



Zone Map Amendment (Rezoning) - Application

PROPERTY OWNER INFORMATION*		PROPERTY OWNER(S) REPRESENTATIVE**	
<input type="checkbox"/> CHECK IF POINT OF CONTACT FOR APPLICATION		<input type="checkbox"/> CHECK IF POINT OF CONTACT FOR APPLICATION	
Property Owner Name		Representative Name	
Address		Address	
City, State, Zip		City, State, Zip	
Telephone		Telephone	
Email		Email	
*All standard zone map amendment applications must be initiated by owners (or authorized representatives) of at least 51% of the total area of the zone lots subject to the rezoning. See page 4.		**Property owner shall provide a written letter authorizing the representative to act on his/her behalf.	
SUBJECT PROPERTY INFORMATION			
Location (address):			
Assessor's Parcel Numbers:			
Area in Acres or Square Feet:			
Current Zone District(s):			
PROPOSAL			
Proposed Zone District:			
PRE-APPLICATION INFORMATION			
In addition to the required pre-application meeting with Planning Services, did you have a concept or a pre-application meeting with Development Services?	<input type="checkbox"/> Yes - State the contact name & meeting date _____	<input type="checkbox"/> No - Describe why not (in outreach attachment, see bottom of p. 3)	
Did you contact the City Council District Office regarding this application ?	<input type="checkbox"/> Yes - if yes, state date and method _____	<input type="checkbox"/> No - if no, describe why not (in outreach attachment, see bottom of p. 3)	

REZONING REVIEW CRITERIA (ACKNOWLEDGE EACH SECTION)

<p>General Review Criteria DZC Sec. 12.4.10.7.A</p> <p>Check box to affirm and include sections in the review criteria narrative attachment</p>	<p><input type="checkbox"/> Consistency with Adopted Plans: The proposed official map amendment is consistent with the City's adopted plans, or the proposed rezoning is necessary to provide land for a community need that was not anticipated at the time of adoption of the City's Plan.</p> <p>Please provide a review criteria narrative attachment describing how the requested zone district is consistent with the policies and recommendations found in each of the adopted plans below. Each plan should have its' own subsection.</p> <p>1. Denver Comprehensive Plan 2040</p> <p>In this section of the attachment, describe how the proposed map amendment is consistent with <i>Denver Comprehensive Plan 2040's</i> a) equity goals, b) climate goals, and c) any other applicable goals/strategies.</p> <p>2. Blueprint Denver</p> <p>In this section of the attachment, describe how the proposed map amendment is consistent with: a) the neighborhood context, b) the future place type, c) the growth strategy, d) adjacent street types, e) plan policies and strategies, and f) equity concepts contained in <i>Blueprint Denver</i>.</p> <p>3. Neighborhood/ Small Area Plan and Other Plans (List all from pre-application meeting, if applicable):</p>
<p>General Review Criteria: DZC Sec. 12.4.10.7. B & C</p> <p>Check boxes to the right to affirm and include a section in the review criteria for Public Health, Safety and General Welfare narrative attachment.</p>	<p><input type="checkbox"/> Uniformity of District Regulations and Restrictions: The proposed official map amendment results in regulations and restrictions that are uniform for each kind of building throughout each district having the same classification and bearing the same symbol or designation on the official map, but the regulations in one district may differ from those in other districts.</p> <p><input type="checkbox"/> Public Health, Safety and General Welfare: The proposed official map amendment furthers the public health, safety, and general welfare of the City.</p> <p>In the review criteria narrative attachment, please provide an additional section describing how the requested rezoning furthers the public health, safety and general welfare of the City.</p>
<p>Review Criteria for Non-Legislative Rezoning: DZC Sec. 12.4.10.8</p> <p>For Justifying Circumstances, check box and include a section in the review criteria narrative attachment.</p> <p>For Neighborhood Context, Purpose and Intent, check box and include a section in the review criteria narrative attachment.</p>	<p>Justifying Circumstances - One of the following circumstances exists:</p> <p><input type="checkbox"/> The existing zoning of the land was the result of an error;</p> <p><input type="checkbox"/> The existing zoning of the land was based on a mistake of fact;</p> <p><input type="checkbox"/> The existing zoning of the land failed to take into account the constraints of development created by the natural characteristics of the land, including, but not limited to , steep slopes, floodplain, unstable soils, and inadequate drainage;</p> <p><input type="checkbox"/> Since the date of the approval of the existing Zone District, there has been a change to such a degree that the proposed rezoning is in the public interest. Such change may include:</p> <p style="padding-left: 20px;">a. Changed or changing conditions in a particular area, or in the city generally; or,</p> <p style="padding-left: 20px;">b. A City adopted plan; or</p> <p style="padding-left: 20px;">c. That the City adopted the Denver Zoning Code and the property retained Former Chapter 59 zoning.</p> <p><input type="checkbox"/> It is in the public interest to encourage a departure from the existing zoning through application of supplemental zoning regulations that are consistent with the intent and purpose of, and meet the specific criteria stated in, Article 9, Division 9.4 (overlay Zone Districts) of this Code.</p> <p>In the review criteria narrative attachment, please provide an additional section describing the selected justifying circumstance. If the changing conditions circumstance is selected, describe changes since the site was last zoned. Contact your pre-application case manager if you have questions.</p> <p><input type="checkbox"/> The proposed official map amendment is consistent with the description of the applicable neighborhood context, and with the stated purpose and intent of the proposed Zone District.</p> <p>In the review criteria narrative attachment, please provide a separate section describing how the rezoning aligns with a) the proposed district neighborhood context description, b) the general purpose statement, and c) the specific intent statement found in the Denver Zoning Code.</p>

