public were present to comment on the application.



Brick moved;

Kneth seconded: To close the public hearing for Case #USE2015-010 Conditional Use 3555 South Clarkson Street Signature Senior Living

AYES: Brick, King, Kinton, Kneth, Madrid, Townley, Fish

NAYS: None

ABSTAIN: None

ABSENT: Bleile, Freemire

Motion passes.



Kneth moved;

King seconded: To approve Case #USE2015-010 Conditional Use 3555 South Clarkson Street Signature Senior Living

Vote:

Brick – Yes -The facility serves a need to the community that is increasing, the location is convenient to medical care and the parking is more than adequate.

King – Yes, the development meets the goals of the Comprehensive Plan.

Kinton – Yes, it is an appropriate use for the area.

Knoth – Yes

Madrid – Yes, it is a good form of infill development.

Townley – Yes, for the aforementioned reasons and there are no negative impacts.

Fish – Yes, the development is in character with the neighborhood.

Motion passes (7-0).



IV. PUBLIC FORUM

Doug Cohn, Englewood resident, addressed the Commission regarding recent construction on Lincoln, Sherman and Acoma Streets. It is his opinion that the new structures (duplexes) are out of character with the neighborhood. He encouraged the Commission to develop design standards to regulate the size and character of the homes. A handout was distributed to the Commission and is part of the record of the minutes. He feels that a mechanism to control the changes in the neighborhoods is necessary.



Cassandra Letkomiller, 2856 South Lincoln Street, addressed the Commission regarding the increasing redevelopment of neighborhoods. She cited regulations from other communities that impose design standards and restrictions on new construction. Her opinion is that the mass of the new buildings is out of scale with the existing homes. She supports formation of an historic preservation oversight organization or some form of protection for original homes. Mr. Brick and Mr. Fish thanked Ms. Letkomiller for attending the meeting and speaking about her concerns.



Jeremy Letkomiller, 2856 South Lincoln Street, expressed his concern about the duplexes being built in the R-2 zone districts. He feels that the density is not healthy for the community and that some mechanism to ensure historic homes are not destroyed would be beneficial. Mr. Kinton thanked Mr. Letkomiller for bringing the issue to the Commission.



V. Study Session – 2015-04 Englewood Comprehensive Plan Implementation Strategies

Harold Stitt, Senior Planner, reviewed the activities related to community engagement and information on the results of the recent neighborhood meetings.

Residential and Commercial strategies were reorganized and Mr. Stitt supplied the Commissioners with an updated spreadsheet with the recommendations from the consultant team.



Ms. Kachur reviewed preliminary strategies for the residential areas. Residential strategies include general strategies and specific strategies for the different areas identified during the study process. The Commissioners will be asked to prioritize the implementation of the strategies. Mr. Brick commented that the text of the plan includes vocabulary that is not familiar to a layperson and could possibly be simplified.



Ms. Townley commented on the first strategy of attracting families and noted that it does not address the theme of “learn”; education or connection to schools is not addressed.

Mr. King asked what the Commission can do to improve housing stock and reviewed the difficulty the Commission has had in the past when they attempted to implement standards. Mr. Fish expressed that the focus seems narrow with regards to protecting what currently exists and Mr. Stitt explained that these ideas are only a sample of what may be included in the final version of the Comprehensive Plan.

Mr. Knoth feels that the small size of existing homes is a limiting factor in attracting families to Englewood. Mr. Fish remarked that because there are no design standards in place it would be difficult to implement and enforce design standards in the future. Mr. Brick added that Commissioners should support the desires of the community by recognizing that there is interest in maintaining the character of the neighborhoods.



Mr. Knoth stated that the Planning Commission is charged with looking ahead and considering what is good for the City. He feels that the house size is a significant hindrance to the City.



Mr. Fish agrees with Mr. Knoth and that the Commission should consider that the individuals who favor retaining older but not necessarily historic homes are a minority. The Commission should look forward and use the data gathered by the Comprehensive Plan project to form ideas for the future. The consultants used information from other comparable communities to bring ideas for the future to Englewood.

Mr. Brick asked how many responses were received through the online surveys; Ms. Kachur responded that there were approximately 150. Mr. Knoth commented that the opinions of the respondents are important, however staff and the consultants examine both local and national trends to make recommendations for the future. Ms. Townley suggested that having the objectives broken into smaller goals would be beneficial in developing effective strategies. Mr. Fish stated that having measurable goals is important to chart success with the strategies. Different strategies will be necessary for the various neighborhoods.



Mr. Kinton discussed the existing housing and the possibility of a home improvement program. Identifying and prioritizing the needs of the housing is important. He suggested that examining the possibility of historic neighborhood preservation may be an option. Schools and parks should be addressed as well. The demand for pedestrian and bicycle improvements is rising.



Mr. Flaherty added that it has been mentioned that increasing home ownership in the City is important and a strategy needs to be developed to reach that goal. Mr. Brick commented that the "Play" theme could be enhanced with a diverse mix of entertainment options. Mr. Fish added that providing community areas would be helpful in adding opportunities for "Play". Ms. Townley commented that a measurable goal would be ensuring that all citizens are within 10 minutes walking distance of a park or trail.



Mr. Brad Segal spoke to the Commission regarding the business environment in Englewood. He stressed the Comprehensive Plan needs to be flexible to allow for changes in market conditions. Four strategies were identified: connect City Center to the Broadway

area by creating a Downtown Development Authority (DDA), utilize the Urban Renewal Authority to increase redevelopment of blighted sites, capitalize on the south industrial area by allowing mixed use and possibly branding and address South Broadway as an edge to the adjoining neighborhoods by considering the zoning.



Mr. Knoth remarked that a limiting factor for South Broadway is the lack of parking. The parking deficit affects the value of the commercial properties on the Broadway corridor. Mr. Segal replied that a DDA could assist in solving the problem and as neighborhood serving businesses populate the area parking will be less of an issue.



Strategies for encouraging commercial development include minor intervention to facilitate growth. Mr. Brick asked about the possibility of a small conference/meeting center. Mr. Segal responded that in conjunction with a hotel facility, it would be a viable option. Mr. Kinton stated that his opinion is that the "Move" theme is underrepresented and needs to address east-west travel. Mr. Segal commented on the potential redevelopment of the Kmart site.



VI. ATTORNEY'S CHOICE

Deputy City Attorney Comer informed the Commission that they will be addressing changes in the sign code in the near future.



VII. STAFF'S CHOICE

Deputy City Manager Flaherty asked the Commission if they would be willing to have Slate Communications present at the meeting on August 18th. In order to accommodate the presentation, the meeting will begin at 6:30 PM.



Mr. King asked Mr. Neubecker for information on lot coverage due to the discussion with Ms. Letkomiller earlier in the meeting.



VII. COMMISSIONER'S CHOICE

Mr. Brick stated that his choice for a brand is "Englewood-Small Town Feel". Mr. Knoth requested that meetings do not begin earlier than 6:30 p.m.

The meeting adjourned at 9:00 p.m.

/s/ Julie Bailey, Recording Secretary