

BILL/ RESOLUTION REQUEST

- 1. Title:** Amends the contract with Design Workshop to extend the term of the contract from June 30, 2013 to January 31, 2014 for the completion of the Decatur-Federal Station / Sun Valley Area Plan and General Development Plan (CPLAN201103318-00).
- 2. Requesting Agency:** Community Planning\Development
- 3. Contact Person *with actual knowledge of proposed ordinance***
 - Name:**Caryn Champine
 - Phone:**720-865-2940
 - Email:**caryn.champine@denvergov.org
- 4. Contact Person *with actual knowledge of proposed ordinance who will present the item at Mayor Council and who will be available for first and second reading, if necessary***
 - Name:**Steven Chester
 - Phone:**720-865-2926
 - Email:**steven.chester@denvergov.org
- 5. Describe the proposed ordinance, including what the proposed ordinance is intended to accomplish, who's involved**
 - a. Scope of Work**

The City and County of Denver (The City), in partnership with the Denver Housing Authority (DHA), is sponsoring a strategic transit-oriented development (TOD) planning process for the Decatur-Federal light rail station area, called the Decatur-Federal Station Area Plan and GDP (the Plan). The federal agencies of Housing and Urban Development (HUD) and Department of Transportation (DOT) are jointly funding this planning effort through 2010 HUD Community Challenge and DOT TIGER II Planning grants.

The Plan process will focus on the one-half mile radius around the Decatur-Federal LRT Station located on RTD's West Corridor in Denver's Sun Valley neighborhood. This neighborhood in particular must overcome numerous barriers to fully take advantage of the West Corridor public transit investment. With much of the planning area having high potential for redevelopment due to underutilization and proximity to the LRT station, there is an opportunity to make transformative investments in the area. The Denver Housing Authority property will be considered in conjunction with the Xcel tank site and the Stadium District parking lots to provide a unique opportunity to evaluate the potential for this large area (80+ acres) as a whole. The Station Area Plan and GDP will serve to provide valuable insight for stakeholders, the public and public agencies, and to attract future investment for underutilized land and a clear Master Plan for DHA's Sun Valley Homes property. With increased understanding of the infrastructure, risks, costs and opportunities associated with this station area, the plan will also serve to create a development vision for the planning area.

b. Duration

2 years, 2 months – work will be complete by January 31, 2014.

c. Location

Planning area occurs within ½ mile of the Decatur-Federal light rail station on the RTD West line. Approximate boundaries include Lowell Blvd, 17th Avenue, I-25 and 8th Avenue. Neighborhoods include Sun Valley, Villa Park and West Colfax.

d. Affected Council District

Council Districts 1, 3, 9

e. Benefits

n/a

f. Costs

\$660,000

6. Is there any controversy surrounding this ordinance, groups or individuals who may have concerns about it? Please explain.

No.

Bill Request Number: BR13-0588

Date: 8/27/2013