REQUIRED ATTACHMENTS

Please check boxes below to affirm the following **required** attachments are submitted with this rezoning application:

- Legal Description of subject property(s). **Submit as a separate Microsoft Word document.** View guidelines at: <https://www.denvergov.org/content/denvergov/en/transportation-infrastructure/programs-services/right-of-way-survey/guidelines-for-land-descriptions.html>
- Proof of ownership document for each property owner signing the application, such as (a) Assessor's Record, (b) Warranty deed, or (c) Title policy or commitment dated no earlier than 60 days prior to application date. If the owner is a corporate entity, proof of authorization for an individual to sign on behalf of the organization is required. This can include board resolutions authorizing the signer, bylaws, a Statement of Authority, or other legal documents as approved by the City Attorney's Office.
- Review Criteria Narratives. See page 2 for details.

ADDITIONAL ATTACHMENTS (IF APPLICABLE)

Additional information may be needed and/or required. Please check boxes below identifying additional attachments provided with this application.

- Written narrative explaining reason for the request** (optional)
- Outreach documentation attachment(s).** Please describe any community outreach to City Council district office(s), Registered Neighborhood Organizations (RNOs) and surrounding neighbors. If outreach was via email- please include email chain. If the outreach was conducted by telephone or meeting, please include contact date(s), names and a description of feedback received. If you have not reached out to the City Council district office, please explain why not. (optional - encouraged)
- Letters of Support.** If surrounding neighbors or community members have provided letters in support of the rezoning request, please include them with the application as an attachment (optional).
- Written Authorization to Represent Property Owner(s)** (if applicable)
- Individual Authorization to Sign on Behalf of a Corporate Entity** (e.g. if the deed of the subject property lists a corporate entity such as an LLC as the owner, this document is required.)
- Other Attachments.** Please describe below.

REZONING GUIDE



PROPERTY OWNER OR PROPERTY OWNER(S) REPRESENTATIVE CERTIFICATION

We, the undersigned represent that we are the owner(s) of the property described opposite our names, or have the authorization to sign on behalf of the owner as evidenced by a Power of Attorney or other authorization attached, and that we do hereby request initiation of this application. I hereby certify that, to the best of my knowledge and belief, all information supplied with this application is true and accurate. I understand that without such owner consent, the requested official map amendment action cannot lawfully be accomplished.

Property Owner Name(s) (please type or print legibly)	Property Address City, State, Zip Phone Email	Property Owner Interest % of the Area of the Zone Lots to Be Rezoned	Please sign below as an indication of your consent to the above certification statement	Date	Indicate the type of ownership documentation provided: (A) Assessor's record, (B) warranty deed, (C) title policy or commitment, or (D) other as approved	Has the owner authorized a representative in writing? (YES/NO)
EXAMPLE John Alan Smith and Josie Q. Smith	123 Sesame Street Denver, CO 80202 (303) 555-5555 sample@sample.gov	100%	<i>John Alan Smith</i> <i>Josie Q. Smith</i>	01/12/20	(A)	YES
						N/A

2394 S LINCOLN ST

Owner	Schedule Number	Legal Description	Property Type	Tax District
CHANDLER,JOHN CARTER HARTGEN,RACHEL FRANCES 2394 S LINCOLN ST DENVER , CO 80210-5015	05275-01-013-000	L 23 & 24 BLK 19 ROSEDALE	RESIDENTIAL	DENV

- Summary
- Property Map
- Assessed Values
- Assessment Protest
- Taxes
- Comparables
- Neighborhood Sales
- Chain of Title

Print Summary

Property Description			
Style:	ONE-STORY	Building Sqr. Foot:	950
Bedrooms:	2	Baths Full/Half:	2/0
Effective Year Built:	1930	Basement/Finish:	950/900
Lot Size:	6,250	Zoned As:	U-SU-B1
Mill Levy:	72.116	Document Type:	WD

Valuation zoning may be different from City's new zoning code.

