

From: [ROUND FAMILY](#)
To: [dence - City Council](#)
Subject: City Council Vote on Zoo Plan
Date: Sunday, April 19, 2015 10:47:19 PM

Denver City Council:

We were very concerned to hear that the Zoo is asking City Council to vote on a plan which allows for the construction of 27 new zoo buildings with one over 35 ft.

This seems particularly egregious because there is a City Park Master Plan with Design Guidelines currently in the works, involving input from the community as well as Historic Denver. One can't help but think that the Zoo is trying to get their plan approved quickly under the table before all this is put in place. They have yet to rectify the visual eyesore left by their latest waste project.

We live in the Park Hill neighborhood and there has been a fair amount of community outrage recently over the lack of design guidelines and community input concerning City Park.

We would strongly urge you to postpone voting on any further Zoo development until all of the voices can be heard concerning the future of City Park development.

Sincerely,

Ralph and Deborah Round
4255 Montview Blvd.
Denver, CO 80207

From: nfrancis@me.com
To: [Herndon, Christopher J. - City Council District 11](#); [Brooks, Albus - City Council District 8](#); [Susman, Mary Beth - City Council](#); [Robb, Jeanne - City Council Dist. #10](#); [Shepherd, Susan K. - City Council District 1](#); [Lopez, Paul D. - City Council Dist #3](#); [Lehmann, Peggy A. - City Council Dist #4](#); [Faatz, Jeanne R. - City Council Dist #2](#); [Brown, Charlie - City Council District #6](#); [Nevitt, Chris - City Council Dist #7](#); [Montero, Judy H. - City Council District #9](#); [Deborah Ortega - Councilwoman At Large](#); [kniechatlarge](#); [dence - City Council](#)
Cc: [Shannon Block](#); [MileHighMayor - Mayor's Office](#); [Dannemiller, Lauri J. - PR Administration Division](#); [Jon Murray](#); [Joe Vaccarelli](#); [vcarroll@denverpost.com](#); [Alan Prendergast](#); [charlesbonniwell@yahoo.com](#); [Editor@LifeOnCapHill.com](#); [Susan Barnes-Gelt](#); [Larry Drake](#); [Al Haggerty](#); [Steve Phillips](#); [Frank Sullivan](#); [Wick Downing](#); [Tony Trampler](#); [Bill Sullivan](#); [John Mullins](#); [Dick Young](#); [David Wright](#); [Alan Charnes](#); [Marty Wolf](#); [Ken Walters](#); [Bill Juraschek](#); [Dick Francis](#); [CPFAN - City Park Friends and Neighbors](#); [cpnboard@congressparkneighbors.org](#); [Tony Vaida](#); [Bonita Lahey](#); [whittierpresident@gmail.com](#); [chair@greaterparkhill.org](#); [Deborah Fard](#); [chun@chundenver.org](#); [Larry Ambrose](#); [INC Parks and Recreation Committee](#); [Hank Bootz](#); [Linda Drake](#); [Dave Felice](#); [Georgia Garnsey](#); [J D MacFarlane](#); [Tom Korson](#); [Tom Morris](#); [LaMone Noles](#); [Louis Plachowski](#); [Bridget Walsh](#); [Phil Hainline](#); [Julie Hayden](#)
Subject: City Park RNOs Given Time to Respond to Zoo?
Date: Sunday, April 19, 2015 1:25:02 PM

To: Members of Denver City Council - Susan Shepherd, Jeanne Faatz, Paul Lopez, Peggy Lehmann, Mary Beth Susman, Charlie Brown, Chris Nevitt, Albus Brooks, Judy Montero, Jeanne Robb, Chris Herndon, Robin Kniech, Debbie Ortega

I am writing to City Council regarding the Denver Zoo's request for permission to build an array of oversized buildings over a 20 year period throughout the area of City Park in which it is currently sited. **According to their one-page document, when the building program is completed, the Zoo's buildings will occupy 2.8 times the space they occupy today.**

The Zoo has claimed, per Tiffany Barnhart, that "Denver Zoo sought robust public feedback" on their plans. That feedback took the form of three local meetings where the Zoo presented ideas for their exhibits, outfitted the audience with focus group "clickers" and asked, Do you like it? Nine year old children were given clickers. Additionally, they provided a website with similar information: it featured tiled images of exhibits, which when selected provided a description and asked, Do you like it? The online survey accepted feedback from any zip code; it was not designed to elicit neighborhood response.

