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# Council Newsletter

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## CITY MANAGER'S NOTES July 19, 2012

### Upcoming Council Meetings

City Council will be recognizing the volunteer efforts by the various boards and commission on **Monday, July 23, 2012**. The celebration will be held at Pirates Cove at 6:00 p.m.

There is no City Council meeting scheduled for **Monday, July 30<sup>th</sup>**.

The next City Council meeting will be **Monday, August 6, 2012**. The Study Session will begin at 6:00 p.m. in the Community Room. The Regular Meeting will begin at 7:30 p.m. in Council Chambers.

### Informative Memoranda

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

1. Articles concerning a golf tournament for the Bitner family, paving projects on Broadway, Floyd and Union, Bartertown Comics on Englewood Parkway and improvements for Cornerstone Park.
2. Article about solar gardens.
3. "2012 End of Watch" fundraiser for Bitner family.
4. Community Safety Fair, July 29, 2012.
5. CGFOA and DOLA Budget 101 Education Sessions.
6. ICSC legislation.
7. Information concerning an Englewood Chamber meeting on Tuesday, July 24, 2012.
8. E-mail expressing appreciation for assistance in the Utilities Department.
9. Memorandum concerning the Englewood Depot RFP.
10. Memorandum concerning 2012 Private Activity Bond Allocation.
11. Memorandum concerning the Project Update.
12. Calendar of Events.
13. Tentative Study Session Topics.
14. Minutes from the Alliance for Commerce in Englewood Committee meeting of May 10, 2012.
15. Minutes from the Code Enforcement Advisory Committee meeting of May 16, 2012.

### PARKS AND RECREATION DEPARTMENT ACTIVITIES

Part of its summer event line-up, Pirates Cove hosted the annual "Adults Only" night on Wednesday July 11. On this evening, Pirates Cove is open only to those 18 yrs and above and is popular for as guests are able to enjoy the park without the younger kids running around and can take an evening off from watching the kids swim to enjoy it for themselves. The most popular feature of the night was the Lazy River and the Slides. This year was one of the best nights to date with over 150 adults enjoying the park.

On Sunday July 15, the staff at Pirates Cove participated in the Colorado Parks and Recreation Association's 27th annual Lifeguard Games. This year Pirates Cove staff took fourth place among over 30 teams who entered the competition. This annual event brings in lifeguards from all over the state to compete in different lifesaving and swimming techniques. The event was originally put into place to help combat the mid-summer burnout amongst lifeguards and to build unity amongst the different agencies.

The final phases of the Duncan School building demolition were completed last week at Duncan Park. Parks staff is now in the process of irrigation design for the area. Fill dirt to level the area where the school once stood was started last week and will continue into the next week. Once the area has been filled and leveled, irrigation will be installed by parks crews. Sod will be ordered and installed shortly after the dirt work has been completed.

The lake shore and bank stabilization has been completed along with new fishing access on the Centennial Park Trail Loop. The northern section of the concrete trail has been poured. Backfill along the edges of the trail has been completed. Preparations for starting on the southern portion of the trail are in the process. Permits for bridge caissons are being submitted to the State.

With the weather cooperating, the first three Sounds of Summer concerts are now behind us and have been received well with the community. HomeSlice, a variety rock, funk and blues band opened the season, followed by the Margarita Brothers with beach tunes. Both of these shows had 600+ community members in attendance. The third show featured an up and coming band, Sweet Radish out of Alamosa, and was enjoyed by about 450 member audience.

Summer Drama's "Anything Goes" will be on stage in less than a week! This year's production of "Anything Goes" features a cast of 24 kids and 31 adults working hard to learn tap dances, songs and their lines. Additionally, a crew of set designers, construction workers, and costume designers have been hard at work, and the orchestra is starting their practices. Tickets are available at the Malley Recreation Center and Englewood High School. Performances run July 27-July 19.

# Your Community Golf tourney to raise funds for Bitner family

By Clayton Woullard  
YourHub Reporter

The Littleton Firefighters Foundation will be holding a golf tournament to raise funds for the foundation and the family of fallen Englewood police officer Jeremy Bitner, who was killed earlier this summer.

Bitner was killed after pulling over a car and being hit by a suspected drunken driver.

The foundation has been holding a golf tournament fundraiser off and on for about 17 years, said president Joel Heinemann. In the past it has held the tournament to honor fallen firefighters and emergency workers.

"We definitely feel a bond with police officers, and Englewood is a neighbor to us and so we thought this was just going to be a good opportunity to give back," Heinemann said.

He added that Bitner also was reportedly an avid golfer, so this seemed an appropriate fundraiser for his family. The foundation also held a hockey tournament earlier this year.

"I think as a foundation, any time you see people in need who go through tragedies we see a pressing need, and with this foundation we're in a perfect position to do that," said Jeff Wasden, who sits on the foundation's board of directors.

Wasden added that several Englewood officers are set to play in the tournament. Half the proceeds will go to the foundation and the other half to the Bitner family.

## More info

The golf tournament will take place Aug. 20 at the Highlands Ranch Golf Club, 9000 Creekside Way. For more information, go to [littletonfirefightersfoundation.org](http://littletonfirefightersfoundation.org)

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## ENGLEWOOD

# PAVING PROJECTS TO IMPACT BROADWAY, FLOYD AND UNION

From late July through the middle of August, City of Englewood street crews have paving projects planned that will impact motorists on three of Englewood's major thoroughfares:

- Floyd Avenue from Broadway to Cherokee Street — July 30 to Aug. 2: A major paving project is planned for West Floyd Avenue from South Broadway to South Cherokee Street. The project will require a complete closure of Floyd in this area.

- Broadway from Dartmouth Avenue to Yale Avenue — Aug. 3 to 10: South Broadway will be rotomilled and paved from Dartmouth Avenue to Yale Avenue in both directions. The work will be performed on one side of Broadway at a time to allow for on-street parking on one side or the other during the project. At least one lane will remain open in each direction while work is being performed.

- Union Avenue west of Santa Fe Drive — Aug. 13 to 14: West Union Avenue will undergo rotomilling and paving from the Platte River Bridge west for one block Aug. 13 and 14. On Aug. 13, the road will remain open and a flagger will guide traffic around the work area. On

Aug. 14, it will be necessary to close Union Avenue in this section. Traffic will be routed east to South Santa Fe Drive and west to South Federal Boulevard.

These schedules are subject to change as the timing of these paving projects is dependent upon weather and other conditions. All detours will be clearly marked and portable electronic message boards will be placed to advise motorists in advance of each project.

Details on these and other street projects are available on our Street Closures page at [englewoodgov.org](http://englewoodgov.org).

*City of Englewood*

**Poker run, fundraiser for Jeremy Bitner's family set for July 21.** The Englewood Fraternal Order of Eagles and the Eagle Riders will host a "2012 End of Watch" poker run and fundraiser July 21 for the family of Englewood police officer Jeremy Bitner.

The first bike out will be at 11 a.m. and the last bike will be in by 5 p.m. The cost is \$25 per rider and \$5 per passenger and includes a meal at the end of the ride. There also will be a raffle and silent auction.

The event will take place at 3780 S. Johnson St. in Englewood.

For information, call Ron Zordani at 720-629-0260 or Skip Konst at 303-880-3143.

*Englewood Fraternal Order of Eagles*

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**Bartertown Comics, Englewood**

# LOCALLY MADE COMICS FOUND HERE

**Profile**

**Business:** Bartertown Comics  
**Address:** 800 Englewood Parkway C-106, Englewood  
**Hours:** 11 a.m.-8 p.m. Tues.-Thurs., 10 a.m.-8 p.m. Fri.-Sat., noon-6 p.m. Sun.  
**Founded:** 2008  
**Contact:** 303-761-1440, [bartertowncomics.com](http://bartertowncomics.com) or @bartertowncomix (Twitter)  
**Employees:** 2

*Interview with Shane Montray, owner*

**Q: How did you get involved in this business?**

**A:** I started this business as an expression for my love of pop culture and the comic book medium. We were originally online and then went brick and mortar four months ago. I started Bartertown while I was living in San Antonio in 2008 and it has steadily grown from there. We had lived in Castle Rock before then and we had always wanted to move back.

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

**A:** What distinguishes us from other businesses in our category are some of our exclusive offerings, such as locally created comics, a big selection of 50-percent-off graphic novels and our hold slots. We offer free bags and boards and multiple discount tiers with a subscription service hold box. We offer 10 percent off cover price for four or more monthly books, 15 percent for six or more and 20 percent for 20-plus title hold slots. We also have an extensive selection of action figures for sale. Also, check us out for Friday Night Magic the Gathering Tournaments at 6:45 p.m. every Friday.

