

From: [Michael Tobin](#)
To: [Ashton Altieri](#)
Cc: rafel.espinoza@denvergov.org; [Sandoval, Amanda P. - DFD CA1714 Program Manager](#); [Buddenborg, Jennifer L. - CPD City Planner Senior](#); [Kym Foster](#); [Jeff Rodgers](#); [Jonas Markel](#); [Lewis Bussey](#); [C. Ryan Morgan](#); [Ashley Daly](#); [Kennedy Jodie](#); [Michael Atkins](#); [dencc - City Council](#)
Subject: [EXTERNAL] River Drive Historic Designation Application / City Council Hearing Scheduled For Monday June 24, 2019
Date: Sunday, June 23, 2019 4:29:42 PM

Hi Ashton. Happy Sunday. I will not be attending the hearing tomorrow. As it is not mandatory, I cannot say it is an act of civil disobedience, but it is certainly an act of civil dissent if nothing else. As the person who spearheaded this effort in the neighborhood along with my councilman, I feel you two have a responsibility to make the council aware of my position and that it has been a consistently expressed position throughout your process. I have recently been e-mailing with Jennifer Buddenborg (not sure why you sent her my way) and feel that it puts her in an awkward predicament to have expressed my position to her at the end of this process and for her to be made aware of my position when it appears that my position has not even been shared with any of the other homeowners in the process with the exception of the steering committee members. Jennifer let me know that although too late to benefit me because the council vote on your application involving my property is tomorrow, the process will now be reviewed for improvement and that while not in the ordinance update, one of the related proposed policy changes is to **first** hold an informational public meeting facilitated by City staff for all historic district proposals. The idea is to provide a neutral setting for all interested stakeholders to engage and learn about the designation process, requirements and benefits. This is the courtesy and respect that I and all of the other neighbors whose properties were included in your application were never shown and afforded, and it is where your process should have begun whether required by ordinance or not. You do what you want with the following official statement, but I would recommend that you step up and make the council aware of my position and maybe even the position of a few other people whose initial responses to your inquiry about level of interest were just completely ignored. Let the council be aware and make a decision knowing all of the details. It is my opinion that many details were conveniently left out of a very cleverly worded public outreach description in the councilman's application to make it appear that it had more support than it actually does. Let the committee be aware that this is not unanimous consent and never has been. That way, if they do approve the application at least it is a clean and informed decision based on a transparent process and not a decision based on a questionable process which leads to a tainted designation leaving some of your friends and neighbors feeling very conflicted and possibly permanently divided over how it was accomplished.

My official statement in response to your unwanted action involving my property ownership rights is as follows:

My name is Michael J. Tobin and I reside at 2617 River Drive, Denver, CO 80211. Neighbors and my councilman have made decisions regarding my property ownership. After it was way too late to do anything about it or explain my opposing position to other homeowners I was invited to attend a meeting where it was explained what was happening to me and my property and that I had no options to not have my property included, or discuss this among others affected by these choices along with the ones taking it upon themselves to make these decisions, in a formal group setting. Now everyone acts like the process has an unstoppable life of its' own and I can submit comments through a website and attend a last hearing, only to "lose" in a battle which was not of my making, and then live with neighbors who view me as the person who tried

to undermine and stop their efforts. Respectfully, it is my choice not to participate in that process. It is not a good law and process which allows one homeowner to affect the property ownership of another without consent. And, it is a surreal experience to co-exist with people who thought so little of my rights as a property owner and neighbor that they would proceed with it anyway against my wishes.

As, with these actions, we are living and adding to the history of River Drive, I guess I'm making a little history of my own by doing this my own way. How you handle it is a reflection on you and on the purity of the process you set into motion affecting people's ownership arrangements with their own properties. This is admittedly a poor process in need of revision and it was also initially very poorly understood by those of you who set it into motion.

So now it can be written into the history of 2617 River Drive that there once a man named Michael, who bought the property in the early 2000's. He lived there in quiet, humble obscurity for many years. He loved his house more than anyone had loved it before him, and wanted nothing more than the right to be able to take it with him when he left if he could. But alas, his neighbors had grown to covet his house and had forgotten the boundaries of what belonged to who, and joined together against him to make sure he would have to leave it behind for their enjoyment.

Good luck tomorrow. I am enjoying my last full day of real property ownership and have made resolve with the fact that tomorrow I will effectively be turned into nothing more than a temporary custodian with a mortgage.

Regards,

Mike

Michael J. Tobin
mikejtobin@gmail.com
720-202-3008

From: [Lara, Adriana - CC Senior City Council Aide](#)
To: [Hopson, Mar"quasa R. - CC YA2304 Council Clerk](#)
Subject: Fwd: [EXTERNAL] Zocalo Development Rezoning
Date: Friday, June 21, 2019 8:32:09 AM
Attachments: [image001.png](#)
[image002.png](#)

Please add to the file to send to council members.

Thank you,
Adriana Lara

Sent from my iPad

Begin forwarded message:

From: "Fry, Logan M. - CC YA2957 Executive Assistant I"
<Logan.Fry@denvergov.org>
Date: June 21, 2019 at 8:10:25 AM MDT
To: "Lara, Adriana - CC Senior City Council Aide"
<Adriana.Lara@denvergov.org>
Subject: FW: [EXTERNAL] Zocalo Development Rezoning

Sincerely,
Logan Fry

Logan Fry | City Council
Office of Councilman Rafael Espinoza, District 1
Office: [720-337-7701](tel:720-337-7701) |
City and County Building, 1437 Bannock Street, Room 451
logan.fry@denvergov.org | Dial 3-1-1 for City Services

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From: Dan Gordon <gortexdan@gmail.com>
Sent: Friday, June 21, 2019 8:07 AM
To: District 1 Comments <DistrictOne@denvergov.org>
Subject: [EXTERNAL] Zocalo Development Rezoning

I urge you to vote against the 17th & Newton Zocalo Development Rezoning when it comes before City Council on June 24. Sixteen stories is too tall for this neighborhood. And the trade off for affordable housing units is ill-advised. The city should be setting the policy and standards for affordable housing across the city. Don't let a developer do that on a site by site basis, and certainly not as a trade-off for building a skyscraper in a residential neighborhood..

Thank you for your consideration of this,

Dan Gordon

2150 Quitman St

Denver