Unfortunately, while this type of feedback may be useful to the Zoo in its consideration of the preferences of its customers, this process did not begin to look at the broader impacts and issues raised by such a massive rebuilding program on City Park, its neighborhoods, and the Denver community.

Interestingly, Denver's Municipal Code indicates that Registered Neighborhood Organizations are to be allowed review and public comment on these matters.

Sec. 39-212. [Notification.]

In order to have a park building plan approved, **the manager of parks and recreation shall notify the affected registered neighborhood organizations as specified in [section 12-96 of the Denver Revised Municipal Code](#) and then submit the completed park building plan to city council.** City council shall review the plan, and after a public hearing on said plan, may approve the plan, approve the plan with conditions or deny the plan. Any approval of a park building plan shall be by ordinance.

The rules defined in Sec 39-212 were not followed in this case: Council Bill 15-0172 was approved by the Infrastructure and Culture Committee at its meeting on March 25, 2015 and CB15-0172 was Introduced (First Reading) at the full Council meeting on April 6, 2015. RNOs were not notified by Parks and Recreation until April 10, 2015, well *after* the plan had been presented to Council. Additionally, at least one RNO (CHUN) may not have been notified at all.

It's also interesting to note that the **RNOs were given just 10 days' notice of your April 20 meeting** to consider the bill. Municipal Code Section 12-97 indicates that the neighboring RNOs are all entitled to speak at the public hearing on this matter, but their testimony must reflect a meeting of their membership. *Did any RNO have sufficient time to notify members, prepare relevant information, and hold a meeting? And with no more information than a one-page map, how are the RNOs to*

consider the impact of the Zoo's construction and growth on their neighborhoods and on City Park? If you read Section 12-97 carefully, you'll also notice that, unlike the Zoo, the RNOs are required to provide many details about their process in addition to stating their position.

Sec. 12-97. Public hearings.

(a) At any public hearing on matters listed in [section 12-96](#), except malt, vinous or spirituous liquor license applications, testimony shall be accepted from members of each registered neighborhood organization whose area is affected by the proposed action. A person authorized by a registered neighborhood organization and/or coalitions of neighborhood organizations to present the position taken by the organization, shall begin such testimony with a verbal or written statement that shall include:

- (1) The name of the organization and/or the names of the organizations which comprise the coalition;
- (2) The boundaries of the organization;
- (3) The number of people, households, institutions and businesses represented by the organization and the basis for determining membership;
- (4) The time and date of the meeting when the organization decided on its position;
- (5) The nature of the meeting, whether the same was a meeting of the board, of a membership subcommittee, or the general membership;
- (6) The number of members present;
- (7) A description of the process for reaching the decision, including if and how neighborhood citizens were informed and if and how they were invited to participate; and the votes cast for and against the proposed position.

In light of this information, I ask you to consider the following questions.

1. Do you intend to follow Municipal Code in this matter?
2. Will you provide all of the RNOs with the opportunity for public comment, and will you give them adequate time and information to appropriately meet with their members and form a position, as outlined in Section 12-97?
3. Will you ask the Zoo to have a meaningful conversation with City Park neighbors about a long-range plan for City Park as a whole that looks at the impact of the Zoo's building plan and the growth of the Zoo as it affects: neighborhoods, traffic, noise, construction, and access to & visual impact on the park?
4. **Will you ask the broader questions:**
 - ***Is it time to produce a Master Plan for City Park as a whole that includes the future plans of the Zoo?***
 - ***Would the Zoo, the animals, and the regional community be better served by a larger Zoo in a different location, where it has room to grow beyond 80 acres and accommodate multi-modal transportation access as well as parking? Could the Zoo's building plan, accordingly, look more like a gradual relocation, a la CU Health Sciences?***
 - ***Considering the City's focus on increased density and our exploding population, would the citizens of Denver be better served by recovering the 80 acres of City Park that the Zoo occupies for the community's increasing demand and varied uses for park space?***