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

**A:** The best part of this line of



Top: Jordan "JJ" Guimont, right, and Paul Gayton play Magic: The Gathering, a collectible card game. Left: Cory Tadlock and Wicahpi Goodwind, both of Englewood, look at a comic. Above: Goodwind looks at action figures. *Lindsay Pierce, YourHub*

work is interacting with people of the same mindset as us. People who love the same things we do and watch or read the same things we do stream through here all day long. We get to help them fulfill their comic book and toy needs, and in the process get to know them.

**Q: What is your business' biggest challenge?**

**A:** Our biggest challenge starting a new business has been growing our customer base without an initial advertising campaign. But, because we have a fantastic location, it has made all the difference. Word of mouth is key to our success, too. We can't sur-

vive on word of mouth alone, and working up to a level where we are ready to advertise has been a climb.

**Q: Something people might be surprised to learn about you or your business:**

**A:** One surprising thing about our business is that we are

also looking to self-publish comics to sell in our store. We are also looking to publish or sell the comics of any local self-publishing writers and artists. We have numerous local talent contacts and insightful voices available to us of people currently working in the comics industry.

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# News

NEWS TIP? Email [news@yourhub.com](mailto:news@yourhub.com), post your story at [yourhub.com](http://yourhub.com) or call 771-333-3333

Your Recreation

# New life for old ballpark

## Rec district hopes Cornerstone Park upgrades will draw leagues



Shortstop Jesus Escobar, left, and third baseman Tim Curtis, right, chase down runner Tim Koss during a softball game at the ballpark at Cornerstone Park in Englewood on July 13. South Suburban Parks and Recreation plans to begin construction on improvements to the park this fall. *Clayton Woodford/YourHub*

By Clayton Woodford  
*YourHub Reporter*

South Suburban Parks and Recreation District plans to make improvements to the ballfields at Cornerstone Park in Englewood, which are a few decades old and heavily used.

Chief Green, park planner with the recreation district, said the improvements are part of a second phase to make the park better for spectators. Improvements are slated to include a shelter with picnic tables, more landscaping with shade trees, a cover for the dugouts, a small, covered playground and the dirt parking lot will be paved with asphalt to reduce the amount of dust that gets kicked up, he said.

"There's nothing out there besides the ballfields and there's no place for spectators to get relief from the sun and the elements, so that's why we're adding a shelter," Green said.

South Suburban also plans to replace the current infield with a different dirt mix

that will drain better and is a new material on all their ballfields, Green said. The district also plans to raze the parking area around the fence and spread the fabric around it so it will look new again. Green said a drinking fountain closer to the ball fields also will be added.

The total budget for the project is about \$750,000, but it hasn't been bid out yet. The conceptual plan was approved about a month ago by South Suburban, and as Green and his team are working on the construction details, Cornerstone is one of five ballfields the recreation district owns, Green said.

"This is long time coming to have these improvements done, and we're hoping it will draw other teams and leagues to use this facility when they're complete," he said.

He said construction is slated to begin in the fall and will hopefully take place around existing sports schedules.

He said the recreation department will see if any games are to be relocated.

Kevia McAllister, executive director for Western Youth Sports, said his organization has been using the ballfields at Cornerstone for a long time and that the improvements are welcome. He said since it's all the same, it's not the best environment for spectators or athletes.

"The upgrades that they're going to do to it are much needed," McAllister said. "It's a major park that the Amateur Youth League uses, so it's a big component of what we're doing."

He said he hasn't heard any complaints from parents or athletes as they're thankful to have a field to play on since ballfields are limited in the area of Highlands Ranch, Englewood and Lone Tree. But, he said, when the wind picks up, sometimes people just get a mouthful of dirt.

"I'm sure the parents will appreciate being in a complex with those improvements," he said.

Clayton Woodford 771-333-3333 or [cwoodford@denverpost.com](mailto:cwoodford@denverpost.com)

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## BUSINESS

## Solar gardens nourished by Xcel incentives set to bloom in Colorado

 By **Mark Jaffe**  
*The Denver Post*

 POSTED: 07/15/2012 01:00:00 AM MDT  
 UPDATED: 07/15/2012 10:45:02 AM MDT

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 1 COMMENT  
 STORY STATS

Solar gardens are poised to sprout across Colorado — from Fort Collins to Leadville to the Paradox Valley near Utah — and some are already taking root.

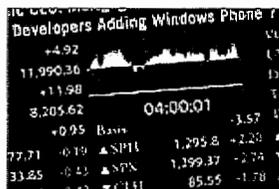
Looking to take advantage of a new incentive program from Xcel Energy, the state's largest electric-utility company, community groups and developers are crafting garden proposals.

Solar gardens enable people who don't have a sunny roof or the money to buy a full array to buy or lease a piece of an array — in some cases for as little as \$1,000.

"This is a way to make solar available to all our customers," said Robin Kittel, Xcel's director of regulatory administration. "We are also looking for creative low-income projects."

More than a dozen

### BLOG: THE BALANCE SHEET



The Denver Post's reporters and editors offer news, analysis and commentary on the latest business, real estate, tourism, gambling and technology news in Colorado.

states — including Massachusetts, Washington, Illinois, Arizona, Nevada and California — are promoting solar gardens, according to the Interstate Renewable Energy Council.

But Colorado could set the pace for the nation. The state has a solar-garden law, developers specializing in the collective solar installations and innovative private financing.

"There are a lot of elements that just come together in Colorado," said Jesse Morris, an analyst with the Rocky Mountain Institute, an energy consultant in Snowmass.

In Leadville, 20 residents and a private school are proposing a small, 50-kilowatt solar garden near the base of Mount Elbert.

Just off Interstate 70, at the Garfield County Airport near Rifle, the country's largest community solar garden — 858 kilowatts — is up and running.

About 200 people have bought a piece of the garden's 3,575 panels. The complex was built by the Carbondale-based Clean Energy Collective, a private developer specializing in solar gardens.

"This is a big, untapped market," said Paul Spencer, the collective's president and founder. "We've worked to develop a business model without subsidies, but the Xcel program will



David Amster-Olszewski, chief executive of SunShare, shows off some of the panels that homeowners can buy into in his solar garden near Fountain. (Helen H. Richardson, *The Denver Post*)

## POPULAR TALKERS RECOMMENDED YEAR AGO

- ◊ Colorado cantaloupes return; growers push safety
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- ◊ Leadville's Melanzana thriving with locally made clothing
- ◊ New York Federal Reserve knew about Libor manipulation four years ago
- ◊ Solar gardens nourished by Xcel incentives set to bloom in Colorado
- ◊ Denver real estate numbers continue to show growth
- ◊ Chipotle fuels growth by motivating workforce, promoting from within
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- ◊ Colorado Gov. Hickenlooper digs deeper into how his trustees operate
- ◊ JPMorgan posts \$5 billion profit despite \$5.8 billion trading loss

## MOST POPULAR: BUSINESS: PAST 3 DAYS

- ◊ Peyton Manning buys Denver area mansion for \$4.5 million — for a d
- ◊ Leadville's Melanzana thriving with locally made clothing
- ◊ Lewis: Trade orders that came from outer space
- ◊ Colorado's economy continues to improve but challenges lie ahead, report
- ◊ Colorado cantaloupes return; growers push safety
- ◊ Target and Neiman Marcus join to sell holiday merchandise
- ◊ JPMorgan leads Dow Jones average to a big gain
- ◊ Denver real estate numbers continue to show growth
- ◊ Three-wheeled motorcycles gaining in popularity with aging bikers
- ◊ Colorado public trustee spending raises red flags

## MOST-COMMENTED: BUSINESS: PAST 144 HOURS

- ◊ Denver Olympic committee recommends Colorado pursue 2022 Winter Games ↻ 19
- ◊ Colorado solar-panel maker Abound prepares bankruptcy filing ↻ 13
- ◊ Honda electric vehicle option: collision insurance without deductible ↻ 8

open up solar gardens to 55 percent of the state."

The collective is hoping to use the Xcel incentive program to build a solar garden in Denver's Lowry neighborhood.

But even without the Xcel incentive, the company is building a 1.2-megawatt garden in the Paradox Valley desert, in southwest Colorado, in cooperation with the San Miguel Power Association, and it has a contract with Colorado Springs Utilities for a garden.

There are already two other solar-garden projects in Colorado Springs by SunShare LLC, a 1-year-old startup.

One 575-kilowatt garden went into operation in December at Venetucci Farm, and the other 573-kilowatt project is under construction at a church.

"I had seen solar gardens in Europe and wondered why we didn't have them here," said David Amster-Olszewski, 25, president of SunShare. "The answer was that there were regulatory and financial roadblocks, but those are being removed."

Xcel will be offering incentives for 9 megawatts of solar gardens in 2012 and another 9 megawatts in 2013, divided among small systems (10 to 50 kilowatts), medium-size systems (50 kilowatts to 500 kilowatts) and large systems of 500 kilowatts to 2 megawatts.

