

**ORDINANCE/RESOLUTION REQUEST**

Please email requests to the Mayor’s Legislative Team

at [MileHighOrdinance@DenverGov.org](mailto:MileHighOrdinance@DenverGov.org) by **3:00pm on Monday**. Contact the Mayor’s Legislative team with questions

Date of Request: August 31, 2018

Please mark one:  Bill Request or  Resolution Request

**1. Type of Request:**

- Contract/Grant Agreement     Intergovernmental Agreement (IGA)     Rezoning/Text Amendment
- Dedication/Vacation     Appropriation/Supplemental     DRMC Change
- Other: Urban Redevelopment Plan Amendment

**2. Title: For an ordinance authorizing and approving an amendment to the Emily Griffith Opportunity School Urban Redevelopment Plan.**

Authorizing and approving an amendment to the Emily Griffith Opportunity School Urban Redevelopment Plan.

**3. Requesting Agency:** Denver Urban Renewal Authority/Department of Finance

**4. Contact Person:**

Contact person with knowledge of proposed ordinance/resolution	Contact person to present item at Mayor-Council and Council
Name: Tracy Huggins, DURA	Name: Andrew Johnston, Dept of Finance
Email: Thuggins@renewdenver.org	Email: Andrew.Johnston@denvergov.org

**5. General description or background of proposed request. Attach executive summary if more space needed:**

City Council approved the Emily Griffith Opportunity School Urban Redevelopment Plan (“Plan”) in 2017, establishing the Emily Griffith Opportunity School Urban Redevelopment Area (“Area”) and sales tax and property tax increment areas coterminous with the Area. The Area is comprised of a single 106,400 square foot city block bounded by 13<sup>th</sup> Street to the northeast, Glenarm Place to the southeast, 12<sup>th</sup> Street to the southwest, and Welton Street to the northwest at the southern end of Downtown Denver. The Plan amendment would approve the redevelopment of the Area through a project consisting of a hotel with approximately 250 rooms, approximately 37,500 square feet of mixed-use space, a parking structure consisting of approximately 120 stalls, and certain pedestrian access (the “Project”) as one of the projects for tax increment funding.

**6. City Attorney assigned to this request (if applicable):**

Noah Cecil

**7. City Council District: #9 – Albus Brooks**

**8. \*\*For all contracts, fill out and submit accompanying Key Contract Terms worksheet\*\***

*To be completed by Mayor’s Legislative Team:*

Resolution/Bill Number: BR18 0979

Date Entered: \_\_\_\_\_

## Executive Summary

The purpose of the ordinance is to approve an amendment to the Emily Griffith Opportunity School Urban Redevelopment Plan to add the Emily Griffith Project.

The Denver City Council approved the Emily Griffith Opportunity School Urban Redevelopment Plan (“Plan”) in August, 2017. The general objectives of the Plan are to reduce or eliminate blighted conditions as well as to stimulate growth and development in the Emily Griffith Opportunity School Urban Redevelopment Area (“Area”). The Plan also established the framework for future City Council approval of private redevelopment projects with the Area.

The Emily Griffith Project (“Project”) includes the rehabilitation of the 140,000 square foot historic Emily Griffith Opportunity School Building, into a 250-room hotel with 6,000 square feet of meeting space. The hotel project would also include activation of the portion of the block between Welton Street and Glenarm Place by creating alley access to the hotel entrance, as well as pedestrian circulation between the convention center, hotel and Glenarm Place-facing retail and parking areas.

The Project also includes the conversion of an existing building into a 120-stall parking structure to serve the entire Project, adaptive reuse of buildings on the Glenarm side of the block to support approximately 37,500 square feet of retail and office space and the demolition of a portion of a mid-block building to create access to micro retailer space and complete the pedestrian access from Glenarm Place through the hotel to the convention center.

The Denver Urban Renewal Authority is seeking to amend the Plan to identify the Emily Griffith Project as an approved project under the Plan and to allow the sales and property tax increment generated by the Project to support the redevelopment activities. State law requires a public hearing be held to amend an Urban Renewal Plan with 30-day notice. The public hearing will be conducted on October 1, 2018.

Approval of the ordinance identifies the Project above and adds it to the Plan.

## Legislative Calendar

Friday, August 31 <sup>st</sup>	Ordinance Request Submitted
Tuesday September 11 <sup>th</sup>	Ordinance at Finance Committee
Tuesday, September 18 <sup>th</sup>	Ordinance at Mayor Council
Thursday, September 20 <sup>th</sup>	CAO to file the Ordinance
Monday, September 24 <sup>th</sup>	1 <sup>st</sup> Reading of Ordinance
Monday, October 1 <sup>st</sup>	2 <sup>nd</sup> Reading of Ordinance and Public Hearing at City Council

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Revised 03/02/18