Nancy Francis, City Park Neighbor

cc: Shannon Block, CEO, Denver Zoo
Mayor Michael Hancock

Lauri Dannemiller, Executive Director, Denver Parks & Recreation
Jon Murray, Denver Post
Joe Vaccarelli, Denver Post
Vincent Carroll, Denver Post
Alan Prendergast, Westword
Charles Bonniwell, Glendale/Cherry Creek Chronicle
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Susan Barnes-Gelt
City Park Friends and Neighbors
East High Neighbors
South City Park Neighborhood Association
Whittier Neighborhood Association
Greater Park Hill Community
North City Park Civic Association
Congress Park Neighbors
Capitol Hill United Neighbors
Inter-Neighborhood Cooperation (INC) and INC Parks and Recreation Committee

From: [Jacqueline Victor](#)
To: [dencc - City Council](#)
Subject: Denver Zoo Master Plan
Date: Friday, April 17, 2015 10:05:35 AM
Importance: High

Dear Council Members,
As a resident of Park Hill, I am well acquainted with the zoo. It is a definite benefit to the city, however I believe it has outgrown the area it occupies in City Park. I understand the Master Plan includes plans to enlarge or remodel nearly every building on the very small site, and includes a gasification plant to make electricity on the spot.

Instead of building up and out and remodeling the existing infrastructure, would it not be more forward thinking to find a new site where the Zoo could grow expanding into the next century, providing better habitat for its thousands of animals and a better visiting experience for zoo goers? Approving the current master plan would cost a fortune to "improve" a site that the zoo, quite frankly, outgrew long ago. City Park is a needed green space which has sacrificed land to parking and expansion by both the museum and the zoo. The parking problem for the zoo is horendous.

The gasification plant is a very bad idea for central Denver given the necessary pollution to which it would expose city residents and zoo visitors, as well as the animals. Gasification is not "green" energy, but quite brown. The chemicals it releases are toxic and bioaccumulate in our bodies causing poisoning of all living things: plant, human and animal. There are no safe levels for these known toxins all of which would be released into the air of central Denver creating a major health hazard for all residents.

Sulfur dioxide

Nitrogen oxides

Hydrochloric acid

Carbon monoxide 1

Mercury

Nickel

Chromium

Lead -

Cadmium

Arsenic

Dioxins/furans

I strongly urge these projects be reconsidered, and new solutions for the future be found. The Zoo needs a new venue so that it can grow into the future and continue to be an attraction.

Sincerely,
Jacqueline Victor
Park Hill Resident and Zoo enthusiast

From: [dencc - City Council](#)
To: [# All Users - City Council](#)
Subject: FW: communication
Date: Friday, April 17, 2015 9:59:55 AM

From: Tom Morris [mailto:mamaworld12@gmail.com]
Sent: Friday, April 17, 2015 8:19 AM
To: Tiffany Barnhart
Cc: vcarroll@Denverpost.com; Dave Felice; Loucks, Stacie D. - Mayor's Office; Dannemiller, Lauri J. - PR Administration Division; Gilmore, Scott M - Parks & Recreation; dencc - City Council; Shannon Block; Andrew Rowan
Subject: communication

Dear Tiffany,

Your statement that the zoo is “committed to communication with its neighbors” fails to define “communication.” As an experienced communicator I suspect that you believe telling the community what you are going to do is the extent of “communication.”

I have been in recovery from a bad year of aging. I limit my attendance to events which are important and at which I may participate. I missed the first few meetings. Reports I received about the meeting was that attendees were treated like an audience. After lengthy presentations by staff, the opportunities to participate were discouraged. I found little in the media about the process. So attendees were my source. The final meeting had a small audience of neighbors, if you need evidence of your public reception.