Operators will get paid on a sliding scale — 14 cents to 10 cents — for each kilowatt-hour the garden produces. Residents will get a credit on their bill of about 6.8 cents a kilowatt-hour.

"There is a lot of interest," said Amster-Olszewski. "It looks like it is going to be somewhat of a raffle."

There are, however, obstacles: The cost of the systems runs into the millions of dollars, and finding a piece of land large enough for a garden may be difficult in urban areas.

"There is a lot of organizing and politics," said Jeff Evans, sales manager for solar installer Simple Solar.

Simple Solar tried and failed to put together a garden project in Grand Junction.

Still, groups and individuals across the state — from Aurora to Fairplay to Saguache County — are trying to organize solar gardens, said Joy Hughes, founder of the Westminster-based Solar Gardens Institute, a nonprofit advocacy group.

"There is huge interest because this is a way that people who would never have access to solar power can participate," Hughes said. "It is a way to bring communities together."

Only about a quarter of the nation's rooftops are big enough and sunny enough for rooftop solar, according to the National Renewable Energy Laboratory in Golden.

And with the price of a rooftop array ranging from \$12,000 to \$180,000 in Colorado, not everyone can afford one.

While sharing panels might sound simple, the details are complex. Issues include whether individuals can sell their shares and how they will be credited for the energy produced.

The Colorado Community Solar Garden Act — sponsored by Claire Levy, a Boulder Democrat, and passed in 2010 — sought to address those issues.

The act directed the Public Utilities Commission to include gardens in the state's renewable-energy plans. Xcel's new incentive program for 18 megawatts of gardens in the next two years came out of that effort.

In Leadville, the High County Conservation Center organized the local group and was able to get a site on county land 7 miles from town.

Solar Panel Hosting, a for-profit spin-off from the Solar Gardens Institute, is set to develop and manage the garden.

• Trial rescheduled in child prostitution case against founder of Boulder's Wild Oats ↻ 7

• Denver's soon-to-be built patent office will generate \$440 million ↻ 7

#### MOST-COMMENTED, PAST HOUR

• Carroll: Would you have sided with the Patriots in 1776? ↻ 4

• Ask Amy: Father's porn history creates awkward situation (7/3/2012) ↻ 3

• USOC to pass on 2022 bid, consider '24 and '26 ↻ 3

• Ex-Commerce secretary won't be charged in hit-run ↻ 2

• Hank Brown, Mike Rosen to help lead CU-Boulder's search for visiting conservative scholar ↻ 1

#### RECENTLY RECOMMENDED

1. Sanctuary wolves displaced by High Park Fire find new home in Keenesburg (about 18 minutes ago)
2. Carroll: Would you have sided with the Patriots in 1776? (about 29 minutes ago)
3. Sen. Pat Steadman and Rep. Edward Casso face personal tragedies (about 59 minutes ago)
4. Beloved actor Andy Griffith dies at 86 (about 2 hours ago)
5. Colorado wildfire: Waldo Canyon fire leaves door, window frames (about 3 hours ago)

If the project is selected, Xcel will pay the developer and its financial backers, under a 20-year contract, 14 cents for every kilowatt-hour the garden generates — as small gardens get the highest incentive.

Residents will buy into the garden at \$2,000 to \$3,000 a kilowatt — depending on financing and construction costs, according to Lynne Greene, energy director at the conservation center.

"I'm buying 1 kilowatt, which covers about a third of my electricity use," said Greene, who is a Leadville resident.

Homeowners will get a credit on their bill for their share of the garden equal to Xcel's base residential rate, minus transmission and renewable-energy charges.

The payback on the investment is estimated to be about 10 to 15 years, Greene said.

Finding financing for solar gardens is a new challenge, since it is a new and expensive product.

The energy collective has worked with private investors, who gain some federal tax credits as well as a return, and also JPMorgan Chase, Spencer said.

But financing for homeowners looking to buy into a solar garden remains a challenge.

Soooper Credit Union, which initially served King Soopers employees and now operates in four states, has jumped into that market as the first solar-garden lender in the country.

Working with the energy collective, the credit union is offering three- to 10-year loans with interest rates of 2.25 percent to 6.5 percent to consumers and businesses.

"At the outset, you are paying a little more than the benefit, but at some point you catch up," said Don Kester, the credit union's chief executive.

"Our main business is car loans, but this looks to be a promising market — and it's green," Kester said.

Mark Jaffe: 303-954-1912 or [mjaffe@denverpost.com](mailto:mjaffe@denverpost.com)

## A breakdown of the incentives associated with Xcel's solar-garden program

Xcel's program will provide incentives for 9 megawatts a year of small and medium-size solar gardens, and the opportunity for large solar gardens (up to 2 megawatts) to competitively bid for Xcel's business.

**Small installations up to 50 kilowatts (kw):** The first 3 megawatts worth of projects will get 14 cents for each kilowatt-hour generated. If that goal is reached, the next 1.5 megawatts will get 13 cents a kilowatt-hour. Projects will be awarded on a first-come, first-served basis, provided they have financing in place.

**Medium installations of 50 kw to 500 kw:** 3 megawatts worth of projects will receive 11 cents a kw-hour, and the next 1.5 megawatts will get 10 cents a kw-hour.

**Large installations 500 kw to 2 megawatts:** Developers will have to submit bids to Xcel on a competitive basis.

To learn more about solar gardens, see the Solar Garden Institute site: [solargardens.org](http://solargardens.org).

Mark Jaffe, The Denver Post

Follow Mark Jaffe on Twitter.



# **"2012 End of Watch"**

## **Poker Run and Fund Raiser**

**Saturday July 21, 2012**

SPONSORED BY THE ENGLEWOOD FRATERNAL ORDER OF  
EAGLES AND THE EAGLE RIDERS.

3780 S. Jason St Englewood, CO

***ALL PROCEEDS WILL GO TO THE FAMILY OF FALLEN  
ENGLEWOOD POLICE OFFICER JEREMY BITNER.***

\$25.00 PER RIDER

FIRST BIKE OUT AT 11:00

\$5.00 PER PASSENGER

LAST BIKE IN BY 5:00

COST INCLUDES A MEAL AT THE END OF THE RIDE FOR DRIVER AND PASSENGER.  
THERE WILL BE PLENTY OF RAFFLE ITEMS AND SEVERAL SILENT AUCTION ITEMS  
AS WELL AS A DJ TO DANCE THE NIGHT AWAY

*Please contact Ron Zordani @ 720-629-0260  
or Skip Konst @ 303-880-3143  
for any additional information.  
Eagles Club phone # is 303-762-8107*



**COMMUNITY SAFETY FAIR**  
sponsored by:  
**SENATOR LINDA NEWELL &  
THE CITY OF ENGLEWOOD**

**GET OUT OF THE HEAT** with Senator Linda Newell and the City of Englewood and join us for our Community Safety Fair! This is a **FREE**, fun, and informational event for the entire family, and we mean **EVERYONE**. Come to learn about the **FREE** community resources that are available to keep you and your family safe and healthy. Enjoy activities for kids and enter a kids' poster contest to win an awesome prize!

**Sunday, July 29, Noon to 4:00 p.m, Englewood Civic Center, 1000 Englewood Parkway**  
**This event is FREE, fun, and for the entire family!**

**Participating Organizations**

- |  |  |
|--|--|
| Englewood & Littleton Fire Departments | <b>Bike Helmets for \$5.00</b>                         |
| Area Agency on Aging                   | <b>Services and anti-crime methods for seniors</b>     |
| Colorado State Patrol                  | <b>Car seat safety and installation</b>                |
| Children's Hospital Colorado           | <b>Concussion recognition &amp; child safety tips</b>  |
| DC Farmers Insurance Group             | <b>FREE child ID kits</b>                              |
| YMCA, Littleton                        | <b>Programs to keep your family healthy &amp; safe</b> |
| Safe Routes to School                  | <b>Injury prevention and bicycle safety</b>            |
| Community Emergency Response Team      | <b>Disaster preparedness</b>                           |
| Community Awareness Program            | <b>Emergency preparedness simulations</b>              |
| ONE Colorado                           | <b>Interactive techniques to counteract bullying</b>   |
| Greater Littleton Youth Initiative     | <b>Suicide prevention education</b>                    |
| Rape Assistance and Awareness Program  | <b>Rape prevention awareness</b>                       |

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For more information, please contact Senator Newell at [Linda.Newell.Senate@gmail.com](mailto:Linda.Newell.Senate@gmail.com) or (303) 866.2540.







## **E-fairness legislation heats up**

Federal measures to give states authority to require online retailers and other remote sellers to collect sales tax have seen advances in recent weeks. On July 11 the sponsors of S. 1832 (the Marketplace Fairness Act), Sens. Mike Enzi of Wyoming, Lamar Alexander of Tennessee and Dick Durbin of Illinois, offered the bill as an amendment to S. 2237, the Small Business Jobs and Tax Relief Act. "The bill sponsors' decision to offer this amendment shows their clear intent to move this legislation and a reflection of the support that they think they have to pass it," said Jennifer Platt, ICSC's vice president of federal operations.