Additional Property Information

[Clear results](#)

Zoning [Details](#)

Zone District: U-SU-B1
Code Version: [Zoning Map](#)

Neighborhood [Details](#)

Rosedale

Subdivision [Details](#)

Rosedale

Historic Landmark District [Details](#)

No

Individual Historic Landmark [Details](#)

No

Enterprise Zone [Details](#)

Not in enterprise zone.

Floodplain Designation [Details](#)

Click Details button for floodplain information for this location.

Downloadable Maps

Narrative:

I. Outreach Documentation

We reached out to the Rosedale Neighborhood Association on August 15, 2020, letting them know of our plans to rezone the property. Their response was that they don't take a stand either way on zoning applications. In addition, we reached out to our City Council representatives on August 15, 2020, Mr. Paul Kashmann and Ms. Deborah Ortega. We did not receive a response from either. We have verbally let our neighbors (to the right and across the street) know of our plans and are in the process of gathering letters of support from them. These will be provided shortly.

II. General Review Criteria:

Applicable plans reviewed for our proposed rezoning of 2394 S. Lincoln Street were: (1) Comprehensive Plan 2040, (2) Blueprint Denver: A Blueprint for an Inclusive City (2019), and the (3) Evans Station Area Plan. All of the above call for the lot and its surrounding areas to be higher density and a mix of housing types.

The proposed map amendment would not change the urban neighborhood residential character of the area because the 2394 S Lincoln St. lot is already surrounded by a diverse set of lots including building and zoning types as follows:

- Small multi-unit residential and mixed-use areas typically embedded in 1-unit and 2-unit residential areas.
- Blocks patterns are generally regular with a mix of alley access. Buildings are lower scale and close to the street
- Park/open spaces
- Some commercial use space

While the maximum view plane is 56-60 ft., at two stories, the proposed rezoning unit wouldn't go close to that.

In conjunction, by being within ½ mile of the Evans Station, 2394 S Lincoln is adjacent to the South Broadway Area of Change and aligned with the TOD (Transit Oriented Development) to encourage development of a full range of housing types and housing price points.

A. Consistency with Adopted Plans:

The proposed amendment is consistent with the following adopted plans and policies:

1. Denver's Comprehensive Plan 2040

This Plan identifies a set of broad guiding principles that unite to form a coherent and compelling vision of a livable city. The proposed rezoning to U-TU-B is consistent with Denver Comprehensive Plan 2040 Strategies, including: "In 2040, Denver is an equitable, inclusive community with a high quality of life for all residents, regardless of income level, race, ethnicity, gender, ability or age with goals to: ensure all Denver residents have safe, convenient and affordable access to basic services and a variety of amenities by (p28) by increasing development of housing units close to transit and mixed-use developments." This location (2394 S. Lincoln St.) does both.

Denver Comprehensive Plan 2040 also seeks to “build housing as a continuum to serve residents across a range of incomes, ages and needs by: creating a greater mix of housing options in every neighborhood for all individuals and families; ensuring city policies and regulations encourage every neighborhood to provide a complete range of housing options; increasing the development of senior-friendly and family-friendly housing, including units with multiple bedrooms in multifamily developments” (p28). By rezoning this location, a greater mix of housing options is being provided including multiple bedrooms in each unit.

Denver’s Comprehensive Plan for 2040 also sets a strategy to: “In 2040, Denver’s neighborhoods are complete, unique, and reflective of our city’s diverse history with a goal to “create a city of complete neighborhoods by: ensure neighborhoods offer a mix of housing types and services for a diverse population” (p34). This proposed rezoning would offer a mix of housing types in the neighborhood.