It is clear that the Zoo and the Department want the audience to cheer. I was told there were few or no opportunities to question or counter-propose or discuss the proposals. Please don't say you “reached out.” Federico Pena and Clayton Freiheit reached out. An active team of city staff, representatives of the institutions and a loud mouthed band of neighbors found a way to effect and approve exhibits at the zoo and two parking garages. We ceded open space to the zoo for their dumpsters. The zoo stopped dumping parking lot snow on the road at the bottom of the big meadow.

It is very evident to those of us who have experienced a cooperative Zoo that you either don't know how to connect or you don't want citizens to be involved. To me, either alternative is unacceptable.

Sincerely,
tom

On Apr 16, 2015, at 2:40 PM, Tiffany Barnhart <TBarnhart@denverzoo.org> wrote:

Dear Tom,

The Parks and Recreation Department forwarded us your email for response. First, thank you for your inquiry

The Zoo's Master Plan has been approved by the Parks & Recreation Manager as outlined in the Zoo's Operating agreement with the City. City Council will be voting on second reading on Monday, April 20, to approve the Building Plan. Per city ordinance,

any buildings over 3,000 in a park, need City Council approval.

Please know that Denver Zoo sought robust public feedback, fulfilling the plan outlined in cooperation with the Parks and Recreation Department. The Zoo incorporated the feedback into the Master Plan. To clarify, the Zoo took the following outreach steps, which were sent to all neighboring RNOs:

02.03.15 - CPFAN Meeting

02.04.15 - RNO's & Neighbors Meeting at the Zoo

02.16.15-3.02.15 - Online Master Plan Feedback Module

03.03.15 – Public Meeting at Bogey's

03.12.15 – DPRAB Presentation of Master Plan with revisions based on community input

I hope this helps clarify. The Zoo is very committed to communication with our neighbors.

Sincerely,

Tiffany Barnhart, APR

Senior Director of External Relations

Denver Zoo

2300 Steele St.

Denver, CO 80205

PH: 720-337-1444

FAX: 720-337-1451

www.denverzoo.org

<image001.png>

From: [Tom Morris](#)
To: [dencc - City Council](#); [vcarroll@denverpost.com](#); [Westword Editorial](#); [Dannemiller, Lauri J. - PR Administration Division](#); [Loucks, Stacie D. - Mayor's Office](#); [Phil Hainline](#)
Subject: Fwd: City Park RNOs Given Time to Respond to Zoo?
Date: Sunday, April 19, 2015 2:05:06 PM

To Whom It May Concern,
I am forwarding this message to you to register my disgust with your bush league attention to City Park and its neighbors.
Tom Morris
Capitol Hill

Begin forwarded message:

From: nfrancis@me.com
Subject: City Park RNOs Given Time to Respond to Zoo?
Date: April 19, 2015 at 1:24:29 PM MDT
Cc: Shannon Block <sblock@denverzoo.org>, MileHighMayor - Mayor's Office <MileHigh.Mayor@denvergov.org>, "Lauri J. - PR Administration Division Dannemiller" <Lauri.Dannemiller@denvergov.org>, Jon Murray <jmurray@denverpost.com>, Joe Vaccarelli <jvaccarelli@denverpost.com>, vcarroll@denverpost.com, Alan Prendergast <alan.prendergast@westword.com>, charlesbonniwell@yahoo.com, Editor@LifeOnCapHill.com, Susan Barnes-Gelt <susan.barnesgelt@gmail.com>, Larry Drake <drakele68@gmail.com>, Al Haggerty <awhaggerty@aol.com>, Steve Phillips <jsphillips1837@comcast.net>, Frank Sullivan <frank.sullivan.123@gmail.com>, Wick Downing <wickdowning@comcast.net>, Tony Trampler <inchtramp@comcast.net>, Bill Sullivan <kdsulli@aol.com>, John Mullins <johnjmullins@comcast.net>, Dick Young <dickyoung123@gmail.com>, David Wright <dlwtk@gmail.com>, Alan Charnes <alan@coalliance.org>, Marty Wolf <smwolf123@comcast.net>, Ken Walters <hkenwalters@q.com>, Bill Juraschek <billj08@comcast.net>, Dick Francis <dicfrancis@aol.com>, CPFAN - City Park Friends and Neighbors <president@cpfان.org>, cpnboard@congressparkneighbors.org, Tony Vaida <easthighneighbors@gmail.com>, Bonita Lahey <blahey@earthlink.net>, whittierpresident@gmail.com, chair@greaterparkhill.org, Deborah Fard <dsimsfard@aol.com>, chun@chundenver.org, Larry Ambrose <lda@earthnet.net>, INC Parks and Recreation Committee <parksandrec@denverinc.org>, Hank Bootz <hankbootz@msn.com>, Linda Drake <ljbdrake@gmail.com>, Dave Felice <gelato321@aol.com>, Georgia Garnsey <ggarnsey@ecentral.com>, J D MacFarlane <jdmac55@comcast.net>, Tom Korson <tkindenver@comcast.net>, Tom Morris <mamaworld12@gmail.com>, LaMone Noles <monee41145@gmail.com>, Louis Plachowski <lplachowski@gmail.com>, Bridget Walsh <denverbridget@gmail.com>,

Phil Hainline <phil.h@me.com>, Julie Hayden <Julie.Hayden@kdvr.com>
To: Christopher.Herndon@denvergov.org, Albus - City Council District 8
Brooks <Albus.Brooks@denvergov.org>, Councilwoman Mary Beth
Susman <marybeth.susman@denvergov.org>, "Jeanne - City Council
Dist. #10 Robb" <jeanne.robb@denvergov.org>, "Susan K. - City Council
District 1 Shepherd" <susan.shepherd@denvergov.org>,
paul.lopez@denvergov.org, peggy.lehmann@denvergov.org,
jeanne.faatz@denvergov.org, charlie.brown@denvergov.org,
chris.nevitt@denvergov.org, judy.montero@denvergov.org, Deborah
Ortega - Councilwoman At Large <OrtegaAtLarge@denvergov.org>,
kniechatlarge <kniechatlarge@denvergov.org>, denc@denvergov.org

To: Members of Denver City Council - Susan Shepherd, Jeanne Faatz, Paul Lopez, Peggy
Lehmann, Mary Beth Susman, Charlie Brown, Chris Nevitt, Albus Brooks, Judy Montero, Jeanne
Robb, Chris Herndon, Robin Kniech, Debbie Ortega

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RNO have sufficient time to notify members, prepare relevant information, and hold a meeting? And with no more information than a one-page map, how are the RNOs to consider the impact of the Zoo's construction and growth on their neighborhoods and on City Park? If you read Section 12-97 carefully, you'll also notice that, unlike the Zoo, the RNOs are required to provide many details about their process in addition to stating their position.

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In light of this information, I ask you to consider the following questions.

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Nancy Francis, City Park Neighbor

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Jon Murray, Denver Post

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Editor, Life on Capitol Hill

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Whittier Neighborhood Association

Greater Park Hill Community

North City Park Civic Association

Congress Park Neighbors

Capitol Hill United Neighbors

Inter-Neighborhood Cooperation (INC) and INC Parks and Recreation Committee

From: [Brenda Wright](#)
To: [dencc - City Council](#)
Subject: No to zoo expansion
Date: Sunday, April 19, 2015 9:03:06 AM

I am a resident of City Park South. The great jewel of this city, the park, is threatened by the rapid encroachment of asphalt and building by the zoo. Please vote no on the upcoming zoo request for expansion.