The tax bill is stymied in the Senate for other reasons, but the sponsors spoke on the Senate floor Wednesday and pledged to use every legislative opportunity in coming months. In the House ICSC has been working with the sponsors of H.R. 3179 (The Marketplace Equity Act), Reps. Steve Womack of Arkansas and Jackie Speier of California, to build support. Currently, there are 47 cosponsors. In anticipation of a House Judiciary Committee hearing this month, Adam Ifshin, chairman of the ICSC Government Relations Committee and president of DLC Management Corp., met with some Judiciary Committee members on July 10.

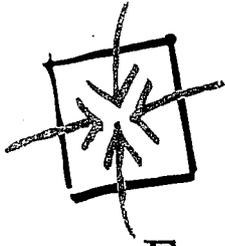
ICSC member companies and the retail real estate community are reaching out to business groups to build support. On June 28 Dan Wagner, Inland Real Estate Group's vice president for governmental affairs, testified at a Chamber of Commerce hearing on the issue. "We believe that there will always be a place for brick-and-mortar retail," Wagner said, "and we would like to have the ability to compete with remote sellers on an even playing field without the price distortions created by the current sales tax policy."

ICSC's position is that a sale is a sale, no matter where it takes place, and that state and local sales and use taxes should reflect the realities of the current marketplace. ICSC encourages association members to contact congressional representatives and urge support of S. 1832 and H.R. 3179.



**Ask Your Senator to Support the  
Marketplace Fairness Act**

On November 9, 2011 Senators Mike Enzi (R-WY), Lamar Alexander (R-TN) and Dick Durbin (D-IL) introduced S. 1832, titled the Marketplace Fairness Act. This solidly bipartisan legislation will bring fairness to local brick-and-mortar retailers and provide much needed revenue to states – all without adding to the federal deficit, creating new taxes or increasing existing taxes.



# Greater Englewood

chamber of commerce

*bringing business together™*

June 27, 2012

ACE, BID Board Members, and Chamber Board Members,

I would like to invite you to attend a joint meeting with your respective board members to discuss our mutual initiatives concerning the Englewood Community. I have reserved the Community Room at City Center on Tuesday July 24<sup>th</sup> from 8:00-9:30am. Each of our groups has their own programs that we promote and support but I think there are ways for us to promote our community more successfully. Collective voices have a true impact on community and business needs. I think we could be more effective by looking at what programs and events we could all support to further our community. As the representatives of the business community I think we could have a bigger impact if we support one another in how we promote our city and the businesses that we represent.

I hope to see you all there, please come with ideas and a desire to work together to promote our business community as well as the city as a whole.

Sincerely,  
Colleen Mello  
Executive Director  
Greater Englewood Chamber of Commerce  
(303) 789-4473

**Englewood Chamber of Commerce,  
ACE and BID**  
Working together for a Common Goal

**Date:** July 24<sup>th</sup> 2012

**Time:** 8:00a.m-9:30a.m

**Location:** Englewood City Center  
1000 Englewood Parkway 2<sup>nd</sup> Floor  
Englewood, CO. 80110

Call to order: **Colleen Mello**

Introductions and Overview of each group: **Chamber of Commerce**

**BID**

**ACE**

**Other Groups**

Topics:

- **How do we come together to improve the Englewood business visibility?**

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- **What types of events would you like to attend?**

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- **Ideas on getting businesses involved?**

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- **Promoting each other thru social media?**

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RSVP by **Friday, July 20<sup>th</sup> 2012**

-Coffee and Rolls will be served

*Please come prepared with ideas to share!*

Cathy,

Thanks for all of your work for the City. It was nice to receive this note about your on-going positive attitude in working with the public. Thanks for all you do for the City and the Utility Department.

Sue, would you make certain we include this email in the packet.

Gary

-----Original Message-----

From: Webmaster

Sent: Monday, July 16, 2012 8:18 AM

To: Stu Fonda

Cc: John Bock; Cathy Burrage; Gary Sears; Mike Flaherty

Subject: FW: Utilities

Nice note that came in via the website.

Leigh Ann

Leigh Ann Hoffhines

Englewood City Manager's Office

-----Original Message-----

From: Rory Chetelat

Sent: Saturday, July 14, 2012 6:24 PM

To: Webmaster

Subject: Utilities

City management,

I am writing this email to commend the actions of Kathy Burrage in your utilities department. On Friday July 13 Ms. Burrage took the effort to locate me to notify me of a sink hole in the alley behind my rental property at 4277 S. Acoma. She was concerned that the sink hole was do to a broken sewer line from my property and that when the city repaired the sink hole it would totally block the sewer line from my property. She was concerned because it was Friday and that if the sewer line was broken and/or blocked my tenants and property would have serious issues with sewer over the weekend. She made the effort to google search my name and found that I now work in Las Vegas. She called my office and finally got a hold of me to notify me of the issues with my property. I was able to get a plumber out to the property and they ran a camera through the sewer line to find that my line was I intact and there were no problems with my property. I want to thank Ms. Burrage and the city for the extra effort she took to locate me and inform me of the issues. She is an excellent example of a great employee that goes the extra steps doing her job.

Thank you,

Rory Chetelat

702-493-2540

Sent from my iPad



# Memorandum

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City Manager's Office

TO: Mayor Penn and Members of City Council  
THROUGH: Gary Sears, City Manager  
FROM: Michael Flaherty, Deputy City Manager  
DATE: July 19, 2012  
SUBJECT: Englewood Depot – Request for Proposal (RFP) Format and Questions

During the City Council Study Session of July 16, Council indicated support for issuance of an RFP for the Englewood Depot. I have attached the proposed format for the RFP with all dates to be determined. The RFP is based on the previous RFP for the sale of the Depot that was issued last year.

At the time City Council reviewed the single proposal submitted for purchase of the Depot earlier this year; several issues were raised by Council members and members of the public regarding the RFP and the process. In order to address those issues and to correct any prior deficiencies, I have the following questions:

1. Is the RFP to be written to facilitate a sale or lease of the Depot?
2. What land, if any, is to be included in the sale/lease? Is the property currently used as a community garden an option for sale/lease?
3. Are the conditions of sale, listed on page 6, sufficient, or are other conditions requested? For example, is securing a historic preservation easement desired?
4. Should a minimum sale price/lease rate be included in the RFP?
5. What is the desired timing for issuance of the RFP and deadline for receiving proposals?
6. In addition to contacting potentially interested parties, what means of notification or advertisement of the sale/lease of the Depot is requested? Options may include, but not necessarily be limited to – posting on City website and Englewoodsites.com, posting a sign or signs on property, press release(s), media advertisement, advertisement /listing through real estate agencies, contacting state and national historic preservation organizations/advertising through historic preservation publications.
7. Are there any other changes or additions requested in the requirements of the RFP?

Once the above questions are answered and Council is comfortable with the format and content of an RFP, I am prepared to prepare and issue the RFP.



CITY OF ENGLEWOOD  
Purchasing Office

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Request No. RFP-12-\_\_\_

Date: \_\_\_\_\_, 2012

REQUEST FOR PROPOSAL

**Sale of Historic Real Property  
Englewood Depot  
(Atchison, Topeka and Santa Fe Depot)  
3098 South Galapago Street  
(West Dartmouth Avenue and South Galapago Street)**

The City of Englewood is offering the historic Englewood Depot, located at 3190 South Galapago Street, for sale through a Request for Proposal process. The City of Englewood is actively seeking creative redevelopment and adaptive re-use of the Englewood Depot. The Request for Proposal package defines the City's sale process, describes the historic structure and outlines the City's desires for the highest and best use of this property through the rehabilitation of the structure.

The City of Englewood will accept proposals for purchase of the Englewood Depot from qualified individuals, organizations or firms until 3:00 p.m. MST, \_\_\_\_\_, \_\_\_\_\_, 2012. Request for Proposals will be received at the City of Englewood, Purchasing Division, 1000 Englewood Parkway, Englewood, CO 80110-2373. If hand delivering proposals, please deliver to Central Cashiering located on the third floor of the Civic Center.

Interested firms are asked to mark envelope "**Sale of Historic Property-Englewood Depot Proposal**" in lower left hand corner with the **Request #RFP-12-xxx** shown on the front of the envelope. Proposals received later than the date and hour specified will not be accepted under any circumstance, and any so received shall be returned to the firm unopened. In addition, facsimiles and any other electronic method of sending proposals will not be acceptable and will be rejected upon receipt. Firms will be expected to allow adequate time for delivery of their proposals by air freight, postal service, or other means.

