

ORDINANCE/RESOLUTION REQUEST

Please email requests to the Mayor's Legislative Team

at [MileHighOrdinance@DenverGov.org](mailto: MileHighOrdinance@DenverGov.org) by **9 a.m. Friday**. Contact the Mayor's Legislative team with questions

Date of Request: 8/6/2025

Please mark one: ☐ Bill Request or ☒ Resolution Request

Please mark one: The request directly impacts developments, projects, contracts, resolutions, or bills that involve property and impact within .5 miles of the South Platte River from Denver's northern to southern boundary? (Check map [HERE](#))

☒ Yes ☐ No

1. Type of Request:

☒ Contract/Grant Agreement ☐ Intergovernmental Agreement (IGA) ☐ Rezoning/Text Amendment

☐ Dedication/Vacation ☐ Appropriation/Supplemental ☐ DRMC Change

☐ Other:

2. **Title:** Approves a 99-year Land Lease with 4965 Washington Street LLLP for the development of 170 affordable housing units, a commercial community serving space, and the new Globeville Library at 4965 Washington Street in, Council District 9 (FINAN-202579178).

3. **Requesting Agency:** Department of Finance

4. Contact Person:

Contact person with knowledge of proposed ordinance/resolution (e.g., subject matter expert)	Contact person for council members or mayor-council
Name: Lisa Lumley	Name: Carolina Flores
Email: Lisa.Lumley@denvergov.org	Email: Carolina.Flores@denvergov.org

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

Requests approval of a 99-year Land Lease with 4965 Washington Street LLLP for 4965 Washington Street. The developer (i.e., 4965 Washington Street LLLP) was selected through an RFP to build 170 affordable housing units, a commercial community serving space, and the new Globeville library. Together, these three units will create a small-planned community to benefit families and the surrounding neighborhood in Globeville.

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

7. **City Council District:** 9

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

To be completed by Mayor's Legislative Team:

Resolution/Bill Number: _____

Date Entered: _____

Key Contract Terms

Type of Contract: (e.g. Professional Services > \$500K; IGA/Grant Agreement, Sale or Lease of Real Property): Land Lease

Vendor/Contractor Name (including any dba's): 4965 Washington Street LLLP

Contract control number (legacy and new): FINAN-202579178-00

Location: 4965 Washington Street, Denver, CO

Is this a new contract? ☒ Yes ☐ No **Is this an Amendment?** ☐ Yes ☒ No **If yes, how many?**

Contract Term/Duration (for amended contracts, include existing term dates and amended dates): 6/1/2025-5/31/2124

Contract Amount (indicate existing amount, amended amount and new contract total): Nominal

<i>Current Contract Amount</i>	<i>Additional Funds</i>	<i>Total Contract Amount</i>
<i>(A)</i>	<i>(B)</i>	<i>(A+B)</i>
Non-Financial	N/A	Non-Financial

<i>Current Contract Term</i>	<i>Added Time</i>	<i>New Ending Date</i>
6/1/2025	99 years	5/31/2124

Scope of work: N/A

Was this contractor selected by competitive process? N/A

If not, why not? N/A

Has this contractor provided these services to the City before? ☐ Yes ☒ No

Source of funds: Non-Financial

Is this contract subject to: ☐ W/MBE ☐ DBE ☐ SBE ☐ XO101 ☐ ACDBE ☒ N/A

WBE/MBE/DBE commitments (construction, design, Airport concession contracts): N/A

Who are the subcontractors to this contract? N/A

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