Bren Wright
1663 Steele St.
Denver 80206

Sent from my iPhone

From: Laurence Keith Loftin III Architect Inc.
2243 Forest St. Denver CO 80207
303-321-0987

To: City Council

Re: New Master Plan for Denver City Zoo
and
Proposed Gasification Plant

Dear City Council Members,

I am writing to you as a registered Architect in the State of Colorado and as a resident of Park Hill, living not far from the Denver City Zoo. The Zoo is an obvious asset to the community and to the city. However, it has, for some time had an uneasy relationship with City Park. The proposed Master Plan with its provision for multistory additions to all of the existing buildings will damage the skyline, visually intrude upon the park, and densify an area that should remain low rise.

In addition, the suggested growth will create construction traffic, noise, pollution and disturbance for some time to come. The very outcomes proposed by the Master Plan suggest that the Zoo really needs to seek a different location where it can expand more easily.

More seriously, the proposed gasification plan, while laudable in its goals is an untried, and untested system that has the possibility of generating air pollutants and toxins whose presence in even minute amounts results in adverse health for visitors, children, zoo workers and neighbors. Zoo officials have indicated that this plant is intended to run 6 days a week, 24 hours a day. This is not a small nor minor operation and its potential pollution is neither small nor minor.

In my professional opinion these issues must be re-evaluated. In my opinion as a citizen, I am deeply concerned, and as a resident I am utterly apposed to the current plans. As a supporter of the Zoo, I am requesting more serious review and the development of alternate proposals for its continued success.

Sincerely,
Laurence Keith Loftin III

From: [Sam Johnson](#)
To: [dencc - City Council](#)
Subject: Proposed Building Plans for City Park
Date: Sunday, April 19, 2015 2:08:35 PM

To All Concerned Parties,

I am writing to express my concern that plans are being made to take away even more of our open green space at City Park. I have enjoyed living in and around City Park for most of my life. As a child I was grateful to have a place where we could play safely in the park and on the public playgrounds. As an adult I have enjoyed many walks through and around the park.

I am grateful for those who came before me who had the foresight to set aside open spaces for us city folks to be able to enjoy the quiet nature of the outdoors.

I hope that you will consider the impact your plans on those of us who live around City Park. I, also, hope that you will consider what is being taken away from all of us when you deplete our parks with cement.

Sincerely,
Shirley 'Sam' Johnson
2653 Clermont Street

SAM.
Sent from my iPad

From: [Tom Morris](#)
To: [dence - City Council](#)
Cc: [vcarroll@Denverpost.com](#); [Nancy Francis](#); [Dave Felice](#); [Bonita Lahey](#); [Westword Editorial](#); [Loucks, Stacie D. - Mayor's Office](#)
Subject: Zoo Master Plan
Date: Thursday, April 16, 2015 9:21:12 AM

Council Representatives,

You will be considering approval of a Master construction plan for the zoo on Monday, April 20, 2015. While this plan represents a proposal from the zoo and parks department, it in no way represents the interests of the neighbors and users of City Park. Questions regarding the location and future use of construction yards, park traffic, visitorship, parking, financing or any other traditional information included in master plans are remarkably absent.

While this represents recent actions of the Executive Director of Parks and Recreation, it presents a city approval of a concept which has not been discussed in a public forum. Approval of this premature proposal creates the kind of future conflicts which have characterized recent actions of the department.

In recent years these kinds of top-down decisions have resulted in extensive costs to both the city and interested citizens. City Park alone has lost 18 publicly accessible parking places and 4,000 square feet of publicly accessible green space. The Loop project was subject to a year long confrontation and eventual relocation and more than \$150,000 of public outreach costs. The trade of a large part of Hentzell Park created a court proceeding and distrust of the entire land use control method.

The abandonment of Council's park land use responsibility to the Executive Director of Parks and Recreation during revision of the zoning code in 2010 has clearly been an abject failure. The citizens of Denver deserve an open decision-making process regarding park land such as the zoning process which has been standard since 1983. Land use is by Charter a responsibility of the City Council. The ceding of that responsibility has resulted in removal of citizens from the process.

Sincerely,
Tom Morris