Any questions or clarifications concerning this Request for Proposal (RFP) shall be submitted in writing by e-mail to Michael Flaherty, Deputy City Manager to: [mflaherty@englewoodgov.org](mailto:mflaherty@englewoodgov.org) The title and request number should be referenced on all correspondence. All questions must be received by \_\_\_\_\_, 2012 at 3:00 P.M. MST. Any and all responses to questions/clarifications will be provided by email to all proposers. The City will not be bound or responsible for any explanations or interpretations other than those given in writing as set forth in this Request for Proposals. No oral interpretations shall be binding on the City.

All material submitted in connection with this document becomes the property of the City of Englewood. Any and all information received by the City shall become public record and shall

be open to public inspection should an award of contract result from this solicitation, except to the extent the bidding entity designates trade secrets or other proprietary data to be confidential.

The City of Englewood will accept Request for Proposals from qualified individuals, organizations or firms interested in purchasing the Englewood Depot from the City of Englewood. No reimbursement will be made by the City of Englewood for any costs incurred prior to a "Formal Contract Agreement."

Scanned or re-typed responses: If in its response, proposer either electronically scans, re-types, or in some way reproduces the City's published proposal package, then in the event of any conflict between the terms and provisions of the City's published proposal package, or any portion thereof, and the terms and provisions of the response made by the proposer the City's proposal package as published shall control. Furthermore, if an alteration of any kind to the City's published proposal package is discovered after the contract is executed and is or is not being performed; the contract is subject to immediate cancellation.

In selecting a proposal, the City is not bound to make the award on the basis of the highest monetary offer. It is the goal to preserve the Englewood Depot for future generations through an adaptive re-use of the structure. The City of Englewood shall have the right to reject any or all proposals, and to waive any informalities or irregularities therein and request new proposals when required. In addition, the City reserves the right to accept the proposal deemed most advantageous to the best interest of the City. Any award made in response to this Request for Proposals will be made to that responsible individual, organization or firm whose offer will technically be most advantageous to the City.

## **I. Introduction/Schedule**

The City of Englewood is the owner of real property which is used for various municipal purposes. As a public service needs change, the necessity for retention of certain properties may be revisited and at times certain properties may be found to be in excess of the City's current and future needs.

The Englewood Depot was acquired through a quit claim deed from the Englewood Historical Society in 2001 as payment for an obligation of the Historical Society to the City. Since that time, the structure has not been utilized and the City has no plans for its future utilization. As such, this property is considered to be a surplus property. After receiving two unsolicited offers to purchase, City Council has requested that staff facilitate the sale of the property through the Request for Proposal process. While the City seeks to optimize the sale price from City-owned real estate based on relevant factors including the appraised value of the property, in this case the sale price offered will be balanced with the community benefits of preserving the Historic Englewood Depot through an adaptive re-use of the structure.

A schedule of key dates for the RFP process has been established as follows:

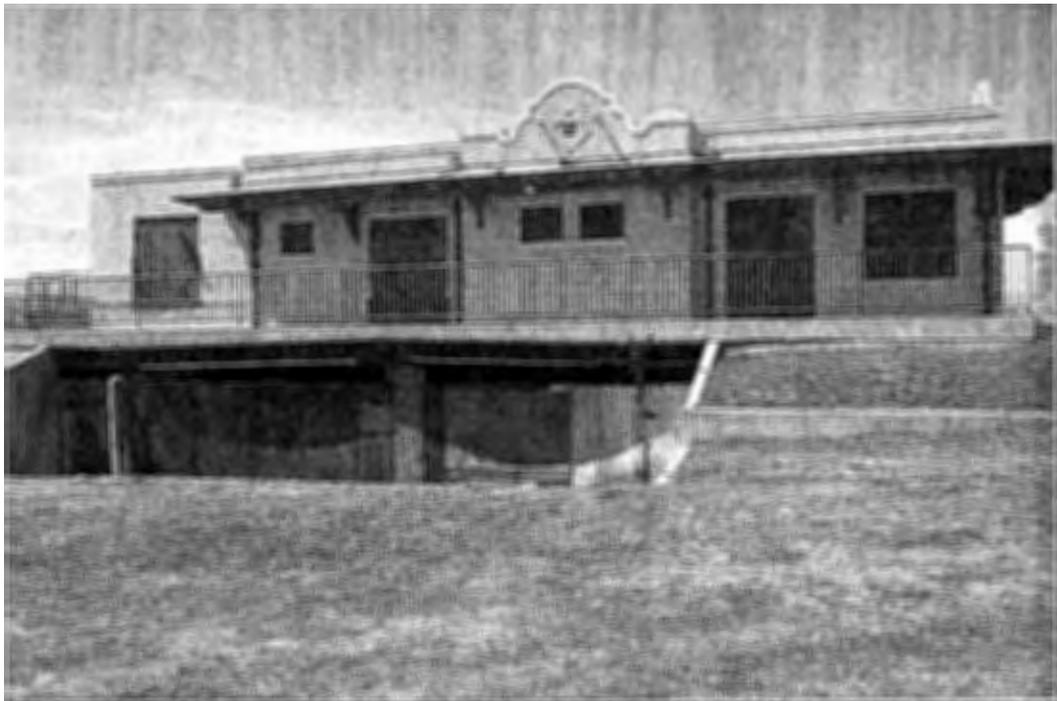
TBD	Issuance of RFP
TBD	Pre-proposal meeting/site inspection
TBD	Question submission deadline
TBD	Proposal submission deadline
TBD	Short-list selection notification
TBD*	Interviews
TBD*	Consideration by City Council
TBD*	Real Estate Closing

\*Tentative dates

II. Building photographs



West side of building - looking southeast



East side of building - looking southwest



North side of building - looking southwest

### **III. History**

The Englewood Depot was constructed in 1915 by the Atchison, Topeka and Santa Fe Railroad as a flag-stop near the end of the line of the railroad's Denver District. It was used as train station until 1955. The building sat vacant for almost 40 years until it was threatened by demolition in 1994 when it was purchased by the Englewood Historical Society and moved from its original location, just south of Hampden Avenue, to its present site, which was owned by the Englewood Housing Authority. The building was placed on the State Register of Historic Places and underwent a partial restoration project in 1994, funded in part by the Colorado Historical Fund. The City of Englewood purchased the land and building in 1998 and deeded the building to the Englewood Historical Society. However, in 2002, after unsuccessful efforts to find a suitable use for the building, the building was deeded back to the City. The building is currently unoccupied and is in need of significant improvement.

### **IV. Building Description and General Condition**

The depot is a stucco-on-frame building and the only remaining depot known to have been built in a similar manner for the Santa Fe Railroad is the Glorieta, New Mexico Depot. There may have been similar depots constructed in Colorado, but the Englewood Depot is the last standing example. According to the records of the Colorado Railroad Museum, the depot was not constructed using a standard plan of the AT & SF Railroad.

The exterior of the building was partially restored in 1994, following the move to the current site. Preservation Background for details was done at that time.

The total area of the depot is approximately 1700 square feet, with a full lower "walk-out" level below. The lower level was constructed in 1994 to as the foundation for the relocated depot structure. It is a single room with concrete walls open to the east. The building has significant deficiencies, which are stated in the construction details listed below:

Foundation:	Poured concrete foundation with "walk out" feature to east. Interior structural support provided by metal "web" trusses with steel columns and steel beams running east/west.
Exterior:	Stucco on frame "mission" style with wood overhangs on the east, north and south sides. Brick and concrete patio on east side; wooden platform on south side both with wrought iron guardrails
Flooring:	The original flooring was likely dimensional wood over a crawl space. The building was placed on a reinforced concrete slab in a metal deck supported by steel web trusses welded to steel beams and supported by steel columns.
Interior Finish:	Drywall and panel partition walls with drop acoustic ceiling panels (south) and overhead 2-tube open florescent light fixtures (north). Solid core entry doors with mail drops. The south office contains approximately 420 SF of finish with mezzanine storage above. The north office is situated in the mezzanine area within an approximate 280 SF finished area. Ceiling height in this area is less than 8 feet.
Windows Doors and Trim:	Wood frame single glazed double hung windows typically 2'5" X 5'4". The upper sashes are fixed in position by exterior brackets. Most pulls, handles and locks are missing. Interior trim is 1" X 5" and 1" X 8" varnished wood. There are currently three exterior passage doors and three loading dock doors. The doors are all wood and vary from fair to average condition. A doorway on the west side has been enclosed.
Heating/Cooling:	All heating elements have been removed.
Electrical/Lighting:	The original electrical system remains in part. Some electrical wiring in conduit and a 20-amp breaker have been added more recently. The main electrical panel is empty.
Plumbing:	2 restroom areas were part of the original structure. There is no remaining plumbing or fixtures.
Roof:	Pitched roof with asphalt shingle covering and hipped ends. Drain scuppers with painted metal downspouts. Roof decking is 1" X 6" tongue and groove sheathing. NOTE: The roof was not inspected, see comments below.
Exterior/Other:	Open parking/yard area to south of building, Dock high and drive-in service doors to south unit; drive-in door to north unit.

