

From: [Maureen McCanna](#)
To: [Levingston, Courtney L. - CPD City Planner Senior](#)
Cc: [Clark, Jolon M. - CC Member District 7 Denver City Council](#); cmohr@denverhousing.org
Subject: [EXTERNAL] ADU rezoning in Valverde
Date: Wednesday, February 15, 2023 8:14:06 PM

Hello Courtney,

I was excited to receive the City's flyer re: potential rezoning in Valverde and Athmar to accommodate ADUs and am interested in commenting in support of this change when it is formally being considered. Are you gathering contacts of folks to inform when that time comes and can you please add my name? Thank you!

Warmly,

Maureen (Mo) McCanna, she/her
www.linkedin.com/in/maureenmccanna/

February 19th, 2023

Mrs. Livingston,

I would like to express my support for Councilmember Jolon Clark's proposal to rezone my neighborhood, Athmar Park, to allow for construction of accessory dwelling units (ADUs). In my opinion, ADUs are a key tool to help keep housing affordable in a growing metropolis, like Denver, by increasing housing density in mature neighborhoods. ADUs allow for densification to occur in a more gentle fashion. In addition, ADUs are considered one tool for inclusivity during the update of a neighborhood, potentially offsetting higher property taxes by providing an alternative revenue stream for home owners. However, my desire to allow ADUs in Athmar Park is more personal. My parents are ready to downsize from my childhood home, their only financial option would be to move into assisted living. Our current home in Athmar Park is not large enough to move them in and they are mobile and healthy enough to be independent. Having an ADU on our property would provide them a wonderful opportunity to age gracefully and with dignity (not to mention give them more quality granddaughter time).

Councilmember Clark and their team have done a masterful job of documenting the benefits of allowing ADUs in Athmar Park and I fully support their findings and cause.

Thank you for including my support in the application record.

Sincerely,

Matthew Weimer, Ph.D.
427 S. Alcott St.
Denver, CO 80219

From: [Michael Schreiber](#)
To: [Levingston, Courtney L. - CPD City Planner Senior](#)
Subject: [EXTERNAL] Rezoning Athmar park
Date: Monday, February 20, 2023 9:38:16 PM

This is a great idea.

I would like to build an adu and this will help me.

Thanks

Michael Schreiber

From: kcuthy@ecentral.com
To: [Rezoning - CPD](#)
Subject: [EXTERNAL] Opposition to #2022i-00215
Date: Tuesday, February 21, 2023 8:41:26 AM

Zoning Board - I am vehemently opposed to the rezoning proposal #2022i-00215. I moved into a single family neighborhood because it was a single family neighborhood. I would be dismayed to see a second dwelling unit pop up in my neighbor's back yard. Additionally, the infrastructure in the proposed zone was designed for single family usage. The sewer, water, and electrical systems might not be able to withstand the additional burden. By way of an example of that, there have been 3 power outages, each lasting for several hours, in the area in the past 2 months. Clearly the current demand for electricity is exceeding the capacity. Please deny this proposal.

Thank you,

Karen Cuthbertson
2200 W. Exposition Ave.

Planning Board Comments



Submission date: **14 March 2023, 4:54PM**
Receipt number: **492**
Related form version: **3**

Your information

Name **Michael Kelly**
Address or neighborhood
ZIP code
Email **mdk_7691@msn.com**

Agenda item you are commenting on

Rezoning

Rezoning

Address of rezoning **Multiple properties in the Athmar Park & Valverde
Neighborhoods**
Case number **2022I-00215**

Draft plan

Plan area or neighborhood

Proposed text amendment

Project name

Historic district application

Name of proposed historic district

Comprehensive Sign Plan

Address of comprehensive sign plan

Case number

DURA Renewal Plan

Address of renewal project

Name of project

Other

Name of project you would like to comment on

Submit your comments

Would you like to express support or opposition to the project? **Strong opposition**

Your comment:

This will ruin the esthetics and integrity of our neighborhood by turning West Denver into what North Denver has become. It will greatly increase traffic congestion, noise, decrease public street parking and cause an increase to the property taxes of home owners (not renters) that currently live here, many of which have lived in this neighborhood for decades. Part of Englewood is going through the same issue right now with residents being opposed to any further changes. The supporters of this change will say it's in the name of an affordable housing shortage. Opponents know better; it's actually in the name of revenue and profit for housing developers to benefit from and not in the name of those who already live here. We own and live in our houses because they're our homes, not for profit.

There are a group of nuns leaving their church in North Denver soon because of all the so-called California condos going up everywhere. One can barely drive down a street in North Denver because all of the newly built properties have no diveways therefore there's no room for two-way traffic anymore. These streets were originally designed for horses and carriages, not motor vehicles.

These are just some of the reasons why residents oppose the zoning change.

If you have an additional document or image that you would like to add to your comment, you may upload it below. Files may not be larger than 5MB.