



# Approval of Park Building Plan at Town Center Park

Denver City Council

Land Use, Transportation and Infrastructure



# Code Overview

## Summary of Applicable Ordinances

- **Denver Zoning Code**

Structures in zone OS-A shall be determined by City Council per D.R.M.C., Chapter 39 (Parks and Recreation)

- **Chapter 39; Denver Revised Municipal Code (D.R.M.C.)**

Buildings in city parks with footprints over 3,000 SF or over 35 FT in height must be approved as part of a Park Building Plan by City Council

## Park Building Plan (PBP) Requirements

- Indicate adjacent existing structures and open spaces
- Locate proposed buildings (or additions) in excess of 3,000 SF or over 35 FT in height
- Identify maximum SF of building footprint (or addition)
- Identify maximum height of building (or addition)
- Provide notification to Registered Neighborhood Organizations (RNOs)
- City Council Public Hearing

# Community Engagement Overview

## Summary of the Outreach Process

- An extensive community engagement plan is developed and implemented
- Feedback is received at various touchpoints and incorporated into the project as the design progresses
- The engagement process culminates with the submission and approval of the Park Building Plan
  - Notification of submission to RNOs
  - Public Hearing
- DPR will continue to provide project updates until construction completion and grand opening



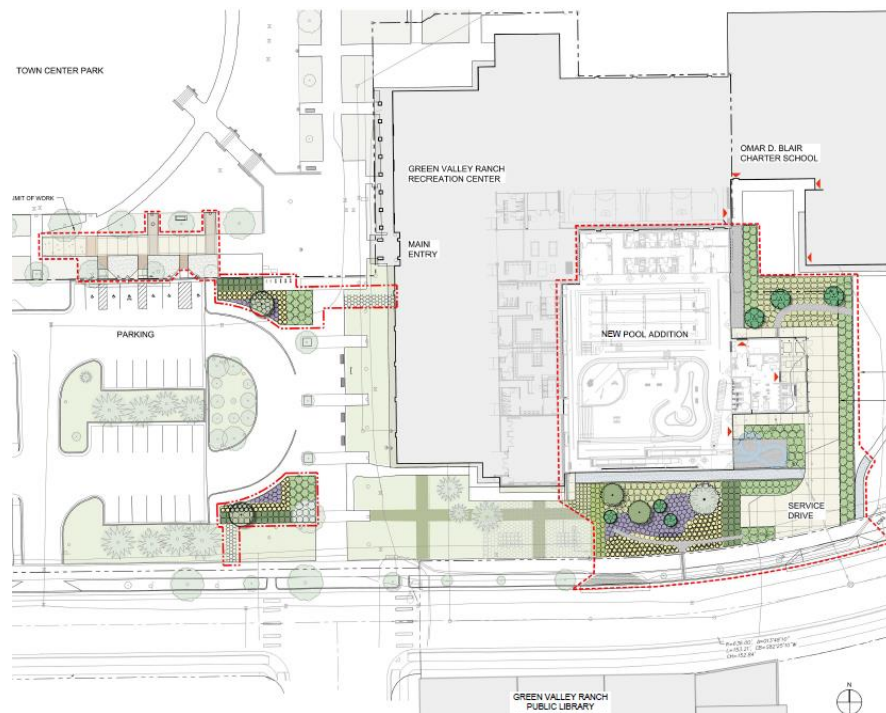
# Approval Request

## Council Bill – 21-0517

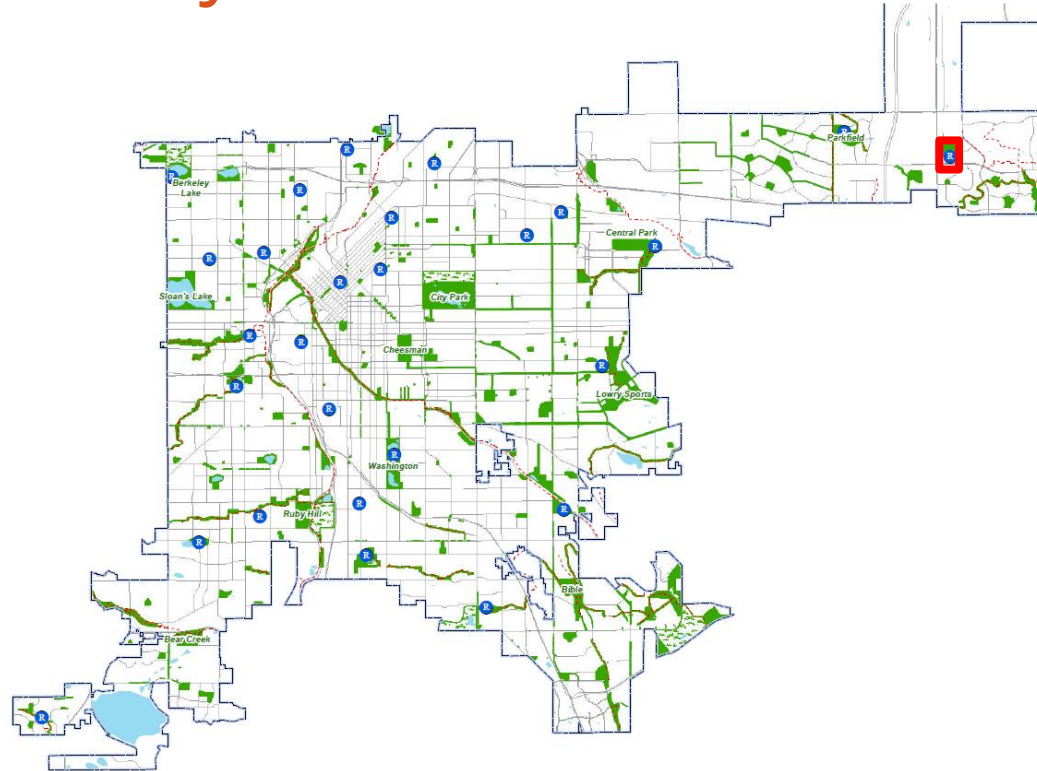
### Park Building Plan Indoor Pool Addition

Green Valley Ranch  
Recreation Center

at Town Center Park



# Green Valley Ranch Recreation Center



# Town Center Park





# Design and Community Engagement

## Project Background

- Addressing the lack of aquatics in NE Denver
- Funded fully by the 2017 Elevate Denver Bond
- For additional project information visit the DPR website

## Community Outreach Timeline

- 09/10/2019 – Public Meeting #1
- 11/13/2019 – Public Meeting #2
- 12/17/2019 – Youth Focus Group Meeting
- 09/03/2020 – Video released displaying the final design
- During Construction – Updates via the DPR website, social media accounts and through Council notifications

## Primary Feedback Received

- Provide activities for all ages and interests
- Include lap lanes, areas for lessons/classes
- Make it fun, include features not found at other pools



# Existing Site Conditions





# GVR - Indoor Pool Addition

## Project Details

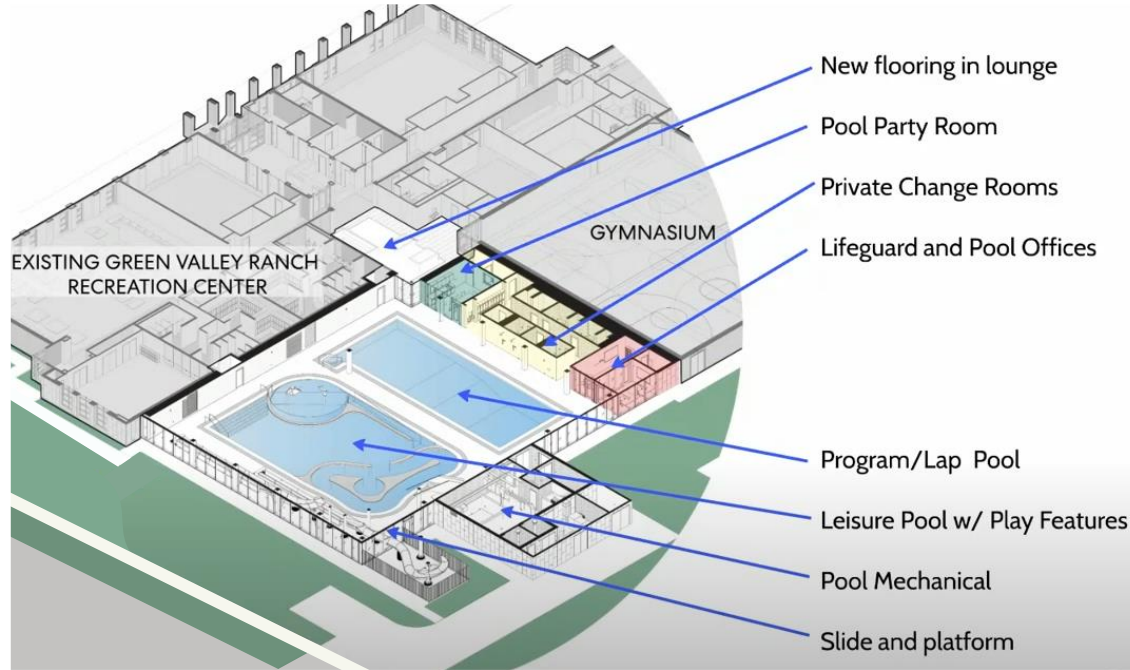
- 16,175 SF addition to GVR Recreation Center
- 41.5 FT at tallest roof point