The "Englewood Depot Historical Structure Assessment and Preservation Plan, conducted on behalf of the City of Englewood in 2002 by SlaterPaul Architects" is found in Appendix 1 of this Request for Proposal. Please note that this assessment, and some cost estimates included in the assessment, assumed the relocation of the depot to a site of a proposed development that intended to incorporate the depot in its plan.

## V. Zoning

The property is zoned MU-R-3A, Mixed Use Low Density Residential/Limited Office District. Any intended use not allowed in this zone district would require a rezoning. The Depot property will also require subdivision to separate it from the adjoining City of Englewood Community Garden. It is possible for the subdivision to be done in a manner that the Depot property is of sufficient square footage to qualify for a Planned Unit Development. A layout of the current undivided City owned property is attached in Appendix 2.

## VI. Conditions of Sale

A. The property will be sold "AS IS, WHERE IS." All warranties, expressed or implied including fitness for purpose of use are hereby waived by buyer. Proposers are encouraged to examine the property offered for sale to ascertain for themselves the condition of the property, and the existence, if any, of encumbrances, encroachments, etc.

**B. The City will impose a deed restriction on the property that will require the purchaser to maintain the historical structure for a minimum period of 30 years.**

**C. The City may require an access easement from Galapago Street to the east-west alley that accesses Fox Street.**

D. The City will not furnish title insurance.

E. The City shall arrange for the quitclaim deed to be executed by the City Manager and recorded upon confirming that the City has received the full purchase price and other payments required of the Purchaser.

F. Closing shall occur at the City offices, or location as may be determined by the City.

G. Purchaser must execute any other documents necessary to consummate sale as provided herein.

## VII. Proposal Form

### A. Name of Proposed Buyer(s)

List the names, addresses and telephone numbers and email addresses of the party or parties that will hold title to the property after purchase:

### B. Buyer's Representative(s)

List the names, addresses and telephone numbers and email addresses of all parties authorized to represent the proposed buyer, such as Real Estate Broker and Agent, Attorney, Mortgage Loan Officer and Lending Company, Title Company, etc.:

### C. Business Type

Describe your business, type of business (For-Profit or Non-Profit), number of employees and/or number of persons who will be served by your project.

#### **D. Intent and Use**

Describe in detail your reasons for wanting to purchase this property and your intended use of the property including any innovative plans that will enhance the use of this property, if you obtain it. Include your future maintenance and restoration plans for both the interior and exterior, and how they relate to recognized historic preservation practices such as the Secretary of Interior Standards for Historic Rehabilitation (attach additional pages as needed):

#### **E. Proposed Purchase Price**

Indicate purchase price that you are willing to pay for this property.

\$

#### **F. Financial Qualifications**

Document financial ability to complete the purchase and your ability to cover expenses for the care and maintenance of this property. If you have qualified with a lender for financing, please include documentation. Also please provide copies of past two years corporate or individual income tax returns. If an individual, please supply information regarding current employment, name and address of employer, and number of years at this employer. If less than three years, please provide prior employers for the last 10 years. By submitting this proposal you understand and agree that the City of Englewood may verify all financial information and use this information in order to evaluate your proposal. Failure to agree shall result in this proposal being denied.

#### **G. Earnest Money Deposit**

If an offer to purchase is accepted, the buyer will be required to tender an earnest money deposit of 5% of the purchase price within 5 business days of acceptance.

#### **H. Commitment to Historic Preservation**

The historic structure may be eligible for the historic preservation loan and grant program and the state and federal tax credits. By submitting the proposal you are indicating that you acknowledge that the property listed on the State Register of Historic places and will abide by the Secretary of the Interior's Standards for Rehabilitation and Guidelines for Rehabilitating Historic Buildings. The City of Englewood may participate with the buyer in seeking such assistance; however, the City will not contribute financially.

## **I. Proposal Requirements**

A. The Proposal must be typed or legibly printed in ink. The use of erasable ink is not permitted. All corrections made by the Proposer must be initialed in ink by the authorized agent of the Proposer.

B. Proposals must contain a manual signature of an authorized agent of the Proposer. If the Proposer's authorized agent fails to sign the Proposal, its Proposal shall be considered non responsive and ineligible for award.

D. The accuracy of the Proposal is the sole responsibility of the Proposer. No changes in the Proposal shall be allowed after the submission deadline, except when the Proposer can show clear and convincing evidence that an unintentional factual mistake was made, including the nature of the mistake and the actual intention.

## **VIII. Oral Presentations**

During the evaluation process, the Selection Committee may, in its sole discretion, request that one or more of the proposers make oral presentations. Such presentations will provide firms with an opportunity to answer any questions the Selection Committee may have on a proposal. Not all proposers may be asked to make oral presentations. The Selection Committee may not ask any of the Proposers to make such a presentation.

## **IX. Final Selection**

It is anticipated that a firm will be selected in January 2012. Following notification to the selected proposer, it is expected that a contract will be executed between both parties in February, 2012.

**CONTACT WITH PERSONNEL OF THE CITY OF ENGLEWOOD OTHER THAN MICHAEL FLAHERTY REGARDING THIS REQUEST FOR PROPOSALS MAY BE GROUNDS FOR ELIMINATION FROM THE SELECTION PROCESS.**

Michael Flaherty  
Deputy City Manager  
City of Englewood, Colorado  
Phone: (303) 762-2314  
Fax: (303) 762-2408



# Memorandum

City Manager's Office

TO: Mayor Penn and Members of City Council

THROUGH: Gary Sears, City Manager  
Michael Flaherty, Deputy City Manager  
Alan White, Community Development Director ✓

FROM: Darren Hollingsworth, Economic Development Manager ✗

DATE: July 18, 2012

SUBJECT: 2012 Private Activity Bond Allocation

The purpose of this memorandum is to inform Council about Englewood's 2012 Private Activity Bond (PAB) allocation. Each year the Department of Local Affairs (DOLA) allocates the annual PAB bonding capacity to jurisdictions based on population. This year Englewood is eligible for \$1,441,245.

What is a Private Activity Bond? A PAB is a way to finance a private sector project using tax exempt bonding authority. Eligible projects include a variety of community development projects, such as housing, infrastructure, manufacturing, and higher education.

From 2002 to 2010 Englewood assigned its PAB allocation to the Colorado Housing and Finance Authority (CHFA) to support home ownership programs. Prior to that, Englewood assigned its PAB allocation to the Metro Mayor's Caucus. Last year Englewood allowed the 2011 PAB allocation to revert back to the Colorado Department of Local Affairs for use by the statewide pool. This action was taken in 2011 because no eligible projects came forward and CHFA asked jurisdictions to allow PAB to revert back to the State.

## Assignment Alternatives:

- 1) This year, CHFA is again requesting that municipalities not assign PAB allocations to them.
- 2) This year, the Metro Mayor's Caucus is not requesting PAB allocations from municipalities.
- 3) Englewood could assign its funding to an eligible project, but a project has not come forward this year.

## Recommended Action:

Allow the allocation to revert back to DOLA statewide pool for eligible projects. Englewood can always approach the State for PAB assistance for an eligible project. If Council wishes to discuss this further, the matter can be scheduled for an upcoming study session. No further action is necessary to allow the allocation to automatically revert back to DOLA.

# MEMORANDUM



**TO:** Gary Sears, City Manager

**THROUGH:** Rick Kahm, Director of Public Works ✓

**FROM:** David Henderson, Engineering/Capital Projects Administrator ✓

**DATE:** July 19, 2012

**SUBJECT:** PROJECT UPDATES – DRCOG T.I.P. Application, Duncan Park Demolition, Centennial Park Trail Loop, West Harvard Gulch Trail Project, Kent Place, Gas Line Replacement Projects, Concrete Utility Program 2012, City Radio System, Street Maintenance Projects 2012, CityCenter Site Development, Englewood McLellan Reservoir Foundation, Air Quality/Energy Savings Projects, GPS in City Vehicles

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## DRCOG TRANSPORTATION IMPROVEMENT PROGRAM APPLICATION

Staff submitted an application for Federal funds to construct new landscaped medians on South Broadway between Hwy. 285 and Quincy. This potential federal aid project was discussed with City Council at the Study Session on June 4<sup>th</sup>. DRCOG acknowledged receipt of our application.

## DUNCAN PARK DEMOLITION

Demolition of the old school building is complete. **Park restoration work continued. Importation of dirt and topsoil will be substantially complete this week. Parks crews are working on the irrigation system and sod installation will follow. We expect the restoration work will be complete by mid-August.**

## CENTENNIAL PARK TRAIL LOOP PROJECT

A contract has been awarded to Standard Concrete, Inc. of Denver, CO for improvements to the loop trail including removing the asphalt and replacing it with a 10-ft. wide concrete path. **Standard Concrete continued work on the trail system (south side). The north side has been re-opened to the public.** The project is expected to be complete in late August.