In addition, the proposed rezoning fits the Plan’s identified **Urban Neighborhood Context (p36):**

- 1. Land use:** Small multi-unit residential and mixed-use areas are typically embedded in 1-unit and 2-unit residential areas.
- 2. Built form:** Blocks patterns are generally regular with a mix of alley access. Buildings are lower scale and close to the street.
- 3. Mobility:** Less reliance on cars, with a high degree of walkability, bikeability, and good access to transit.
- 4. Quality-of-life infrastructure:** Parks of various sizes and scales. Generous tree lawns with higher percentage of tree canopy cover. Parkways and boulevards are often found in this context.

The Comprehensive Plan 2040 is supported by the two plans discussed below, and pertains more specifically to 2394 S Lincoln St.

2. Blueprint Denver 2019:

The Plan classifies the Rosedale Neighborhood Area (Broadway to Downing), where 2394 S Lincoln St. sits, as an Urban Neighborhood Context. Homes in this area are “predominately single- and two-unit uses on smaller lots. Accessory dwelling units and duplexes are appropriate and can be thoughtfully integrated where compatible... Buildings are generally up to 2.5 stories in height” (p 231-233). There is an established pattern in the neighborhood of both single and multi-unit residences. The pattern supports maintaining the existing character of the neighborhood while also accommodating for some development or redevelopment, in line with zoning patterns.

In particular, the proposed map amendment is consistent with:

- 1) **Neighborhood context:** The urban neighborhood context prioritizes predominantly single- and two-unit uses on small or medium lots with buildings generally up to 2.5 stories in height and for lots with two units, no more than 4,500 square feet. The proposed amendment aligns with this.
- 2) **Adjacent street types:** Adjacent streets (Wesley, Lincoln, Sherman St, and Broadway St in particular) are also residential, including single-unit and multi-unit (two) residences (already zoned as U-TU-B), as well as public/quasi-public, offices, and parks/open spaces.
- 3) **Future place and growth strategy type:** Blueprint Denver plans for this area to continue to be part of the neighborhood urban area, increasing housing options for Denver’s growing and diverse population, where 10% of future jobs and 20% of future housing is anticipated, per page 231 of Blueprint Denver.
- 4) **Equity:** The proposed amendment is consistent with Blueprint Denver’s commitment to equity, namely to increase the number of affordable housing units. (Currently, the Rosedale Neighborhood is ranked as not diverse in terms of number of affordable housing units. (Appendix C, p 18)

3. The Evans Station Area Plan

This Plan defines its vision as a, “Transit-oriented development (TOD) creates vibrant, sustainable communities with a diverse mix of land uses at various densities within a 10-minute walk, or about a half-mile, of a transit station” (pg. ix). Supporting this vision, the plan has defined these relevant opportunities and goals: “A strong market for residential development along transit lines and a community that supports a variety of housing types will translate into a supply of diverse housing options within the station area.” (pg. 9); “Maintain residential character of surrounding communities and encourage development of a full range of housing types and housing price points.” (pg. 10); “Encourage environmentally sustainable or “green” building construction and the use of quality materials to create buildings of lasting value.” (pg. 10).

In order to support these initiatives, the plan sets forth Land Use and Urban Design Recommendation 1: Residential Opportunities and Form, specifically: “1c. Urban Residential – This land use is consistent with the Urban Residential designation in Blueprint Denver, but recommends less intensity and lower building heights (1-2 1/2 stories) than mixed use residential, to complement the existing neighborhood context.

It encourages a mix of low and medium-density housing types including single family houses, accessory dwelling units (ADUs), duplexes and row houses. New development should reflect the existing character - small single-family lots (4,500 sf minimum), medium lot coverage, shallow to moderate setbacks, detached sidewalks with tree lawns and garages/parking accessed from the alley. Commercial uses to serve daily needs may be supported on arterials, such as Evans. Urban Residential land use applies to the following areas: Rosedale Neighborhood - between Evans and

Harvard and between the alley east of Broadway and Logan” (pg. 15). While the maximum view plane is 56-60 ft., at two stories, the proposed rezoning unit wouldn’t go close to that.

2394 S Lincoln Street is within a half-mile of the Evans Station. The proposed rezoning to U-TU-B is consistent with the adopted Evans Station Area Plan.

B. Uniformity of District Regulations:

The proposed rezoning to U-TU-B would result in the uniform application of zone district building form, use, and design regulations, including setbacks. Additionally, the rezoning request would result in the uniform application of Denver Zoning Code zoning standards on urban residential two-unit lots consistent with the surrounding context, and meet diverse housing type goals listed in various Denver and neighborhood plans.