## Aquatic Amenities

- 4 lane 25-yard lap pool with 9' deep end
- Leisure pool with open water and zero depth entry
- Aquatic play features for all ages and stages

## Possible Aquatic Programming

- Swimming lessons and lifeguard training
- Aqua aerobics, water walking
- Lap swimming



# Interior Views



\*Note: Color of slides and amenities not yet determined

# Exterior Views



\*Note: Color of slides and amenities not yet determined

# GVR Indoor Pool Addition

## Council Approval Timeline

April 30, 2021 – Notification to RNOs

May 4, 2021 – LUTI Committee

May 11, 2021 – Mayor/Council

May 17, 2021 – First Reading & Public Hearing

May 24, 2021 – Final Reading



\*Note: Color of slides and amenities not yet determined



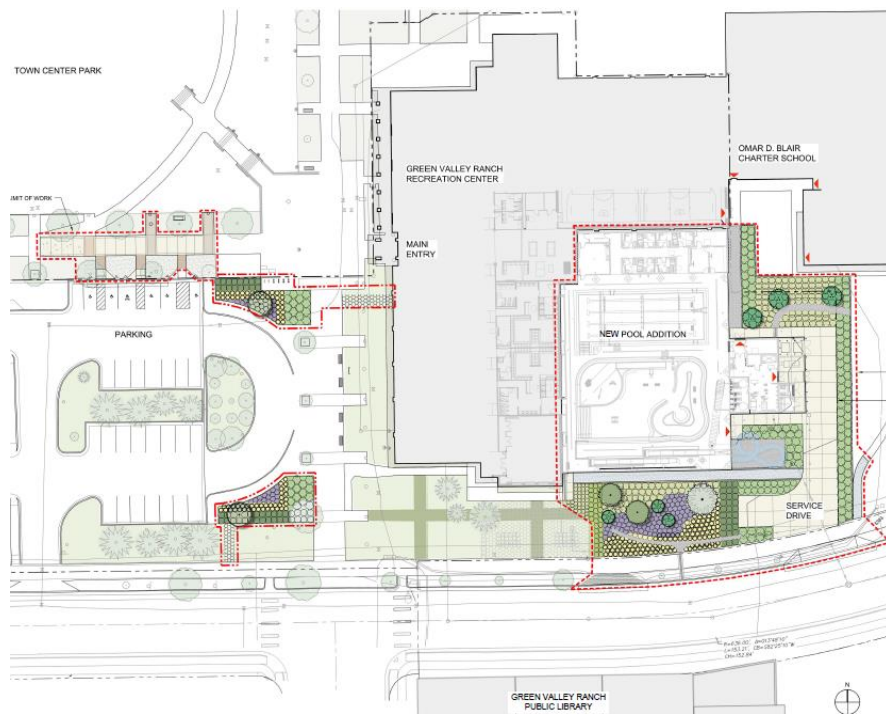
# Request For Approval

Council Bill – 21-0517

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