## WEST HARVARD GULCH TRAIL PROJECT

The Urban Drainage and Flood Control District is managing a project to complete a trail connection from our Northwest Greenbelt (Harvard Gulch) to the Platte River Trail System. This project will construct a concrete trail, beginning at the end of our trail system east of Raritan St., and passing under the railroad tracks in Denver. This will complete the trail system connection to the Platte River. This project has been in the planning stages for approximately 15 years, complicated by design issues related to dropping the grade of the trail to pass under the railroad tracks. The project will include the construction of retaining walls (up to 9-ft. high) and installation of a concrete box culvert under the tracks. **BT Construction continued working on the railroad underpass. Installation of the box culvert under the tracks is scheduled for Friday, July 20<sup>th</sup>.**

## KENT PLACE

Colorado Structures Inc., continued construction of the “Fresh Fare by King Soopers”. Work on Retail Pads One and Two continued.

### CONCRETE UTILITY 2012

NORAA Concrete Construction is completing removal and replacement in the area north of Hampden, between Santa Fe and Broadway and crews are beginning work south of Hampden west of Broadway. The project is expected to be complete by the 2<sup>nd</sup> week of August.

Questions regarding the program should be directed to the Concrete Utility, 303-762-2360 or [concreteutility@englewoodgov.org](mailto:concreteutility@englewoodgov.org).

### CITY RADIO SYSTEM-REPLACEMENT WITH PUSH TO TALK

The Servicenter Garage continues to remove old radios from vehicles as they are being serviced.

### STREET MAINTENANCE PROJECTS 2012

The 2012 In-House Overlay Program was on hold this week due to an equipment breakdown. Asphalt overlay work is expected to resume next week. The Street Division has completed 33 of the 60 blocks scheduled. Between late July and the middle of August, our Street Division will overlay the following streets: 1) Floyd between Broadway and Cherokee, 2) Broadway between Dartmouth and Yale, and 3) Union west of the Platte River Bridge to Waste Management truck entrance. These work areas will have a substantial impact to traffic. A press release has been sent to notify the public. Project lists, as well as construction updates, are on the City's web site under Street Closures.

The Street Division continued grading problem areas, cutting and patching asphalt, and sweeping.

### CITYCENTER SITE DEVELOPMENT

#### Alexan East and West Parcels

438 residential units. Alexan's occupancy level for March, 2012 is 94.5%. Commercial uses: Let It Bead, State Farm, Lifetime Family Practice, Cuttin'It Loose, Jackson Hewitt Tax Service, Foothills Physical Therapy, Creative Perspectives, CityCenter Community, Solid Grounds, and Weingarten Realty.

#### Parkway Retail / Office Buildings

Commercial uses: The International House of Pancakes (IHOP), Qdoba, GNC, Supercuts, Nails Center, CityCenter Dental Group, MMB Hearing, Tableaux Interior Design, Englewood Eyecare, Collective Licensing Int'l, Inc., M.P. Hayutin, LLC, CityCenter Wine and Spirits, Quizno's, Miller, Air Walk, "Insurance Company of the West", Printwear Express, Fred Astaire Dance Studio, Wellness Treatment Center, SB Clark Companies, Unifocus, and Bartertown Comics.

#### Bally's Building

Tenants include Bally's, "Blondies Fire House Pub and Restaurant", and MaxFour.

#### Retail South of the Parkway

Tenants: Petco, Ross, Payless Shoes, Coldstone Creamery, Noodles, Sports Authority, and Office Depot.

#### Gold Mine Pad

Tenants include: Jamba Juice, Tokyo Joe's, Mega Wraps, and Doctors Express.

#### CityCenter Site

EEFI continues project management of all infrastructure on the site. Staff is monitoring the security, sweeping, snow removal, and day porter services performed under the Common Area Maintenance.

#### Bradley Station Environmental

EEFI's environmental consultants prepared an Executive Summary Report (dated July 28, 2008). Updates will be provided as additional information is received.

### ENGLEWOOD MCLELLAN RESERVOIR FOUNDATION (EMRF)

#### PA-84 West

The Mike Ward Infiniti dealership opened on Monday, August 29<sup>th</sup>.

The EMRF lease with the Larry Miller Nissan Dealership was signed on February 7<sup>th</sup>.

PA-85 (RTD site)

RTD paid the final billing in the amount of \$591,836.86. Finance has deposited this money in the LTAR fund.

PA-85 (Benjamin Franklin Charter School)

The Benjamin Franklin Charter School has received their Certificate of Occupancy.

**AIR QUALITY/ENERGY SAVING PROJECTS**

Flex Fuel Program

Currently, 39 of our fleet vehicles are running on E-85 ethanol fuel. All new replacement vehicles (less than ¾ ton) will be compatible with E-85. Approximately 50 Flex Fuel vehicles will be in our fleet within two years. Currently, the cost of E-85 fuel is approx. \$0.40 per gallon less than regular unleaded gasoline. Ten of our fleet vehicles run on Compressed Natural Gas (CNG). 39 on-road vehicles and 23 off road (construction equipment) run on biodiesel fuel.

Hybrid Vehicle Purchase

Two hybrid vehicles are in service, one in the Fire Department and one in the Building Division.

"Green" Programs

We continue to work with our vendors to expand the Green product line as it becomes available. 90% of our custodial paper supplies are from recycled sources. The Servicenter is now "single-streaming" waste at the Servicenter and a dumpster has been supplied for *cardboard only* recycling.

Energy Saving Projects

In 2001, the Public Works Traffic Division began an ongoing program to convert traffic signals from incandescent lamps to Light-Emitting-Diode (LED) bulbs. To date, 80% of our City maintained signals have been converted. LED traffic signals use 90% less energy than incandescent lamps, last 5 times longer, and provide better visibility.

GPS IN VEHICLES

The City received a grant, through RAQC (Regional Air Quality), to install 37 GPS units in some of our fleet vehicles. Our match to the project is the installation. The Servicenter Garage will install with in-house labor. The GPS units will be installed in Police patrol vehicles, Public Works vehicles, Fire Department equipment, and some Wastewater Treatment Plant vehicles. **GPS equipment installation continued. 28 of the 37 units have been installed so far.** The system will allow us to track locations, easily obtain information regarding quantities of ice slicer dispensed, monitor idle times, and allow the public to track where plow trucks have been.

**CITY OF ENGLEWOOD  
2012 CALENDAR OF EVENTS**



Mon., July 23	6:00 p.m.	Board and Commission Appreciation, Pirates Cove
Mon. July 30	Cancelled	Study Session
Wed., Aug. 1	5:45 p.m.	Cultural Arts Commission, City Council Conference Room
	Cancelled	Local Liquor and Medical Marijuana Licensing Authority, telephone poll
Mon., Aug. 6	6:00 p.m.	Study Session, Community Room
	7:30 p.m.	Council Meeting, Council Chambers
Tues. Aug. 7		National Night Out – America’s “Night Out Against Crime”
	7:00 p.m.	Planning and Zoning Commission, City Council Chambers
Wed. Aug. 8	6:30 p.m.	Urban Renewal Authority, Comm. Dev. Conference Room
	7:00 p.m.	Board of Adjustment and Appeals, Council Chambers
Thurs. Aug. 9	11:30 a.m.	Alliance for Commerce in Englewood Committee, City Council Conference Room
	3:00 p.m.	Police Officers Pension Plan Bd., Public Works Conf. Rm.
	4:00 p.m.	Firefighters Pension Plan Board, Public Works Conf. Room
Mon., Aug. 13	6:00 p.m.	Study Session, Community Room
Tues. Aug. 14	3:00 p.m.	NonEmergency Employees Retirement Plan Board, Public Works Conference Room
	5:00 p.m.	Water and Sewer Board, Comm. Development Conf. Rm.
	7:00 p.m.	Library Board, Library Board Room
Wed., Aug. 15	7:00 p.m.	Local Liquor and Medical Marijuana Licensing Authority, City Council Chambers
Mon., Aug. 20	6:00 p.m.	Study Session, Community Room
	7:30 p.m.	Council Meeting, Council Chambers
Tues. Aug. 21	7:00 p.m.	Planning and Zoning Commission, City Council Chambers/City Council Conference Room
Mon., Aug. 27	6:00 p.m.	Study Session, Community Room

**Mon., Sept. 3**

**City Hall closed — Labor Day**

Tues., Sept. 4

6:00 p.m.

Study Session, Community Room

7:30 p.m.

Council Meeting, Council Chambers

Wed., Sept. 5

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

7:00 p.m.

Planning and Zoning Commission, Community  
Development Conference Room

Mon., Sept. 10

6:00 p.m.