C. Public Health, Safety, and General Welfare:

The proposed official map amendment furthers the public health, safety, and general welfare of the City primarily through implementation of the City’s adopted land use plans including Comprehensive Plan 2040, Blueprint Denver 2019, and the Evans Station Area Plan. Additionally, as stated in the application, reasonable and diverse housing types and prices are a goal of all applicable plans and supports citywide transportation development plans like the Evans Light Rail Station.

D. Justifying Circumstances:

Changed or changing conditions as the Justifying Circumstance under DZC Section 12.4.10.8.A.4. The land or its surrounding environs has changed or is changing to such a degree that it is in the public interest to encourage a redevelopment of the area or to recognize the changed character of the area.

The proposed amendment seeks to allow the lot to be rezoned to allow for the construction of the duplex building form. The South Platte & Evans (including Rosedale) area has a long history of being a diverse and community focused area of Metro Denver. The mid-density mix of residential, multi-family, and small commercial pockets is one of the defining features of the neighborhood. We believe that what we are proposing is not only consistent with the aforementioned plans, but enhances the neighborhood.

Being within the ½ mile from the Evans Light Rail Station only further drives the implementation of the Evans Station Plan per goal of “Acknowledge the unique character in residential areas surrounding the Evans Station and maintain this character while supporting diverse housing types.”

Overall changes are evidenced by the revitalization of the area surrounding the Evans Street Station, with a focus on the Evans Street and South Broadway intersection as a key node in the transit-oriented development (less than ½ mile from 2394 S Lincoln Street). There has also been heavy development and reinvestment all along South Broadway and recent multifamily construction in the area. With this changing character of the neighborhood, the proposed redevelopment of the subject property is appropriate and in line with the neighborhood development.

Consistency with the Neighborhood Context Description, Zone District Purpose and Intent Statements:

Neighborhood Context Description:

The proposed U-TU-B zone district is consistent with the Urban Neighborhood Context. The Urban Neighborhood Context is primarily characterized by single-unit and two-unit residential uses. Small-scale multi-unit residential uses and commercial areas are typically embedded in residential areas. Single-unit residential structures are typically the Urban House building form. Multi-unit building forms typically include the Row House building form embedded with other residential form types. Commercial buildings are typically the shop front and general building forms that may contain a mixture of uses within the same building. Single- and two-unit residential uses are primarily located along local and residential arterial streets. Multi-unit residential uses are located along local streets, residential and mixed use arterials, and main streets. Commercial uses are primarily located along mixed-use arterial or main streets but may be located at or between intersections of local streets. (DZC Section 5.1.1)

Zone District Purpose and Intent:

According to DZC 5.2.2.1, the intent of the Residential districts is to promote and protect residential neighborhoods within the character of the Urban Neighborhood Context. These regulations allow for some multi-unit districts, but not to such an extent as to detract from the overall image and character of the residential neighborhood.

The building form standards, design standards, and uses work together to promote desirable residential areas. The standards of the single unit districts accommodate the pattern of one to two and a half story urban house forms where the narrow part of the building orients to the street and access is from alley loaded garages. Lot sizes are consistent within an area and lot coverage is typically medium to high accommodating a consistent front and side yard. There are single unit districts that allow detached accessory dwelling units in the rear yard, maintaining the single unit character at the street. The standards of the two unit and row house districts promote existing and

future patterns of lower scale multi unit building forms that address the street in the same manner as an urban house building form.

Two Unit B (U-TU-B) allows up to two units on a minimum zone lot area of 4,500 square feet. Urban houses are also allowed on certain smaller Zone Lots. Allowed building forms are the urban house, detached accessory dwelling unit, duplex and tandem house building forms. The proposed rezoning is consistent with the Urban Neighborhood context and the stated purpose and intent of the proposed zone district.

Rezoning Application Submission

3 messages

Carter Chandler <carter.chandler@gmail.com>

Sat, Aug 15, 2020 at 7:55 AM

To: jolon.clark@denvergov.org, ortegaatlarge@denvergov.org, kniechatlarge@denvergov.org

Good morning, I'm writing to let you know that my wife and I have submitted an application to have our property located at 2394 S Lincoln St rezoned from U-SU-B1 to U-TU-B (single to double) to match the identical adjacent lot, which was rezoned as such in 2018. Please let me know if you have any questions or concerns.

Thanks!
Carter Chandler

Clark, Jolon M. - CC Member District 7 Denver City Council <Jolon.Clark@denvergov.org>

Wed, Aug 19, 2020 at 11:12 AM

To: Carter Chandler <carter.chandler@gmail.com>

Cc: Deborah Ortega - Councilwoman At Large <OrtegaAtLarge@denvergov.org>, kniechatlarge <kniechatlarge@denvergov.org>, "Kashmann, Paul J. - CC Member District 6 Denver City Council" <Paul.Kashmann@denvergov.org>

Thanks for the email Carter, I believe that you are in Council District 6, not 7, so I am adding in Councilman Kashmann.

JOLON CLARK*Denver City Council District 7*

Phone:(720) 337-7777

Email: jolon.clark@denvergov.org

Pronouns: He/Him/His

Sign up for the LD7 e-newsletter [here](#)

Dial 3-1-1 for City Services
Hablamos Espanol

Correspondence with this office is an open record under the Colorado Open Records Act and must be made available to anyone requesting it unless the correspondence clearly states or implies a request for confidentiality.

[Quoted text hidden]

Carter Chandler <carter.chandler@gmail.com>

Wed, Aug 19, 2020 at 11:17 AM

To: "Clark, Jolon M. - CC Member District 7 Denver City Council" <Jolon.Clark@denvergov.org>

Cc: Deborah Ortega - Councilwoman At Large <OrtegaAtLarge@denvergov.org>, kniechatlarge <kniechatlarge@denvergov.org>, "Kashmann, Paul J. - CC Member District 6 Denver City Council" <Paul.Kashmann@denvergov.org>

Ah sorry! Our contact at the city office told us we are 7 and I honestly couldn't remember for sure. Thanks for passing this along. Councilman Kashmann, please let me know if you have any questions.

Thanks.
[Quoted text hidden]

Rezoning Application Submission

3 messages

Carter Chandler <carter.chandler@gmail.com>
To: amyrazz37@gmail.com

Sat, Aug 15, 2020 at 7:57 AM

Good morning, I'm writing to let you know that my wife and I have submitted an application to have our property located at 2394 S Lincoln St rezoned from U-SU-B1 to U-TU-B (single to double) to match the identical adjacent lot, which was rezoned as such in 2018. Please let me know if you have any questions or concerns.

Thanks!
Carter Chandler

Amy Razzaque <amyrazz37@gmail.com>
To: Carter Chandler <carter.chandler@gmail.com>
Cc: Mara Owen <mkowen18@gmail.com>

Mon, Aug 17, 2020 at 9:50 AM

Thanks Carter, and best of luck to you! I wanted to give you a heads up that your property (2394 S Lincoln St) is located in the Rosedale neighborhood. In case you have not reached out to them yet, be sure to do that, as it can help your rezoning application to have a letter of support from the Registered Neighborhood Organization (RNO). We also, of course, appreciate you letting us know, as well!

Warm regards,

Rana (Amy) Razzaque, Ed.D

Pronouns: she/her/hers

Co-President, **Overland Park Neighborhood Association**

Learn more: [Web](#) | [Instagram](#) | [Facebook](#)

[Quoted text hidden]

Carter Chandler <carter.chandler@gmail.com>
To: Amy Razzaque <amyrazz37@gmail.com>
Cc: Mara Owen <mkowen18@gmail.com>

Mon, Aug 17, 2020 at 9:56 AM

Thanks Amy! I did reach out to the Rosedale Harvard Gulch association as well as the Inter-Neighborhood Cooperation and our city council members.

[Quoted text hidden]



Carter Chandler <carter.chandler@gmail.com>

Rezoning Application

1 message

Carter Chandler <carter.chandler@gmail.com>
To: president@denverinc.org

Sat, Aug 15, 2020 at 7:56 AM

Good morning, I'm writing to let you know that my wife and I have submitted an application to have our property located at 2394 S Lincoln St rezoned from U-SU-B1 to U-TU-B (single to double) to match the identical adjacent lot, which was rezoned as such in 2018. Please let me know if you have any questions or concerns.

Thanks!
Carter Chandler



Carter Chandler <carter.chandler@gmail.com>

Rezoning Application Submission

1 message

Carter Chandler <carter.chandler@gmail.com>
To: bert.b.anderson@gmail.com

Sat, Aug 15, 2020 at 7:57 AM

Good morning, I'm writing to let you know that my wife and I have submitted an application to have our property located at 2394 S Lincoln St rezoned from U-SU-B1 to U-TU-B (single to double) to match the identical adjacent lot, which was rezoned as such in 2018. Please let me know if you have any questions or concerns.

Thanks!
Carter Chandler