Study Session, Community Room

Tues., Sept. 11

5:00 p.m.

Water and Sewer Board, Community Development  
Conference Room

7:00 p.m.

Library Board, Library Board Room

Wed. Sept. 12

6:30 p.m.

Urban Renewal Authority, Community Development  
Conference Room

7:00 p.m.

Board of Adjustment and Appeals, Council Chambers

Thurs. Sept. 13

11:30 a.m.

Alliance for Commerce in Englewood Committee, City  
Council Conference Room

6:30 p.m.

Transportation Advisory Committee, City Council  
Conference Room

Mon., Sept. 17

6:00 p.m.

Study Session, Community Room

7:30 p.m.

Council Meeting, Council Chambers

Tues. Sept. 18

7:00 p.m.

Planning and Zoning Commission, City Council  
Chambers/City Council Conference Room

Wed., Sept. 19

6:30 p.m.

Code Enforcement Advisory Board, City Council Conf.  
Room

7:00 p.m.

Local Liquor and Medical Marijuana Licensing Authority,  
City Council Chambers

Mon., Sept. 24

6:00 p.m.

Study Session, Community Room

Mon., Oct. 1

6:00 p.m.

Study Session, Community Room

7:30 p.m.

Council Meeting, Council Chambers

**TENTATIVE**

**STUDY SESSIONS TOPICS  
FOR ENGLEWOOD CITY COUNCIL**



July 30	5 <sup>th</sup> Monday – No meeting scheduled
August 6	Study Session & Regular Meeting Craig Campus Street Vacation Economic Development Incentive Policy
August 13	Study Session 2013 Proposed Budget
August 20	Study Session & Regular Meeting Financial Report Long Term Asset Reserve Fund
August 27	Study Session Board and Commission Reports
September 4	Study Session & Regular Meeting - Tuesday
September 10	Study Session 2013 Proposed Budget Discussion
September 17	Study Session & Regular Meeting Financial Report Board and Commission Reports
September 24	Study Session 2013 Proposed Budget Workshop
October 1	Study Session & Regular Meeting
October 8	Study Session
October 15	Study Session & Regular Meeting Financial Report

October 22	Study Session Board and Commission Reports
October 29	No meeting scheduled – 5 <sup>th</sup> Monday
November 5	Study Session & Regular Meeting
November 12	Veteran’s Day Holiday – no meeting scheduled
November 19	Study Session & Regular Meeting Financial Report
November 26	Study Session Board/Commission Reappointment Discussion – tentative Board and Commission Reports
December 3	Study Session & Regular Meeting Aid to Other Agencies Discussion City Council’s participation on Boards/Commissions
December 10	Study Session

**FUTURE STUDY SESSION TOPICS**

ACE role in business initiatives  
Security Cameras Update  
Acoma Parking Lot Landscape  
Citizens Budget Committee (Fall)  
Comprehensive Plan Update (July or August)  
    Neighborhood Preservation  
Full Service City (During Fall Budget Process)  
Water Conservation Plan (July or August)  
Concrete Utility Program  
South Platte River Projects  
Golf Course Restaurant Contract  
Citizen Engagement/Mindmixer  
City of Englewood/Xcel Energy Residential and Small  
    Business Energy Efficiency Outreach  
Schools Use Tax Projects

# ALLIANCE FOR COMMERCE IN ENGLEWOOD COMMITTEE

May 10, 2012

Minutes and audio are available at:  
<http://www.englewoodgov.org/index.aspx?page=1103>

## I. CALL TO ORDER



The regular meeting of the Alliance for Commerce in Englewood Committee (ACE) was called to order at 11:41 a.m. in the City Council Conference Room of the Englewood Civic Center, Chair Knoth presiding.

Present: Vasilas, Schalk (entered 12:14), Sarconi, Champion, Calonder, Knoth  
Whyte (alternate) (entered 11:50)

Absent: Miller, Weinberger

Also present: Colleen Mello, Englewood Chamber of Commerce (entered 12:05)  
Rosemarie Cavral (entered 12:05)

Staff present: Alan White, Community Development Director  
Darren Hollingsworth, Economic Development Coordinator

## APPROVAL OF MINUTES

April 12, 2012



Chair Knoth stated that the Minutes of April 12, 2012 were to be considered for approval. It was determined there was a quorum. Chair Knoth asked if there were any changes or adjustments to the Minutes. There were none.

Vasilas moved:

Sarconi seconded: THE MINUTES OF APRIL 12, 2012 BE APPROVED AS WRITTEN.

The motion carried.

## II. ACE BUSINESS



### SIGN CODE PRESENTATION

Director White provided an update on the Sign Code Amendments. He presented a short slide show.



### INCENTIVE DISCUSSION

Mr. Hollingsworth stated City Council will be discussing economic development and incentives at the June 4<sup>th</sup> Study Session. He asked ACE if they had any specific recommendations. There are several proposed projects that may be asking for incentives.

He reviewed past incentives given by the City and what is currently available. He handed out an incentive question sheet.

After discussion it was recommended to:

1. Offer incentives to any business
2. Let Staff make the decision rather than going to City Council
3. Respond in a timely manner
4. Develop guidelines

The discussion will continue at a future meeting.

### **III. PUBLIC COMMENT**



There was no public present.

### **IV. COMMENTS**

#### **CHAMBER OF COMMERCE**



Ms. Mello said a Cash Mob will be held on May 16<sup>th</sup> at 5:00 p.m. starting at the parking lot at Acoma St. and Englewood Parkway. The Chamber golf tournament is next week on Friday. There will be an open house at Thompson Automotive in the near future.

#### **BID COMMENTS**



Mr. Vasilas said the BID has chosen a landscaper to take care of the flowers this summer. There have been several break-ins and hold ups lately in the BID area, one at gun point. The Bid is once again looking into installing security cameras. Due to the cost they would be installed in stages.

Last meeting Mr. Calonder asked Mr. Vasilas to explain why the Eats and Beats event had been cancelled for 2012. Mr. Vasilas said it was due to cuts in the marketing budget.

#### **STAFF COMMENTS**



Mr. Hollingsworth had nothing further to report.



#### **CITY COUNCIL COMMENTS**

Mr. Jefferson was not present.

#### **ACE COMMENTS**



Mr. Schalk said he was disappointed in the way the proposed Englewood Depot sale was handled. It was a bad showing for the City.

Ms. Sarconi said she really likes the Sign Code Amendments. It's friendlier than the past code.

**V. UPCOMING ACE BUSINESS**

- a. The next meeting is scheduled for June 14, 2012.

No further business was brought forth for consideration. The meeting was adjourned at 12:55 p.m.

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Barbara Krecklow, Recording Secretary

**Englewood Code Enforcement Advisory Committee  
Meeting Minutes  
Wednesday May 16, 2012**

**I. Call to Order**

Meeting called to order by Chair (or Vice-Chair): Linda Hart Time: 6:35

**Roll Call**

Members Present: S. Bayless, L. Hart, M. Berger, D. Cohn, J. Jordan, M. Drake (alt.)  
Members Absent: M. Becker, H. Roberts, excused

Ex-officio Members Present: B. McCaslin, M. Flaherty, M. McKay, R. Gillit (absent)

Guests: Karin Rosvall-Clausen

**II. Approval of Minutes**

Member S. Bayless made a motion to approve the minutes for March 21, 2012. The motion was seconded by Member D. Cohn. The minutes were unanimously approved.

**III. Open Public Forum**

Guest: Karin Rosvall-Clausen, address 1180 E Amherst Avenue

Topic: Ms. Rosvall-Clausen said she had nothing to discuss, but was simply interested in the City and the work of the City's committees. She would like to get more involved.

Committee Comments (if any): Chair L. Hart encouraged Ms. Rosvall-Clausen to apply for a board or commission and to attend a City Council meeting.

**IV. New Business**

**A. Code Enforcement Policy Review/Permit Fees**

A brief discussion ensued requesting associated costs for various permits; the board will research the policies of other jurisdictions.

**B. Discuss response from Courts/Prosecuting Attorney**

A brief discussion on the data supplied by the courts in reference to dispositions of cases.

**V. Unfinished Business**

**A. Review of draft ordinance pertaining to pot-bellied pigs.**

Discussion: Chair L. Hart will have a draft prepared for councils review for the next CEAC July 18, 2012 meeting.

**VI. Code Enforcement March – April Activity Report**

Sgt. McKay reviewed the 2011, 2012 March - April statistics.

Comments/Discussion:

**VII: Topics for Next Meeting**

**A. New Business**

1. Chickens - Discuss consideration of permit requirement
2. Code Enforcement policy review

B. Unfinished Business

1. Code permit fees
2. Pot-bellied ordinance/permit review

**IX. Adjournment**

Motion by Member M. Bayless and seconded by Member M. Berger unanimously approved by all.

Time Adjourned: 7:25